Town of Lauderdale-By-The-Sea

Regular Town Commission

Agenda

Tuesday, May 26, 2026

6:30 PM

Jarvis Hall 4505 N. Ocean Drive
www.Lauderdalebythesea-fl.gov

LAUDERDALE-BY-THE-SEA TOWN COMMISSION

Mayor Edmund Malkoon
Vice Mayor Randy Strauss
Commissioner Richard DeNapoli
Commissioner John A. Graziano
Commissioner Theo Poulopoulos

Ken Rubach, Town Manager
Susan Trevarthen, Town Attorney
Melissa Vasami, Town Clerk

Regular Town Commission

Tuesday, May 26, 2026, 6:30 PM
Jarvis Hall 4505 N. Ocean Drive

1. **CALL TO ORDER, MAYOR EDMUND MALKOON**
2. **PLEDGE OF ALLEGIANCE TO THE FLAG**
3. **INVOCATION by Pauline Brooks McGuiness representing the Bahai Faith**
4. **ADDITIONS, DELETIONS, DEFERRALS OF AGENDA ITEMS**
5. **PRESENTATIONS**

   5.a. Public Safety Complex Preliminary P3 Financial Considerations

   5.b. Solid Waste Authority of Broward County Presentation

   5.c. The Annual Comprehensive Financial Report for the Fiscal Year Ended September 30, 2025
6. **PUBLIC COMMENTS**
7. **PUBLIC SAFETY DISCUSSION**
8. **TOWN MANAGER REPORT**

   8.a. Town Manager Report

   8.b. February 2026 Finance Report

   8.c. March 2026 Finance Report
9. **TOWN ATTORNEY REPORT**
10. **APPROVAL OF MINUTES**

    10.a. Approval of Minutes of the April 28, 2026, Regular Town Commission Meeting
11. **CONSENT AGENDA**
12. **OLD BUSINESS**
13. **NEW BUSINESS**

    13.a. Discussion and Direction – Potential Expansion of Beach Uses
14. **COMMISSIONER PRESENTATIONS**
15. **COMMISSIONER COMMENTS**
16. **ORDINANCES 1st Reading**
17. **ORDINANCES 2nd Reading**

    17.a. ORDINANCE NO. 2026-04: AN ORDINANCE OF THE TOWN COMMISSION OF

THE TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA, PROVIDING FOR THE SUBMISSION TO THE ELECTORS OF PROPOSED AMENDMENTS TO THE TOWN CHARTER, PURSUANT TO SECTION 166.031, FLORIDA STATUTES, CONCERNING AMENDMENTS TO CHANGE THE TOWN'S CHARTER TO EXTEND AND CLARIFY CHARTER TIMEFRAMES FOR CERTIFICATION OF CITIZEN PETITIONS RELATED TO ORDINANCES, ESTABLISH TWO FOUR-YEAR MAYOR-COMMISSIONER TERMS, ALLOW MAYOR-COMMISSIONER TO RUN FOR COMMISSIONER AT THE CONCLUSION OF THEIR SERVICE AS MAYOR-COMMISSIONER, ALLOW APPOINTMENTS FOR COMMISSION VACANCIES WITHOUT A TWO-YEAR BREAK IN SERVICE, ESTABLISH CURRENT COMMISSION DISTRICT BOUNDARIES, REVISE AND CLARIFY STANDARDS FOR FORFEITURE OF OFFICES OF COMMISSIONER AND MAYOR-COMMISSIONER, INCORPORATE STATE LAW GOVERNING ELECTIONS, PUBLIC NOTICES, AND AUDITS, AND CORRECT ERRORS, RESOLVE INCONSISTENCIES, AND UPDATE PROVISIONS TO CLEAN UP CHARTER LANGUAGE; CALLING A SPECIAL ELECTION ON THE PROPOSED CHARTER AMENDMENTS TO BE HELD ON TUESDAY, THE 3RD DAY OF NOVEMBER 2026, IN CONJUNCTION WITH THE GENERAL ELECTION BEING HELD ON SAID DATE; PROVIDING FOR VOTING AT THE POLLS; PROVIDING FOR NOTICE OF ELECTION; PROVIDING FOR REQUISITE BALLOT LANGUAGE; PROVIDING FOR INCLUSION IN THE CHARTER, SEVERABILITY AND FOR AN EFFECTIVE DATE.

18. RESOLUTIONS – PUBLIC COMMENTS

19. QUASI JUDICIAL PUBLIC HEARINGS

20. ADJOURNMENT

THE TOWN OF LAUDERDALE-BY-THE-SEA WILL FURNISH APPROPRIATE AUXILIARY AIDS AND SERVICES NECESSARY TO AFFORD INDIVIDUALS AN EQUAL OPPORTUNITY TO PARTICIPATE IN MEETINGS OF THE TOWN COMMISSION. IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT AND FLORIDA STATUTE 286.26, PERSONS WITH DISABILITIES NEEDING SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING

SHOULD CONTACT THE TOWN CLERK NO LATER THAN TWO (2) DAYS PRIOR TO THE MEETING AT (954) 640-4200 FOR ASSISTANCE.

IF ANY PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE TOWN COMMISSION WITH RESPECT TO ANY MATTER CONSIDERED AT SUCH MEETING OR HEARING, HE/SHE WILL NEED A RECORD OF THE PROCEEDINGS AND FOR SUCH PURPOSES MAY NEED TO ENSURE THAT A VERBATIM RECORDING OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES THE TESTIMONY AND EVIDENCE UPON WHICH THE APPEAL IS TO BE BASED.

PROCEDURES FOR PUBLIC COMMENTS:
Public Comments may address issues that are not on this meeting's agenda, but should relate to the business of the Town, and should not contain personal attacks. If your comment requires follow up, the Town Manager will have a staff person respond to your concerns, and will advise us of the outcome.

The Town Clerk will read off the names of those who have signed up to speak. When your name is called, please come to the podium, state your name for the record, and indicate whether you are a Town resident. Do not state your address. You have up to three minutes to make your comments, but there is no requirement to use the entire time. If you wish to address a particular Commissioner or member of Town Administration, please do so by use of their title.

If you wish to approach the Commission dais to hand out a document or for some other reason, please request permission and state your reason for doing so. All documents to be provided to the Commission should be handed to the Town Clerk for distribution.

These procedures have been developed to assure that the Town Commission meeting time is efficiently used, and that meetings are conducted in a polite and respectful manner. More information on the decorum rules for Town Commission meetings is available in Section 2-23 of the Town Code of Ordinances.

INVOCATION:

The Invocation before each Town Commission meeting is a voluntary service of a private citizen, offered to serve the spiritual needs of the members of the Town Commission and solemnize the meeting. It is not intended to be an opportunity to advance or disparage one faith or belief over another. The views expressed in the Invocation have not been previously reviewed by the Town and do not necessarily represent the beliefs of any Town employee or official. No person is required to be present at or participate in the Invocation, and the decision whether to be present or participate in the Invocation will not affect any person's right to actively participate in the official business of the Town or obtain any benefit from the Town. The Town's written Invocation policy is available on its website, and upon written request to the Town Clerk.all static

Agenda Item No: 5.a.

Town Commission Agenda Item Report

Meeting Date: May 26, 2026
Submitted By: Ken Rubach, Town Manager
Submitting Department: Administration
Item Type: Presentation
Agenda Section: PRESENTATIONS

Subject Title: Public Safety Complex Preliminary P3 Financial Considerations

Explanation: Nicholas Tripician, Managing Director, Christopher Hoffert, Director, and Admir Jahic, Associate, from Stifel, will give a presentation on the Public Safety Complex Preliminary P3 Financial Considerations.

Recommendation: N/A

Exhibits:
1. LBTS PFM P3 Slides - 5-20-26
2. Stifel - Lauderdale-By-The-Sea - May 2026_vF

Lauderdale-By-The-Sea

Public Safety Complex - Preliminary P3 Financial Considerations

May 26, 2026

PFM Financial Advisors LLC

2222 Ponce de Leon Blvd.
3rd Floor
Coral Gables, FL 33134

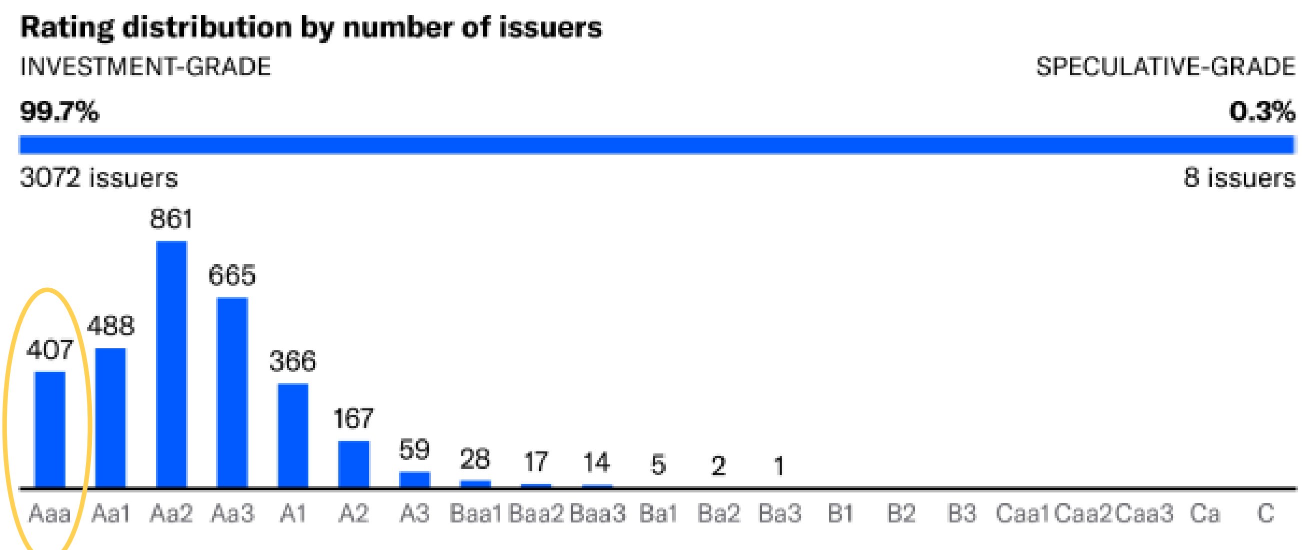
407.406.5757
pfm.com

Town’s Indicative Credit Rating

- LBTS has a strong financial position with almost no outstanding debt
- PFM applied Moody’s criteria based on the Town’s FY2024 financial position, which resulted in an **indicative issuer rating of Aaa**
- Any rating will depend on the Town’s financing plans and Moody’s actual analysis, which may include qualitative factors

Lauderdale-By-The-Sea's Indicative Issuer Rating		
Moody's	**S&P**	**Fitch**
Aaa	AAA	AAA
Aa1	AA+	AA+
Aa2	AA+	AA+
Aa3	AA-	AA-
A1	A+	A+
A2	A	A
A3	A-	A-
Baa1	BBB+	BBB+
Baa2	BBB	BBB
Baa3	BBB-	BBB-

Distribution of ratings and outlooks of US cities and counties
As of October 2025



PFM's estimated indicative rating shaded in blue based on Moody’s Ratings’ U.S. Public Finance Rating Methodology for U.S. Cities and Counties dated July 24, 2024 (https://ma.moodys.com/rs/961-KCJ-308/images/PBM_1401434.pdf). Rating categories provided by respective rating agencies. Only includes investment-grade ratings, which are BBB/Baa category and higher. Source: Moody’s Ratings, PFM Financial Advisors LLC, Town’s FYE 2024 ACFR.

Town’s Historical Capital Expenditures

- LBTS has recently funded its capital improvements from a combination of annual surplus revenues and reserves
- The Town has an **average annual capital expenditure of $3.5M** since 2020
- The **average excess of total revenues over expenditures** excluding capital and grants is **$4.7M** during this period

Government Wide Summary of Revenues and Expenses (Modified Actual and Budget Portrayal) ($M)

	Actual (FYE)					Est/Budget (FYE)		
	2020	**2021**	**2022**	**2023**	**2024**	**2025**	**2026**	**Average**
Total Revenues	19.2	19.2	24.3	22.9	27.2	27.4	28.5	
Total Expenditures	17.1	18.2	21.9	22.2	21.1	22.2	32.4	
Surplus (Deficit) Before Transfers/Reserves	2.1	1.0	2.4	0.8	6.1	5.2	(3.8)	
Net Transfers (Budget yr only)	-	-	-	-	-	-	0.3	
Use of Fund Balance/Reserves (Budget yr only)	-	-	-	-	-	-	3.5	
Change in Net Position (ACFR)/Net Change (Budget)	2.1	1.0	2.4	0.8	6.1	5.2	5.2	
Plus Capital	**1.0**	**2.5**	**3.4**	**8.6**	**2.8**	**2.1**	**4.0**	**3.5**
Less Grant Revenues	0.3	0.6	3.5	0.1	0.5	0.0	-	
Excess Revenues Over Expenditures Excluding Capital and Grants	**2.8**	**3.0**	**2.3**	**9.3**	**8.4**	**7.3**	**0.1**	**4.7**

Note: FY2020–FY2025 are government-wide financial statement totals (accrual). FY2025 is based on the Town’s draft ACFR. FY2026 represents budget 'All Funds' summary totals (budget basis) from the Town's budget summary tables; not strictly comparable accounting bases but isolates operating gap and reserve/transfer balancing for the budget year. Some revenues are restricted in use such as gas taxes (may only be used for transportation). Source: Town's ACFRs and Budgets.

Recommended Security for the Financing

- In Florida, a covenant to budget and appropriate from legally available non-ad valorem revenues (CBA) is typically the highest rated credit except for General Obligation (GO) Bonds
  - GO Bonds are paid by a dedicated ad valorem millage and are **subject to voter referendum**
- CBA is a security of all legally available general governmental revenues except property taxes
- CBA financings include an **anti-dilution test** that must be met prior to the issuance of additional bonds secured by non-ad valorem revenues
- The anti-dilution test is typically a **minimum of 1.50x coverage** of **adjusted** non-ad valorem revenues available for debt service (net of restricted revenues and essential expenditures)
- This bond covenant test is theoretical as it does not take into account the budgetary impact of using the funds for debt service instead of operations and/or pay-go capital

Source: PFM Financial Advisors LLC

Example Town Revenues Available for Debt Service

- Below are the Town's estimated adjusted non-ad valorem revenues for debt service (FYE 2024)
- Due to the nature and uses of the Town's enterprise funds, we have illustrated the inclusion of the net revenues as funds available for debt service

Governmental Funds (FYE 2024)

Governmenal Funds	Total Governmental Funds
Total Revs/Operating Revs	21,911,977
Less Property Taxes	12,751,524
Less Fire Fund, Grants, and Capital Projects Fund *	2,052,015
Non-Ad Valorem Revenues Available for Debt Service	**7,108,438**
Essential Expenditures	
General Government (Excluding Capital Projects Fund)	3,338,970
Public Safety (Excluding Fire Fund)	9,084,858
Total Essential Expenditures	**12,423,828**
Essential Services In Excess of Property Taxes	-
Adjusted Non-AdValorem Revenues Available for Debt Service*	**7,108,438**
1.5x Coverage	4,738,959
2.00x Coverage	3,554,219
3.00x Coverage	**2,369,479**

Enterprise Funds (FYE 2024)

Enterprise Funds	Sewer	Parking	Total Enterprise Funds	Total
Operating Revs	1,206,584	3,731,541	4,938,125	
Plus Interest Income	10,026	30,392	40,418	
Plus Other Income	-	304,324	304,324	
Total Revenues	**1,216,610**	**4,066,257**	**5,282,867**	
Operating Expenses	1,482,593	989,366	2,471,959	
Less Depr & Amort	(61,485)	(89,105)	(150,590)	
Operating Expenses Net of Depr & Amort	**1,421,108**	**900,261**	**2,321,369**	
Net Revenues	(204,498)	3,165,996	2,961,498	
Net Revenues Available for Debt Service			**2,961,498**	**10,069,936**
			1,974,332	6,713,291
			1,480,749	5,034,968
			987,166	**3,356,645**

Source: PFM Financial Advisors LLC, Town's FY 2024 ACFR. Preliminary and subject to change. *May include additional restricted expenditures such as gas taxes and transportation impact fees. Assumes only for limited Fire capital directly related to services (subject to General Counsel and Bond Counsel opinion).

Annual Debt Service Payments

- It’s PFM’s understanding that the Town is considering a payment ranging between $2M - $2.5M
- Based on the Town’s historical financial results and annual capital spending, PFM believes that this range of annual payment is reasonable
- These funds would not be available for pay-go capital and will reduce the Town’s ability to fund other infrastructure needs
- A publicly offered bond issue provides the most cost-effective and affordable annual debt service based on the ability to lock in interest rates with 30-year debt service
- This obligation may result in a rating in the Aa range, one category below Aaa
- PFM would be pleased to continue to work with the Town to analyze its affordability as the project scope and costs are refined

PRIVATE & CONFIDENTIAL

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LBTS Combined Government Center Financing Update

May 26, 2026

STIFEL

Executive Summary

- Stifel understands Lauderdale-By-The-Sea ("Town" or "LBTS") is contemplating a financing for a Combined Government Center ("Project") and received a Public Private Partnership ("P3") unsolicited proposal on September 17, 2025 for an approximate $43 million project.

- Stifel analyzed the financing alternatives related to the bond financings, along with a thorough analysis of the Town's credit and noted the following:

  - Based on a preliminary credit review, the project would utilize available non-ad valorem revenues and an estimated credit rating of Aa1/AA+

  - assuming the Parking Fund performs at its current levels, ~$2 million of revenues may be utilized towards the payment of debt service as noted by the Town

  - the potential sale of property and select other funds to pay down debt service

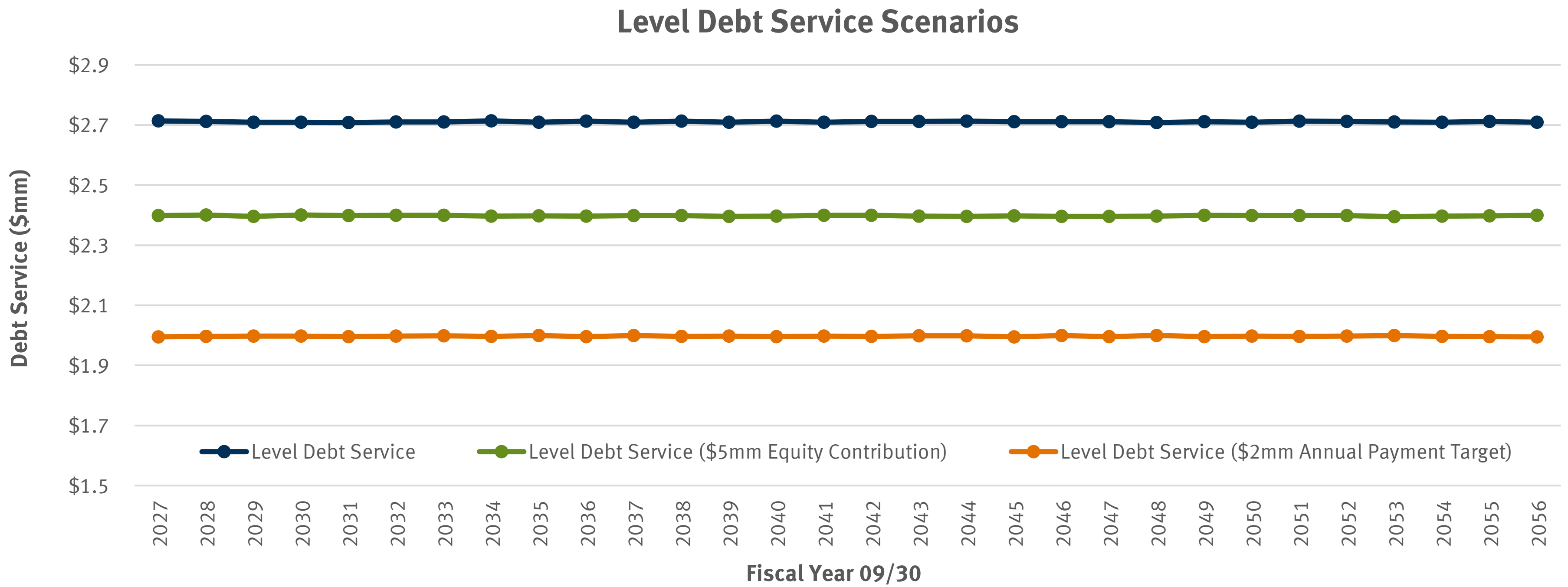
  - The following page provides 3 scenarios assuming a 30 year level debt service, and would include an anti-dilution test based on the annual appropriation structure

STIFEL

LBTS Combined Government Center

30-Year Scenarios | $43.354 | "Aa1 / AA+" Indicative Rating | *Subject to Appropriation*

- Stifel analyzed three scenarios each considering level annual debt service payments over the life of the transaction.
- Funding $5 million in an equity contribution upfront would result in approximately $2.4 million in annual debt service payments.
- Targeting $2 million in annual debt service payments would result in a project size of $31.9 million.



30-Year Scenarios	**Level Debt Service**	**Level Debt Service ($5mm Equity Contribution)**	**Level Debt Service ($2mm Annual Payment Target)**
Project Deposit	$43,354,907	$43,354,907	$31,940,931
All-in Cost	*4.658%*	*4.658%*	*4.658%*
Avg. Annual Debt Service	$2,710,958	$2,397,933	$1,997,170
Total Debt Service	$81,328,750	$71,938,000	$59,912,750

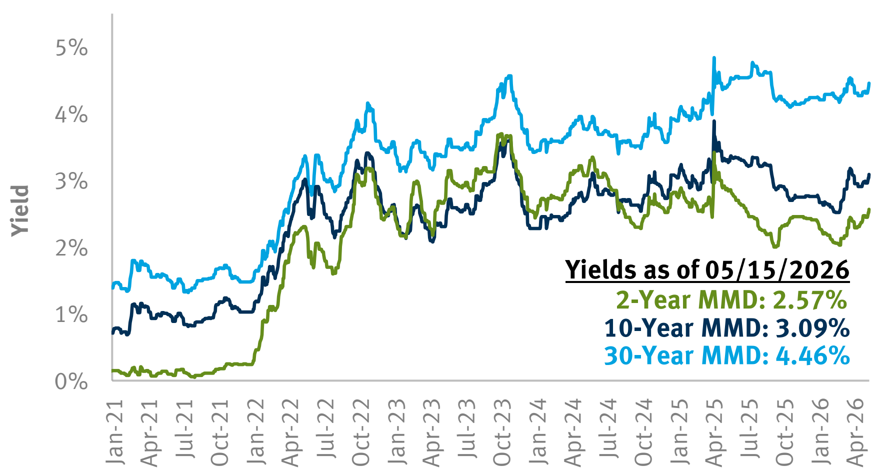
1. Preliminary, subject to change.
2. Interest rate assumptions are based on current market conditions as of May 19, 2026.
3. Actual results may differ, and Stifel makes no commitment to underwrite at these levels.
4. Costs of issuance are estimates for discussion purposes.
5. Numbers reflect 10-year optional redemption feature,
6. Fire fund inclusion in revenue pledge to be confirmed with counsel.

STIFEL

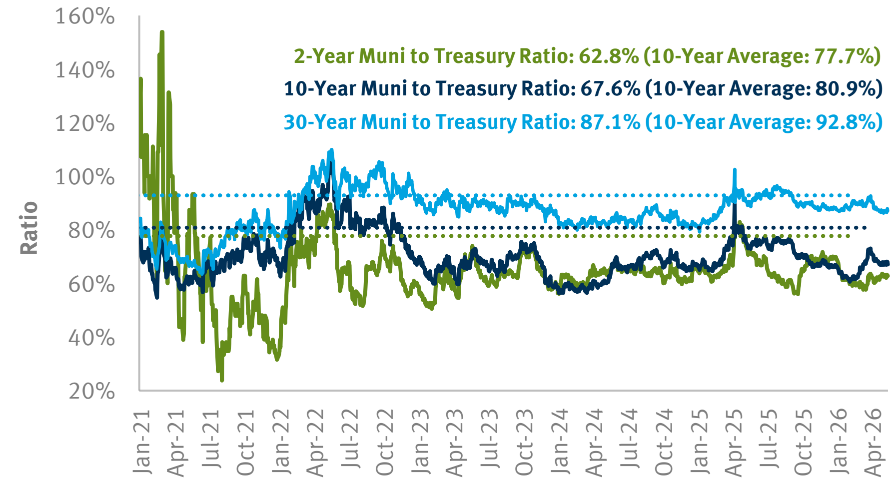
Tax-Exempt Interest Rate Movement

AAA MMD Yields Since 2021

Comparing 2-, 10- and 30-Year AAA MMD

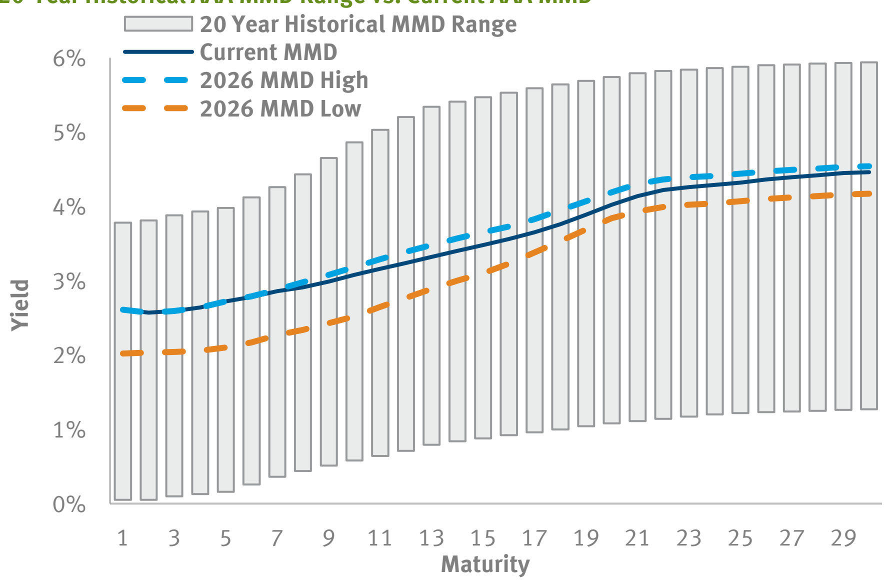


2-, 10- and 30-Year Muni to Treasury Ratios Since 2021



Current AAA MMD Yields and Historic Context

20-Year Historical AAA MMD Range vs. Current AAA MMD



AAA MMD Summary Statistics

	2-Year	10-Year	30-Year
Current	2.57%	3.09%	4.46%
Weekly Change	+12 bps	+13 bps	+15 bps
2026 Year-to-Date			
YTD Change	+18 bps	+31 bps	+21 bps
High	2.57%	3.18%	4.54%
Low	2.03%	2.52%	4.17%
Average	2.26%	2.80%	4.31%
Beginning of 2026	2.39%	2.78%	4.25%

AAA BVAL Summary Statistics

	2-Year	10-Year	30-Year
Current	2.50%	3.02%	4.40%
Weekly Change	+10 bps	+11 bps	+12 bps
2026 Year-to-Date			
YTD Change	+8 bps	+32 bps	+27 bps

Sources: TM3, US Treasury. As of May 15, 2026.

STIFEL

Disclosures

As outlined in the SEC's Municipal Advisor Rule and based on representations you have made to Stifel, Nicolaus & Company, Incorporated ("Stifel"), we understand that you are represented by, and will rely on the advice of, an independent registered municipal advisor (within the meaning of the SEC's Municipal Advisor Rule) with respect to all aspects of the issuance of municipal securities and municipal financial products including all topics covered by the attached information. Stifel is providing the attached materials, including all information and advice contained therein, in reliance on these representations and will not be designated as your municipal advisor for the referenced issuance of municipal securities. Stifel is not a municipal advisor and is not subject to the fiduciary duty established in Section 15B(c)(1) of the Securities Exchange Act of 1934, as amended.

Stifel is providing information and is declaring to the proposed municipal issuer and any obligated person that it has done so within the regulatory framework of MSRB Rule G-23 as an underwriter (by definition also including the role of placement agent) and not as a financial advisor, as defined therein, with respect to the referenced proposed issuance of municipal securities. The primary role of Stifel, as an underwriter, is to purchase securities for resale to investors in an arm's- length commercial transaction. Serving in the role of underwriter, Stifel has financial and other interests that differ from those of the issuer. The issuer should consult with its own financial and/or municipal, legal, accounting, tax and other advisors, as applicable, to the extent it deems appropriate.

These materials have been prepared by Stifel for the client or potential client to whom such materials are directly addressed and delivered for discussion purposes only. All terms and conditions are subject to further discussion and negotiation. Stifel does not express any view as to whether financing options presented in these materials are achievable or will be available at the time of any contemplated transaction. These materials do not constitute an offer or solicitation to sell or purchase any securities and are not a commitment by Stifel to provide or arrange any financing for any transaction or to purchase any security in connection therewith and may not relied upon as an indication that such an offer will be provided in the future. Where indicated, this presentation may contain information derived from sources other than Stifel. While we believe such information to be accurate and complete, Stifel does not guarantee the accuracy of this information. This material is based on information currently available to Stifel or its sources and is subject to change without notice. Stifel does not provide accounting, tax or legal advice; however, you should be aware that any proposed indicative transaction could have accounting, tax, legal or other implications that should be discussed with your advisors and /or counsel as you deem appropriate.

STIFEL

Agenda Item No: 5.b.

Town Commission Agenda Item Report

Meeting Date: May 26, 2026
Submitted By: Chris Lips, Public Works Director
Submitting Department: Public Works
Item Type: Presentation
Agenda Section: PRESENTATIONS

Subject Title: Solid Waste Authority of Broward County Presentation

Explanation: Sam May, Interim Executive Director of Broward Solid Waste Authority, and Daniel Dietch, Vice President at SCS Engineers and Broward Solid Waste consultant, will provide a presentation on solid waste management in Broward County.

Recommendation:

Exhibits:
1. City Presentation 051126 FINAL

Let's Get to Yes!

Presented by Sam May,
Interim Executive Director of the SWA

browardswa.org
browardrecycles.org

Plan smart. Recycle more. Waste less.

Meet Sam May

Interim Executive Director

- Nearly 40 years serving in public works and engineering
- Former city manager
- Honored as a "Top Ten Leader" nationally (APWA 2018)
- Received the Lifetime Achievement Award (APWA 2026)

Now is the time for action.

- We can avoid a solid waste crisis
- Current fragmented system
- Higher costs, less control, and limited options
- The Master Plan has laid the foundation

This is a once-in-a-generation opportunity.

Plan smart. Recycle more. Waste less.

Why is change necessary?

- Overreliance on landfills and waste-to-energy (WTE) facility
- Increase our recycling rate
- Leverage purchasing power
- We have an environmental responsibility
- We can extract value from our waste stream

Doing nothing is the most expensive option.

Big Impact.
Minimal Cost.

- On average, the home impact is about $3.00 per year
- Most "favored nation" status
- Robust recycling education programs
- Convenient recycling drop-off locations
- Cleaner, healthier communities

Funding the Authority

This is about stability – not new cost.

Single-family home

1.3 tons/year
estimated tons/year per single-family home

X

$2.22/ton
surcharge per ton in FY 2028

=

$2.89/year
($0.24/month)

What do you get?

- Lower processing and disposal costs
- Stabilization and predictability
- Expanded programs (food, yard, bulk, and hazardous waste)
- Circular economy
- Environmental stewardship

AND…

- **You maintain control of collection**

A few dollars today protects millions in long-term costs.

The Decision

This is your chance to join a co-op to get the best pricing and do the right thing for the environment.

(OR)

Stay on your own and pay higher costs with less options.

Vote YES! to help prevent a solid waste crisis.

Agenda Item No: 5.c.

Town Commission Agenda Item Report

Meeting Date: May 26, 2026
Submitted By: Lucila Lang, Finance Director
Submitting Department: Finance
Item Type: Presentation
Agenda Section: PRESENTATIONS

Subject Title: The Annual Comprehensive Financial Report for the Fiscal Year Ended September 30, 2025

Explanation: The Annual Comprehensive Financial Report (ACFR) for the Town of Lauderdale-By-The-Sea for the fiscal year ended September 30, 2025, has been prepared in accordance with accounting principles generally accepted in the United States (GAAP) and audited by Grau & Associates, a licensed certified public accounting firm. The audit resulted in an unmodified (clean) opinion, indicating that the financial statements present a fair and accurate picture of the Town's financial position.

Key Highlights:

1. Independent Auditor's Report:
    1. The financial statements received an unmodified opinion, meaning they are free from material misstatement and fairly present the financial position of the Town.
    2. The audit was conducted in accordance with GAAS and Government Auditing Standards.
2. Financial Highlights:
    1. The Town's assets plus deferred outflows of resources exceeded its liabilities plus deferred inflows of resources at the close of FY25 BY $72,879,030 (net position).
    2. Of this amount, $20,547,283 is an unrestricted net position.
    3. At the end of FY25, the Town's governmental funds reported combined ending fund balances of $18,366,585, an increase of $3,587,144 during said fiscal year.
    4. At the end of the current fiscal year, the unassigned fund balance for the general fund was $7,064,401 or approximately 47% of the total general fund expenditures.
3. Capital Projects:
    1. In FY25, the Town's significant projects included Friedt Park—Playground improvement and tennis court lighting. Other projects under way include camera system upgrades, beach portal design, El Prado Park refurbishment, and FDOT-A1A Pine Avenue to Palm Avenue Paving upgrades.

4. Government-Wide Financials:
    1. Public Safety expenses increased by $520,700, and recreation expenses increased by $22,500 due to contractual services expenses.
    2. Sewer expense decreased by $302,790 due to no sewer line maintenance performed in this fiscal year.
    3. Parking expense decreased by $2,604 due to less expense on parking meters—supplies and operating supplies.
5. Compliance and Internal Controls:
    1. No significant deficiency or material weaknesses in internal control were identified.
    2. The Town complied with all significant provisions of laws, regulations, contracts, and grant agreements.

The Town of Lauderdale-By-The-Sea is in a strong financial position, with a healthy fund balance and significant investments in capital projects. The unmodified opinion from the auditors reflects the accuracy and reliability of the Town's financial statements.

Recommendation: Staff recommends that the Commission accept the FY25 Annual Comprehensive Finance Report.

Exhibits:

1. FY2025 Auditor Letter
2. FY2025 Annual Comprehensive Financial Report

Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

1001 Yamato Road ▪ Suite 301
Boca Raton, Florida 33431
(561) 994-9299 ▪ (800) 299-4728
Fax (561) 994-5823
www.graucpa.com

May 18, 2026

To the Honorable Mayor, Town Commissioners and Town Manager
Town of Lauderdale By-The-Sea,
Broward County, Florida

We have audited the financial statements of Town of Lauderdale By-The-Sea ("Town") as of and for the fiscal year ended September 30, 2025, and have issued our report thereon dated May 18, 2026. Professional standards require that we advise you of the following matters relating to our audit.

We have also examined the Town's compliance with the requirements of Section 218.415, Florida Statutes, in accordance with Rule 10.556(10) of the Auditor General of the State of Florida during the fiscal year ended September 30, 2025 which was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants.

Our Responsibility in Relation to the Financial Statement Audit

As communicated in our engagement letter dated September 26, 2025 our responsibility, as described by professional standards, is to form and express an opinion(s) about whether the financial statements that have been prepared by management with your oversight are presented fairly, in all material respects, in accordance with accounting principles generally accepted in the United States of America. Our audit of the financial statements does not relieve you or management of your respective responsibilities.

Our responsibility, as prescribed by professional standards, is to plan and perform our audit to obtain reasonable, rather than absolute, assurance about whether the financial statements are free of material misstatement. An audit of financial statements includes consideration of internal control over financial reporting as a basis for designing audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control over financial reporting. Accordingly, as part of our audit, we considered the internal control of the Town solely for the purpose of determining our audit procedures and not to provide any assurance concerning such internal control.

We are also responsible for communicating significant matters related to the audit that are, in our professional judgment, relevant to your responsibilities in overseeing the financial reporting process. However, we are not required to design procedures for the purpose of identifying other matters to communicate to you.

Planned Scope and Timing of the Audit

We conducted our audit consistent with the planned scope and timing we previously communicated to you.

Compliance with All Ethics Requirements Regarding Independence

The engagement team, others in our firm, as appropriate, and our firm, have complied with all relevant ethical requirements regarding independence.

With respect to financial statement preparation, the following safeguards are in place:
- Management made all decisions and performed all management functions;
- A competent individual was assigned to oversee the services;
- Management evaluated the adequacy of the services performed;
- Management evaluated and accepted responsibility for the result of the service performed; and
- Management established and maintained internal controls, including monitoring ongoing activities.

Qualitative Aspects of the Entity's Significant Accounting Practices

Significant Accounting Policies

Management has the responsibility to select and use appropriate accounting policies. A summary of the significant accounting policies adopted by the Town is included in Note 2 to the financial statements. There have been no initial selection of accounting policies and no changes in significant accounting policies or their application during the fiscal year, other than the implementation of GASB Statement No. 87 Leases. No matters have come to our attention that would require us, under professional standards, to inform you about (1) the methods used to account for significant unusual transactions and (2) the effect of significant accounting policies in controversial or emerging areas for which there is a lack of authoritative guidance or consensus.

Significant Accounting Estimates

Accounting estimates are an integral part of the financial statements prepared by management and are based on management's current judgments. Those judgments are normally based on knowledge and experience about past and current events and assumptions about future events. Certain accounting estimates are particularly sensitive because of their significance to the financial statements and because of the possibility that future events affecting them may differ markedly from management's current judgments.

The most sensitive accounting estimates affecting the financial statements were:

> Management's estimate of the useful lives of capital assets is based on information obtained from the experience of other governments as adapted for differences in application and environment. We evaluated the key factors and assumptions used to develop the estimate of the useful lives of capital assets in determining that it is reasonable in relation to the financial statements taken as a whole.
>
> Management's estimate of the liability for Other Post-Employment Benefits (OPEB) is based on information received from the Town's actuary. We evaluated the key factors and assumptions used to develop the estimate and determined that it is reasonable in relation to the financial statements taken as a whole.
>
> Management's estimate of the liability for net pension liability of the Town's defined benefit pension plans is based on information received from the Pension Plans' actuaries. We evaluated the key factors and assumptions used to develop the estimates and determined that it is reasonable in relation to the financial statements taken as a whole.
>
> Management's estimate of the allowance for doubtful accounts is based on historical water and sewer revenues, historical loss levels, and an analysis of the collectibility of individual accounts. We evaluated the key factors and assumptions used to develop the allowance in determining that it is reasonable in relation to the financial statements taken as a whole.

Financial Statement Disclosures

Certain financial statement disclosures involve significant judgment and are particularly sensitive because of their significance to financial statement users. The most sensitive disclosures affecting the Town's financial statements relate to:

> The code violation penalties from related parties disclosed in Note 16.

The financial statement disclosures are neutral, consistent, and clear.

Significant Difficulties Encountered during the Audit

We encountered no significant difficulties in dealing with management relating to the performance of the audit.

Uncorrected and Corrected Misstatements

For purposes of this communication, professional standards require us to accumulate all known and likely misstatements identified during the audit, other than those that we believe are trivial, and communicate them to the appropriate level of management. In addition, professional standards require us to communicate to you all material, corrected misstatements that were brought to the attention of management as a result of our audit procedures. There were misstatements identified by us as a result of our audit procedures and corrected by management that were material, either individually or in the aggregate, to the financial statements taken as a whole or applicable opinion units.

Disagreements with Management

For purposes of this letter, professional standards define a disagreement with management as a matter, whether or not resolved to our satisfaction, concerning a financial accounting, reporting, or auditing matter, which could be significant to the Town's financial statements or the auditor's report. No such disagreements arose during the course of the audit.

Representations Requested from Management

We have requested certain written representations from management, which were in a letter dated May 18, 2026.

Management's Consultations with Other Accountants

In some cases, management may decide to consult with other accountants about auditing and accounting matters. Management informed us that, and to our knowledge, there were no consultations with other accountants regarding auditing and accounting matters.

Other Significant Matters, Findings, or Issues

In the normal course of our professional association with the Town, we generally discuss a variety of matters, including the application of accounting principles and auditing standards, operating and regulatory conditions affecting the entity, and operational plans and strategies that may affect the risks of material misstatement. None of the matters discussed resulted in a condition to our retention as the Town's auditors.

Other Matters

We applied certain limited procedures to the management's discussion and analysis, budgetary comparison schedule - general fund, schedule of changes in the net pension asset and related ratios - Volunteer Firefighters Pension Plan, schedule of contributions - Volunteer Firefighters Pension Plan, the schedules of proportionate share of net pension liability and pension contributions - Florida Retirement System, and the schedule of funding progress - Other Post-Employment Benefit Plan, which are required supplementary information (RSI) that supplements the basic financial statements. Our procedures consisted of inquiries of management regarding 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 did not audit the RSI and do not express an opinion or provide any assurance on the RSI.

We were engaged to report on the combining fund statements and budgetary comparison schedules which accompany the financial statements but are not RSI. With respect to this supplementary information, we made certain inquiries of management and evaluated the form, content, and methods of preparing the information to determine that the information complies with accounting principles generally accepted in the United States of America, the method of preparing it has not changed from the prior period, and the information is appropriate and complete in relation to our audit of the financial statements. We compared and reconciled the supplementary information to the underlying accounting records used to prepare the financial statements or to the financial statements themselves.

We were not engaged to report on the introductory and statistical sections which accompany the financial statements but are not RSI. We did not audit or perform other procedures on this other information and we do not express an opinion or provide any assurance on them.

Restriction on Use

This information is intended solely for the use of the Honorable Mayor, Town Commissioners and management of the Town and is not intended to be, and should not be, used by anyone other than these specified parties.

Grau&Associates

Grau & Associates

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA

ANNUAL COMPREHENSIVE FINANCIAL REPORT
FISCAL YEAR ENDED SEPTEMBER 30, 2025

Prepared By:

The Finance Department

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
FISCAL YEAR ENDED SEPTEMBER 30, 2025

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TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
FISCAL YEAR ENDED SEPTEMBER 30, 2025

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TOWN OF
LAUDERDALE•BY•THE•SEA
4501 N. OCEAN DRIVE, LAUDERDALE-BY-THE-SEA, FL 33308
Phone: 954-640-4200

May 18, 2026

Honorable Mayor and Commissioners:

State law requires that all general-purpose local governments publish within nine months of the close of each fiscal year a complete set of financial statements presented in conformity with accounting principles generally accepted in the United States (GAAP) and audited in accordance with generally accepted auditing standards by a firm of licensed certified public accountants. Pursuant to these requirements, we hereby issue the Annual Comprehensive Financial Report (ACFR) of the Town of Lauderdale-By-The-Sea for the fiscal year ended September 30, 2025.

This report consists of management's representations concerning the finances of the Town of Lauderdale-By-The-Sea. Consequently, we assume full responsibility for the completeness and reliability of all the information presented in this report. To provide a reasonable basis for making these representations, the Town has established an internal control framework that is designed both to protect the Town's assets from loss, theft, or misuse and to compile sufficient reliable information for the preparation of the Town's financial statements in conformity with GAAP (Generally Accepted Accounting Principles). Because the cost of internal controls should not outweigh their benefits, the Town's comprehensive framework of internal controls has been designed to provide reasonable rather than absolute assurance that the financial statements will be free from material misstatement. We assert that, to the best of our knowledge and belief, this financial report is complete and reliable in all material respects.

Grau & Associates, a licensed certified public accounting firm, has audited the Town's financial statements. The goal of the independent audit was to provide reasonable assurance that the Town's financial statements for the fiscal year ended September 30, 2025, 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; and evaluating the overall financial statements' presentation. The independent auditor concluded, based upon their audit, that there was a reasonable basis for rendering an unmodified opinion that the Town of Lauderdale-By-The-Sea's financial statements for the fiscal year ended September 30, 2025 are fairly presented in conformity with GAAP. The independent auditor's report is presented as the first component of the financial section of this report.

GAAP requires that management provide a narrative introduction, overview, and analysis to accompany the basic financial statements in the form of Management's Discussion and Analysis (MD&A). This letter of transmittal is designed to complement MD&A and should be read in conjunction with it. The Town of Lauderdale-By-The Sea's MD&A can be found immediately following the report of the independent auditors.

Profile of the Government

The Town of Lauderdale-By-The-Sea, incorporated in 1947, is located between the Atlantic Ocean and the Intracoastal Waterway in the east-central part of Broward County, Florida directly north of Fort Lauderdale and 33 miles south of Palm Beach County. The Town of Lauderdale-By-The-Sea is primarily a residential community but, because of the Town's prime seaside location, the hospitality industry has historically been significant to the Town's economy and character. The major industries within the Town are hospitality, retail (including restaurants), finance, insurance and real estate. Most residents are retired or employed in South Florida. The Town is 1.5 square miles in-land area and has year-round population of approximately 6,200 residents. We estimate the peak seasonal population to be approximately 12,000.

The Town of Lauderdale-By-The-Sea provides a full range of municipal services for its citizens. These include executive administration, financial accounting and reporting, public works, parks and recreation facilities, and planning and zoning. Police, fire prevention and suppression, emergency medical service, building inspections, and parking enforcement are all delivered via contracts with third party providers: Broward's Sheriff's Office for police services, the City of Pompano Beach fire and emergency medical services, C.A.P. Government for building inspections, and One Parking LLC for parking enforcement. Water service is provided to our residents and businesses by the cities of Fort Lauderdale and Pompano Beach. Sewer services are provided to residents and commercial businesses in the north end of Town by the City of Pompano Beach. The Town provides sewer collection and transmission services in the south portion of Town, but the wastewater is transmitted to the City of Pompano Beach, which then transports it to Broward County's Wastewater Treatment Plant on Copans Road for treatment and disposal.

The Town operates under a Commission-Manager form of government. Policy-making and legislative authority are vested in the Town Commission, which consists of a Mayor, a Vice-Mayor and three Commissioners. Commissioners (including the Vice-Mayor) are elected for four-year terms and must live in a specified district, but are elected at large (by voters of the entire Town). The Mayor serves a two-year term and is also elected at large. The Town Commission is responsible for setting Town policy, setting most Town fees, passing ordinances, adopting and amending the annual budget, approving large purchases, adopting resolutions, and appointing the Town Manager and Town Attorney.

The Town Manager is the chief executive officer of the Town. The Town Manager is responsible for carrying out the policies of the Commission, enforcing the Town's code of ordinances, appointing, directing, and removing all Town employees, overseeing the Town's contracts, preparing and submitting the annual budget, and overseeing the day-to-day operations of the Town.

The Town Commission meets in regular session on the second and fourth Tuesday of each month at 6:30 p.m. in Jarvis Hall, 4501 Ocean Drive, Lauderdale-By-The-Sea, Florida.

The Town's Budget

The annual budget serves as the Town of Lauderdale-By-The-Sea's financial planning and control mechanism. All departments of the Town submit requests for funding to the Town Manager and these requests are the starting point for developing a proposed budget. The Finance/Budget Director reviews revenue trends and projects revenue for the current and upcoming fiscal year. The Broward County Property Appraiser advises the Town in late June or early July of the valuation of properties in the Town and the ad valorem tax millage rate required to raise the same amount of tax revenue as in the preceding year.

The Town Manager seeks budget policy direction from the Town Commission, then crafts a budget consistent with that policy direction and presents it to the Commission for review in July of each year. The Commission is required to hold public hearings on the proposed budget and to adopt a final budget no later than September 30, the close of the Town's fiscal year. The budget is legally enacted through the passage of a resolution which adopts the budget by fund and department. This administration's policy is that the classification detail at which expenditures may not legally exceed appropriation is at the department level. The Town Manager is authorized to transfer part or all of the unencumbered balance of an appropriation within a department; however, any revisions that alter the total appropriations of any department must be approved by the Town Commission.

Budget-to-actual comparisons are reported monthly to the Town Commission by the Finance Director. Revenue and expenditure projections for the current fiscal year are provided to the Commission during the budget preparation process.

Economic Condition

As shown in Table 1, the Town of Lauderdale-By-The-Sea's taxable assessed value as of July 1, 2025, increased by $266,604,074 or approximately 7.93%.

Table 1

Prior Year WCC Taxable Value	Current Year Taxable Value	WCC Taxable Values	Year-to-Year Comparison	% of Change
2015	July 1, 2016	$2,073,594,801	$145,406,853	7.54%
2016	July 1, 2017	$2,219,593,247	$145,998,446	7.04%
2017	July 1, 2018	$2,376,152,413	$156,559,166	7.05%
2018	July 1, 2019	$2,500,803,075	$124,650,662	5.25%
2019	July 1, 2020	$2,609,201,941	$108,398,866	4.33%
2020	July 1, 2021	$2,698,422,605	$89,220,664	3.42%
2021	July 1, 2022	$2,780,377,130	$81,954,525	3.04%
2022	July 1, 2023	$3,034,558,581	$254,181,451	9.14%
2023	July 1, 2024	$3,361,763,818	$327,205,237	10.78%
2024	July 1, 2025	$3,628,367,892	$266,604,074	7.93%

Source: Taxable Value Report, BCPA

Table 2 shows the size of the labor force, the number of employed and unemployed, and the unemployment rate for Broward County for each of the past ten years. The size of the labor force has continued to increase. In 2025, the unemployment rate climbed to 4.20%, signaling that the local economy may be losing strength compared to the previous year.

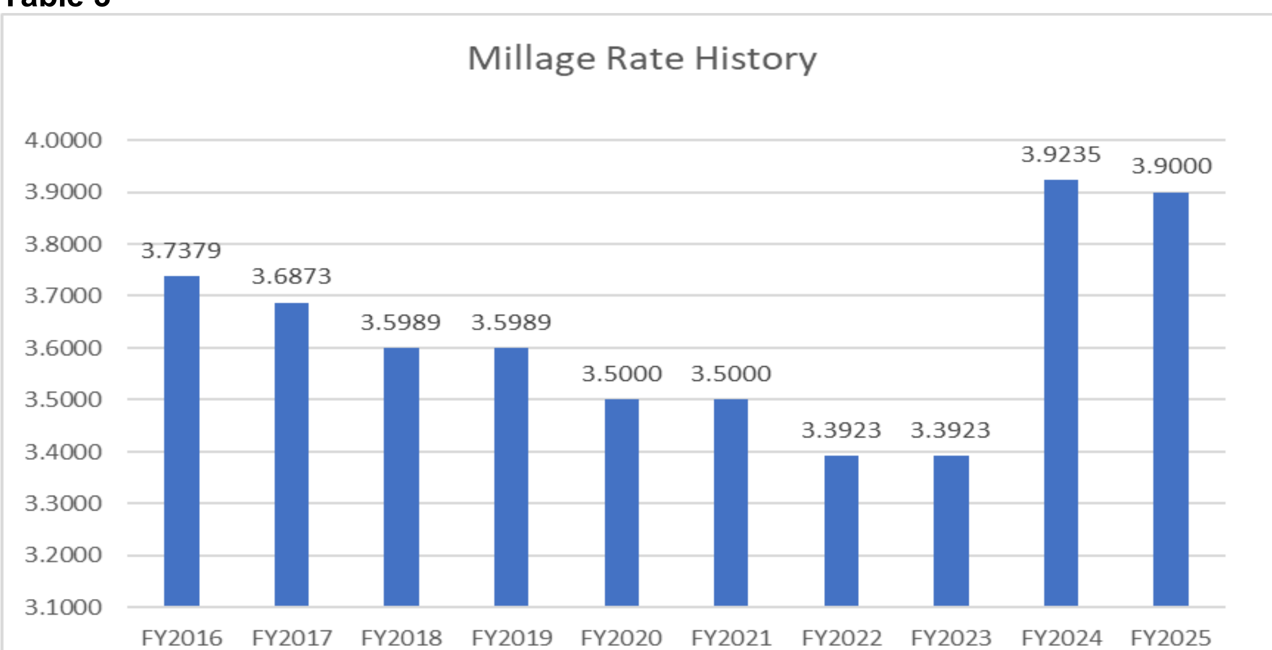
Table 2

Year	Labor Force	Employed	Unemployed	Unemployment Rate
2016	1,013,909	967,406	46,503	4.60%
2017	1,036,383	996,992	39,391	3.80%
2018	1,043,978	1,011,659	32,319	3.10%
2019	1,054,173	1,024,315	29,858	2.80%
2020	989,486	948,237	41,249	4.20%
2021	1,045,732	1,005,584	40,148	3.80%
2022	1,066,747	1,043,555	23,192	2.10%
2023	1,111,635	1,079,232	32,403	2.90%
2024	1,081,587	1,044,653	36,934	3.40%
2025	1,086,564	1,040,867	45,697	4.20%

Source: United States Department of Labor, Bureau of Labor Statistics (December 2025)

As indicated in the following Table 3, during fiscal year 2025 the Town's millage rate was 3.9000 per 1,000 of assessed taxable value, the second lowest millage rate of any city in Broward County.

Table 3



Fund Balances-Governmental Funds, as of September 30, 2025

Table 4 below shows the balances of the governmental funds as of September 30, 2025, the unassigned balance of the general fund was $7,064,401. The other significant component of the general fund balance is the $2,628,679 assigned to the emergency reserve, and $2,607,943 subsequent year budget.

As of September 30, 2025, the balance of the capital projects fund was $2,984,904. Of that amount, $485,635 is contractually restricted to be used to make El Mar Drive more pedestrian friendly. This represents the balance of a $1,000,000 settlement the Town received from Pier Pointe Developers in fiscal year 2009. The remaining $2,499,269 capital fund balance is allocated to future capital projects.

Building and Fire Funds are restricted funds. As of September 30,2025, the balance was $3,080,068 of that amount $1,076,925 building fund and $2,003,143 fire fund.

The Town's non-major fund is the Police Training and Forfeiture Fund. As of September 30, 2025, the balance of LETF is $590 which is legally restricted to be used for law enforcement purposes.

Table 4

	Major Funds			Non-Major Fund	Total Governmental Funds
	General Fund	Special Revenue Funds	Capital Projects Fund		
Fund balance					
Prepaid items		12,175			12,175
Restricted for:					
Florida Building Code Enforcement		1,076,925			1,076,925
Fire Department		1,990,968			1,990,968
Law Enforcement				590	590
El Mar Beautification per contract			485,635		485,635
Assigned to:					
Emergency Reserve	2,628,679				2,628,679
Capital Projects			2,499,269		2,499,269
Subsequent year budget	2,607,943				2,607,943
Unassigned	7,064,401				7,064,401
Total Fund Balances	12,301,023	3,080,068	2,984,904	590	18,366,585

Proprietary Funds

The Town's Proprietary funds include the Sewer Fund and the Parking Fund. As of September 30, 2025, the unrestricted balance of the sewer fund was $1,632,229 and the unrestricted balance of the parking fund was $6,699,585. The table below shows the history of the proprietary fund unrestricted balances over the past ten years.

Table 5

Year	Sewer Fund	Parking Fund	Total Proprietary Funds
2016	$1,424,365	$3,814,981	$5,239,346
2017	$1,103,464	$2,754,649	$3,858,113
2018	$1,033,340	$3,979,300	$5,012,640
2019	$1,328,660	$4,672,274	$6,000,934
2020	$1,472,565	$5,563,627	$7,036,192
2021	$1,652,461	$6,935,905	$8,588,366
2022	$1,909,132	$2,867,894	$4,777,026
2023	$1,782,071	$3,304,839	$5,086,910
2024	$1,516,088	$5,381,375	$6,897,463
2025	$1,632,229	$6,699,585	$8,331,814

As you read further into the report, you will find details regarding the Town's different funds.

Acknowledgements

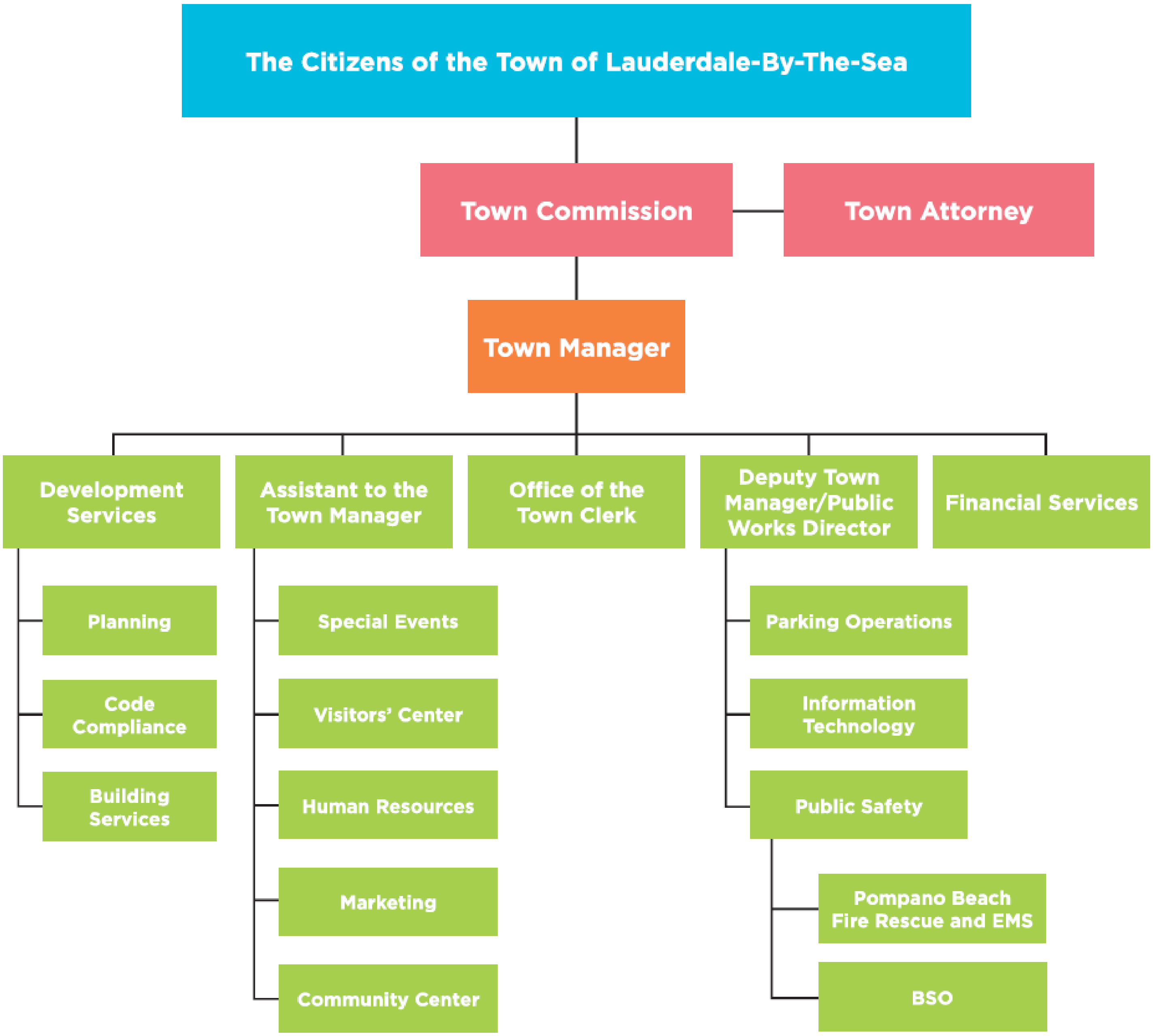
The preparation of this report could not have been accomplished without the efficient and dedicated services of Edner Saint-Jean, Assistant Finance Director and Sara Del Villar De Estevez of our Finance staff. We would also like to acknowledge the Town's executive team for their prompt response to our auditor's requests for information. We also extend our thanks to the firm of Grau & Associates for their cooperation, assistance, and professional conduct of the Town's annual audit. Finally, we wish to acknowledge the Town Commission for their commitment to sound accounting, transparency, financial management and the diligent manner in which they exercise their financial oversight responsibilities.

Respectfully submitted,

Ken Rubach
Town Manager

Lucila Lang
Director of Finance and Budget

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
ORGANIZATIONAL CHART
SEPTEMBER 30, 2025



TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TOWN OFFICIALS
SEPTEMBER 30, 2025

TOWN COMMISSION

MAYOR
Edmund Malkoon

VICE MAYOR
Randolph Strauss

COMMISSIONER
Richard DeNapoli

COMMISSIONER
John Graziano

COMMISSIONER
Theophilos Poulopoulos

TOWN ATTORNEY
Susan L. Trevarthen

MANAGEMENT TEAM

TOWN MANAGER
Kenneth Rubach

DEPUTY TOWN MANAGER/PUBLIC WORKS DIRECTOR
Kenneth Rubach

ASSISTANT TO TOWN MANAGER
Courtney M. Easley

DEVELOPMENT SERVICES DIRECTOR
Jhanelle Campbell

DIRECTOR OF FINANCE AND BUDGET
Lucila Lang

ACTING TOWN CLERK
Courtney M. Easley

FIRE CHIEF
Pete McGinnis

POLICE CHIEF
Christopher Sutter

INDEPENDENT AUDITOR’S REPORT

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Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

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Boca Raton, Florida 33431
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INDEPENDENT AUDITOR'S REPORT

Honorable Mayor, Town Commission and Town Manager
Town of Lauderdale-By-The-Sea, Florida

Report on the Financial Statements

Opinions

We have audited the accompanying financial statements of the governmental activities, the business-type activities, each major fund, and the remaining fund information of the Town of Lauderdale-By-The-Sea, Florida ("Town"), as of and for the fiscal year ended September 30, 2025, and the related notes to the financial statements, which collectively comprise the Town'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, each major fund, and the remaining fund information of the Town, as of September 30, 2025, and the respective changes in financial position and, where applicable, cash flows thereof for the fiscal 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 (GAAS) 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 Town 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

The Town's 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 Town'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 GAAS 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 GAAS, 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 Town'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 Town'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, and other required supplementary information, schedules of proportionate share of net pension liability, schedules of pension contributions, schedule of changes in the Town's net OPEB liability and related ratio 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.

Other Information Included in the Financial Report

Management is responsible for the other information included in the financial report. The other information comprises the introductory section and the statistical section but does not include the financial statements and our auditor's report thereon. Our opinions on the 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 financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the 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 18, 2026, on our consideration of the Town's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, 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 internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the Town's internal control over financial reporting and compliance.

Grau & Associates

May 18, 2026

MANAGEMENT'S DISCUSSION AND ANALYSIS
(MD&A)

MANAGEMENT'S DISCUSSION AND ANALYSIS

Our discussion and analysis of the Town of Lauderdale-By-The-Sea financial performance provides an overview of the Town's financial activities for the fiscal year ended September 30, 2025. We encourage readers to consider the information presented here in conjunction with the additional information that we have furnished in our letter of transmittal in the introductory section and in conjunction with the Town's basic financial statements.

Financial Highlights

- The assets plus deferred outflows of resources of the Town of Lauderdale-By-The-Sea exceeded its liabilities plus deferred inflows of resources at the close of the most recent fiscal year by $72,879,030 (net position). Of this amount, $20,547,283 is an unrestricted net position.
- The Town's net position increased by $5,350,216 from the prior fiscal year. The key components of the Town's net position and change in net position are reflected in the table in the government-wide financial analysis section.
- At the close of the fiscal year 2025, the Town of Lauderdale-By-The-Sea's governmental funds reported combined ending fund balances of $18,366,585 an increase of $3,587,144 during the fiscal year.
- At the end of the current fiscal year, the unassigned fund balance for the general fund was $7,064,401 or approximately 47% of total general fund expenditures. It is the Town's intent to continue to use the general fund balance to pay for capital projects.

Information on FY25 Capital Projects undertaken is listed below:

- **Beach Renourishment: $116,667-**This is the second payment of three due to the County for beach renourishment.

- **Camera System Upgrades: $90,000-**The second phase will restore reliability and functionality to the remaining portions of the camera system.

- **Storm Water Rate Study: $125,000-**The Storm Water Master Plan laid out approximately $20,000,000 in storm water improvements over the next 20 years, this study was done approximately 5 years ago. Due to construction costs increasing after COVID and the age of the Master Plan, staff recommends updating this plan then utilizing it to complete a rate study to determine whether a storm water fee should be used to help offset these costs.

- **Beach Portal-Design: $50,000-**The existing beach portal structures are nearing the end of their projected lifespan with one portal being demolished because of its deteriorating condition. This funding, for which we have received a grant, will allow for the design of new portals.

- **El Prado Park-Refurbishment: $775,000-**El Prado Park's grassy area is heavily utilized and is deteriorating from the many events that are held on the lawn. Lawn replacement is necessary, as is the replacement of the existing gazebos and the lighted bollards due to continued ongoing issues with corrosion.

- **FDOT: A1A Pine Avenue to Palm Avenue-Paving Upgrades: $255,000 –** This will fund the aesthetic and safety upgrades as part of the resurfacing of A1A from Pine to Palm. These upgrades include patterned crosswalks and replacement of the in-pavement warning lighting located at Hibiscus and A1A. This project is led by FDOT and costs for our current upgrades are mandated by them.

Information on FY25 Capital Projects undertaken is listed below (Continued):

- **Friedt Park-Playground Improvement: $725,000 –** The Friedt Park playground has not been improved since 2014. The equipment is deteriorating due to age and the environment. Shade is limited, and the park does not meet current ADA requirements for playground surfaces. A new playground was designed and equipment purchased. The project was completed in FY25.

- **Pedestrian Amenities/ADA Improvements (Crosswalks): $75,000 –** The Town completed a Pedestrian Study in 2020 that highlighted areas that we could improve and enhance the pedestrian infrastructure and experience. During FY25, we will continue to focus on improving crosswalks, including working with FDOT on potential additional crosswalks on A1A.

- **Safety Facility-Design: $500,000 –** Initial design for a new public safety facility to house Pompano Beach Fire Rescue/BSO. Currently, the facilities are over 50 years old and do not meet the needs or requirements of modern-day delivery of these services. This cost would include hiring a firm to draft RFP and design a proposed public safety building. Funds for this project are included in both the CIP and Fire Fund. The size of this project will require several meetings at Commission allowing for additional Commission and public input.

- **Resilient Florida Program: $200,000 –** The Town was awarded $200,000 through the Florida Department of Environmental Protection's Resilient Florida Program to conduct a Comprehensive Vulnerability Assessment. The assessment, which will provide the data for the development of future Town projects, plans, and policies, will identify risks of flooding and sea level rise.

- **Roadway Paving & Refurbishing: $483,691 –** This is the first phase of a multi-phased project to resurface and refurbish the Town's streets. Priority will be established through the Roadway Study completed in FY21 and staff inspections.

- **Street Project: Bougainvilla to Poinciana: $225,000 –** In 2013 work began on Bougainvilla Drive between Pine Avenue to approximately just north of the fire station. This project included installing a storm water system that was a combination of a piped system and French drain which provided the flexibility to later hook this portion of storm sewer to additional pipes leading to an outfall at the intracoastal at the west end of Pine Avenue. In addition, this project included replacing several deficient sanitary laterals, rebuilding the roadway and landscape/aesthetic improvements. Phase II seeks to design the remaining portion of Bougainvilla not completed as a part of this project with the addition of Poinciana which also contends with drainage issues. This design will include stormwater, landscape, and hardscape improvements.

- **Tennis Court Lighting: $45,000 –** This proposed project will replace the legacy lighting system that often fails, which has required increased maintenance from our electrical contractor with a more energy efficient and less maintenance intensive LED lighting system. This project was requested last year and postponed.

- **Traffic Improvements and Calming-Neighborhood Beautification: $150,000 –** The Town has received requests to review additional traffic-calming measures throughout the community. This funding will be utilized for studies related to traffic-calming and traffic-calming improvements. In addition, funding will be available for neighborhood beautification enhancements associated with these projects.

Long-Term Debt

The Town has no debt.

Using This Annual Report

This annual report consists of a series of financial statements. The Statement of Net Position and the Statement of Activities provide information about the activities of the Town as a whole and present a longer-term view of the Town's finances. For governmental activities, these statements tell how services were financed in the short term as well as the amount of funds available for future spending. Fund financial statements also report the Town's operations in more detail than the government-wide financial statements by providing information about the Town's most significant funds. The remaining statements provide financial information about activities for which the Town acts solely as a trustee or agent for the benefit of third parties.

Overview of the Financial Statements

This discussion and analysis are intended to serve as an introduction to the Town of Lauderdale-By-The-Sea's basic financial statements which have three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the basic financial statements.

Government-wide financial statements: The government-wide financial statements are designed to provide readers with a broad overview of the Town of Lauderdale-By-The-Sea's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all of the Town of Lauderdale-By-The-Sea's assets, deferred outflows of resources, liabilities, and deferred inflows of resources with the residual amount being 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 Town is improving or deteriorating.

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

The government-wide financial statements distinguish functions of the Town of Lauderdale-By-The-Sea that are principally supported by taxes and intergovernmental revenues (governmental activities) from other functions that are intended to recover all or a significant portion of their costs through user fees and charges (business-type activities). The governmental activities of the Town of Lauderdale-By-The-Sea include general government, public safety, and physical environment, recreation, and transportation services. The business-type activities of the Town of Lauderdale-By-The-Sea include parking and sewer operations.

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

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

Because the focus of governmental funds is narrower than that of the government-wide financial statements, 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 the long-term impact of the government's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and change in fund balances provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

Overview of the Financial Statements (Continued)

The Town of Lauderdale-By-The-Sea maintains five individual governmental funds (general, capital projects, and three special revenue funds). Information is presented separately in the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances for major funds and in total for non-major funds. The general fund, building fund, fire fund and capital projects funds are considered to be major funds. The police training and forfeiture fund is considered to be a non-major fund.

The Town adopts an annual appropriated budget for its general fund. A budgetary comparison schedule has been provided for the general fund to demonstrate compliance with this budget.

Proprietary Funds: The Town of Lauderdale-By-The-Sea maintains one type of proprietary fund-enterprise funds. Enterprise funds are used to report the same functions presented as business-type activities in the government-wide financial statements. The Town uses enterprise funds to account for its parking and sewer operations.

The proprietary fund statements provide the same type of information as the government-wide financial statements, but in greater detail. The proprietary funds financial statements provide separate information for the sewer and parking operations, both of which are considered major funds of the Town of Lauderdale-By-The-Sea.

Fiduciary Funds: Fiduciary funds are used to account for resources the Town holds in a custodial capacity for the benefit of individuals, organizations, or other governments outside of the Town itself. Because these resources are not available to support the Town's own operations or programs, they are reported separately from governmental activities in the fiduciary fund financial statements. The Town's fiduciary activities are limited to assets held and administered on behalf of external parties in accordance with applicable legal and accounting requirements.

Notes to the basic 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.

Government-Wide Financial Analysis

As noted earlier, net position over time may serve as a useful indicator of the Town of Lauderdale-By-The-Sea's financial position. The Town's total net position was $72,879,030 at the close of the most recent fiscal year.

By far the largest portion of the Town of Lauderdale-By-The-Sea's net position reflects its investment in capital assets (e.g., roadways, improvements, equipment, buildings, and land). The Town uses these capital assets to provide services to citizens; consequently, they are not available for future spending. A portion of the Town of Lauderdale-By-The-Sea's net position is subject to external restrictions regarding how they may be used such as the remaining balance ($485,635) of the $1 million settlement received from Pier Pointe which is contractually restricted to El Mar Drive improvements. The remaining balance of unrestricted net position may be used to meet the Town's ongoing obligations to citizens and creditors. At the end of the current fiscal year, the Town is able to report positive balances in all three categories of net position, both for the Town as a whole, as well as for its separate governmental and business-type activities.

Governmental Activities: The net position of the Town's Governmental activities is $45,655,523 on September 30, 2025.

Business-type Activities: The net position of the Town's Business-type activities is $27,223,507 on September 30, 2025, primary attributable to the parking fund.

Government-Wide Financial Analysis (Continued)

Key components of the Town's net position are reflected in the following table:

Net Position
September 30,

	Governmental Activities		Business-type Activities		Total	
	2025	2024	2025	2024	2025	2024
Current and other assets	$ 21,058,981	$ 16,784,712	$ 8,843,496	$ 7,371,510	$ 29,902,477	$ 24,156,222
Capital assets, net	29,873,761	30,059,638	18,957,669	18,926,800	48,831,430	48,986,438
Total assets	50,932,742	46,844,350	27,801,165	26,298,310	78,733,907	73,142,660
Deferred outflows of resources	766,006	771,467	77,162	77,997	843,168	849,464
Long-term liabilities	3,081,697	3,509,564	376,673	366,231	3,458,370	3,875,795
Other liabilities	2,051,506	1,562,474	221,180	153,714	2,272,686	1,716,188
Total liabilities	5,133,203	5,072,038	597,853	519,945	5,731,056	5,591,983
Deferred inflows of resources	910,022	839,139	56,967	32,188	966,989	871,327
Net position:						
Investment in capital assets	29,873,761	30,059,638	18,891,693	18,926,711	48,765,454	48,986,349
Restricted for:						
Florida building code	1,076,925	1,248,482	-	-	1,076,925	1,248,482
Fire department	2,003,143	1,184,535	-	-	2,003,143	1,184,535
El Mar beautification	485,635	485,635	-	-	485,635	485,635
Law enforcement	590	198	-	-	590	198
Unrestricted	12,215,469	8,726,152	8,331,814	6,897,463	20,547,283	15,623,615
Total net position	$ 45,655,523	$ 41,704,640	$ 27,223,507	$ 25,824,174	$ 72,879,030	$ 67,528,814

Government-Wide Financial Analysis (Continued)

Key components of the Town's changes in net position from 2024 to 2025 are reflected in the following table:

Changes in Net Position
For the Fiscal Year Ended September 30,

	Governmental Activities		Business-type Activities		Total	
	2025	2024	2025	2024	2025	2024
Revenues:						
Program Revenues:						
Charges for services	$ 3,288,902	$ 3,904,261	$ 5,307,913	$ 4,938,125	$ 8,596,815	$ 8,842,386
Operating grants and contributions	36,476	546,986	-	-	36,476	546,986
General Revenues:						
Property taxes	13,770,895	12,751,524	-	-	13,770,895	12,751,524
Franchise taxes and utility taxes	2,349,944	2,295,869	-	-	2,349,944	2,295,869
Grants and contributions not restricted to specific programs	1,425,183	1,123,724	-	-	1,425,183	1,123,724
Unrestricted investment earnings	810,907	724,848	-	40,418	810,907	765,266
Miscellaneous revenues	262,542	564,765	145,783	304,324	408,325	869,089
Total revenues	21,944,849	21,911,977	5,453,696	5,282,867	27,398,545	27,194,844
Expenses:						
General government	3,665,255	3,570,183	-	-	3,665,255	3,570,183
Public safety	10,629,138	10,108,438	-	-	10,629,138	10,108,438
Transportation	3,547,336	3,461,222	-	-	3,547,336	3,461,222
Recreation	186,156	163,656	-	-	186,156	163,656
Physical environment	1,770,948	1,195,765	-	-	1,770,948	1,195,765
Interest	613	999	-	-	613	999
Sewer	-	-	1,241,288	1,544,078	1,241,288	1,544,078
Parking	-	-	1,081,075	1,078,471	1,081,075	1,078,471
Total expenses	19,799,446	18,500,263	2,322,363	2,622,549	22,121,809	21,122,812
Special items	73,480	-	-	-	73,480	-
Change in net position before transfers	2,218,883	3,411,714	3,131,333	2,660,318	5,350,216	6,072,032
Transfers in (out), net	1,732,000	1,000,000	(1,732,000)	(1,000,000)	-	-
Increase in net position	3,950,883	4,411,714	1,399,333	1,660,318	5,350,216	6,072,032
Net position - beginning, as previously stated	41,704,640	37,292,926	25,824,174	24,163,856	67,528,814	61,456,782
Net position - beginning, as restated	41,704,640	37,292,926	25,824,174	24,163,856	67,528,814	61,456,782
Net position - ending	$ 45,655,523	$41,704,640	$ 27,223,507	$25,824,174	$ 72,879,030	$ 67,528,814

In governmental activities, revenue from charges for services decreased by ($615,359) and property taxes increased by $1,019,371. Franchise taxes and utility taxes increased by $54,075. Grants and contributions not restricted to specific programs increased by $301,459. Investment earnings and miscellaneous revenues increased by $86,059 and decreased by ($302,223), respectively.

In the business-type activities, revenue from charges for services increased by $369,788 due to a $130,128 increase in sewer revenue and $239,660 increase in parking revenue.

Government-Wide Financial Analysis (Continued)

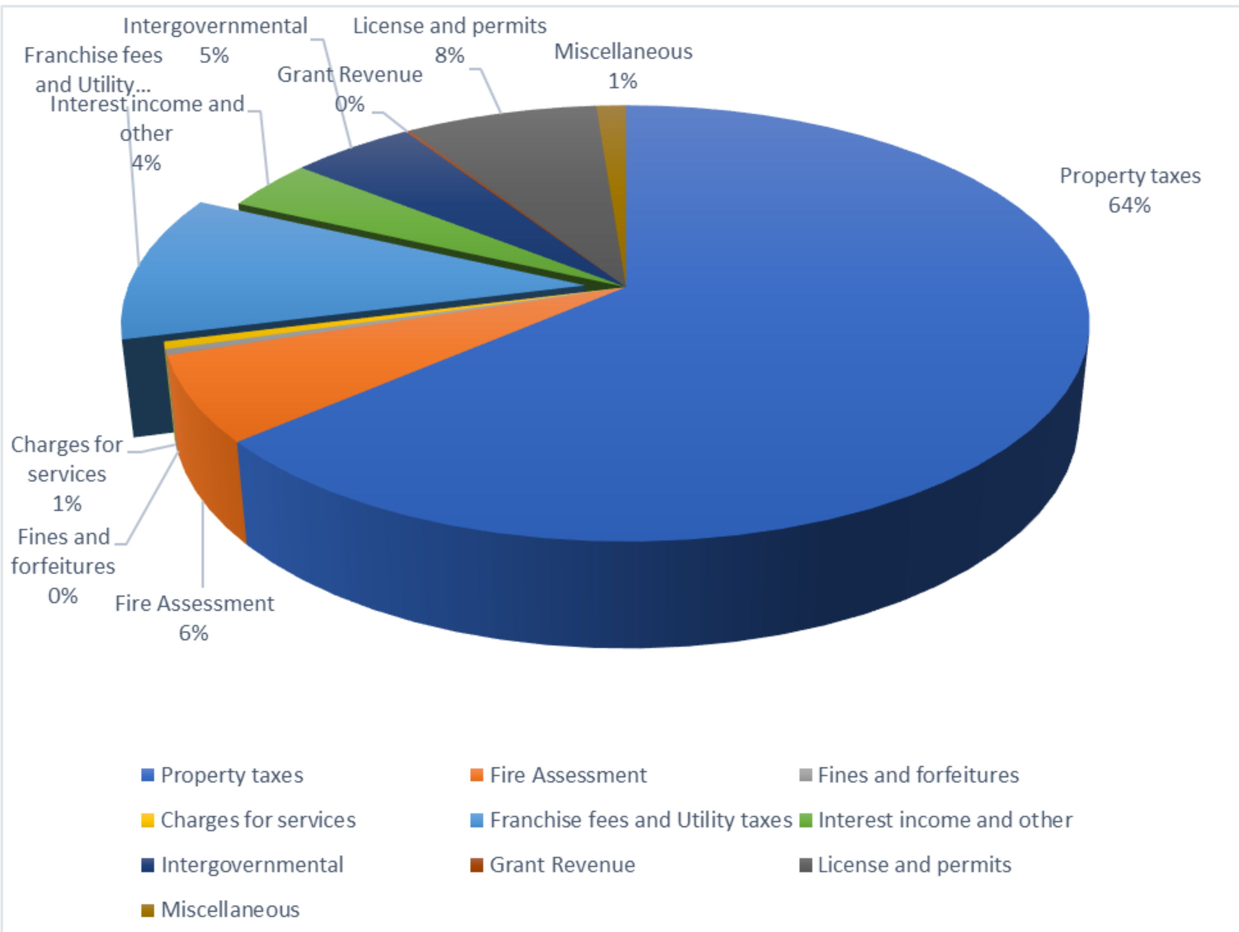
Public Safety expense increased by $520,700 and Recreation expenses increased by $22,500 due to the contractual services expenses, and operating supplies. Transportation expense increased by $86,114 due primarily to service maintenance and other operating expenses.

Physical Environment expense increased by $575,183 primarily due to the completed projects during the fiscal year.

Sewer expense decreased by $302,790, due to no sewer line maintenance performed in the current fiscal year. Parking expenses decreased by $2,604 due to less expense on parking meters-supplies, and operating supplies.

Revenues-Governmental Funds

The pie chart shows the major categories of revenue in the governmental funds and the percentage of governmental funds revenue represented by each category.



As noted earlier, the Town of Lauderdale-By-The-Sea uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

Governmental Funds: The focus of the Town's governmental funds is to provide information on near term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the Town of Lauderdale-By-The-Sea's financing requirements. Unassigned fund balance may serve as a useful measure of the Town's net resources available for spending at the end of the fiscal year.

As of the end of the current fiscal year, the Town of Lauderdale-By-The-Sea's governmental funds reported combined ending fund balances of $18,366,585 an increase of $3,587,144 from the prior fiscal year.

The general fund is the primary operating fund of the Town. At the end of the fiscal year 2025, the fund balance of the general fund was $12,301,023 which represents a net change in fund balances of $2,079,310 from the prior fiscal year. The more significant revenue surplus items were as follows: Property taxes ($222,276), Franchise fees and utility taxes ($289,444), Fines and forfeitures ($5,051) licenses and permits ($54,761), Charge for services ($6,000), Interest income ($156,552) and Miscellaneous revenues ($20,544). There was less spending than the budget on Commission ($94,667) Visitor Center ($59,918), Administration ($55,461), General ($412,602), Tourism and Community Outreach ($133,817), Development ($278,309), Municipal Services ($499,883), and Recreation services ($3,374).

The fund balance of the capital projects increased from $2,124,513 to $2,984,904 as expenditures were funded by available fund balance in the current fiscal year.

Proprietary Funds: The Town of Lauderdale-By-The-Sea's proprietary funds provide the same type of information found in the government-wide financial statements, but in more detail. Revenues increased by $369,788 from the prior fiscal year in the proprietary funds. Parking revenues increased by $239,660 from the prior fiscal year and Sewer increased by $130,128 from the prior year. Operating expenses in the sewer fund decreased by $302,790, primarily because there was no sewer line maintenance in fiscal year 2025. The unrestricted net position of the Sewer and Parking Funds combined at the end of the fiscal year amounted to $8,331,814, an increase of $1,434,351 from the prior fiscal year.

General Fund Budgetary Highlights

The differences in the actual revenues and expenditures as compared to the budget are summarized as follows:

Ad Valorem Taxes are budgeted at 95% of anticipated revenue to provide an allowance for uncollected taxes and adjustment in property values as a result of appeals that occur after the millage rate is set. Property tax collections amounted to 101.64% of budgeted revenues. Franchise fees and utility taxes came in at 116.95% and 109.63% of budget, respectively. Intergovernmental revenues collected were 91.06% of the budget. The actual expenditure of the general fund was approximately 8.55 % less than budgeted. Please refer to the Budgetary Comparison Schedule for more detailed information.

Capital Assets

The Town of Lauderdale-By-The-Sea's investment in capital assets for its governmental and business type activities as of September 30, 2025, amounted to $48,765,454 (net of accumulated depreciation). These are investments in capital assets which include land, buildings, infrastructure, and improvements other than buildings, machinery, and equipment.

Additional information on the Town of Lauderdale-By-The-Sea's capital assets can be found in Note 7 of this report.

Economic Factors and Next Year's Budget

According to Greater Fort Lauderdale Alliance Broward County's job report indicated a 4.2% unemployment rate in December 2025. This rate was 1.3 percentage points greater than the region's year-ago rate of 2.9% and 0.2 percentage points lower than the state's rate of 4.4%. The labor force was 1,086,564, up 3,455 (+0.3%) over the year. There were 45,697 unemployed residents in the region.

Non-agricultural employment in the Ft. Lauderdale-Pompano Bch-Sunrise Metro Division was 944,700, an increase of 3,400 jobs (+0.4%) over the year.

“Broward County’s continued year-over-year job growth across nonagricultural sectors reflects the region’s sustained economic momentum with an additional 3,400 jobs as of December 2025. Greater Fort Lauderdale remains a highly competitive location for business investment, with strong activity in our targeted industries driving employment growth and long-term diversification,” said Greater Fort Lauderdale Alliance President and CEO Bob Swindell. “This progress is the result of strong collaboration among our public and private partners, investors, and municipal leaders, whose shared commitment continues to strengthen and expand Broward County’s economy.”

The Town continues to experience both local and statewide economic factors that will influence future financial planning, operational costs, and revenue stability.

One of the most significant financial considerations is the ongoing cost of fire and emergency medical services. The Town is currently operating under a transitional arrangement following the termination of its prior agreement with the City of Pompano Beach. During this period, services are being billed at actual cost, which is anticipated to result in substantial increases compared to prior contractual rates. These increases are expected to materially impact both the Fire Fund and the General Fund (for EMS-related costs) and may require future adjustments to the fire assessment rates and/or additional subsidies from other funding sources to maintain service levels.

Ad valorem property tax revenues remain the Town’s primary source of General Fund revenue. While recent years have reflected increases in taxable values, future growth may be moderated by economic conditions, legislative actions, and market trends. The Town continues to monitor property value fluctuations and their impact on revenue projections. Additionally, the Town must remain mindful of the statutory framework governing millage rates, including the limitation that the final adopted millage rate cannot exceed the tentative rate established during the budget process. These constraints require careful long-term financial planning to ensure that recurring revenues are sufficient to support ongoing operational expenditures.

At the State level, several legislative initiatives have been introduced that could have a direct impact on municipal revenue sources, particularly ad valorem taxes. Proposed constitutional amendments, including **HJR 201**, **HJR 203**, **HJR 205**, and **HJR 207**, if approved by voters, could significantly reduce taxable values and limit the Town’s ability to generate ad valorem revenues. These measures are generally aimed at providing property tax relief; however, they may also constrain local government revenue growth and shift financial pressures to other revenue sources or service levels.

Based on current estimates, ad valorem revenues for the Town are $14.3 million annually. A reduction of 5% in taxable value would result in an estimated decrease of approximately $715,000 in annual General Fund revenues, while a 10% reduction could result in an approximate $1.4 million decrease. Such reductions would require the Town to evaluate service levels, identify alternative revenue sources, or utilize available reserves to maintain operations.

Additionally, legislation such as **CS/CS/HB 1329**, effective January 1, 2027, will introduce new requirements for municipal budgeting, transparency, and financial reporting. Compliance with these requirements may necessitate modifications to the Town’s current budgeting processes, financial reporting formats, and public accessibility of financial information. The Town anticipates potential operational and administrative impacts, including the need for additional staff time, system enhancements, or the implementation of specialized budgeting software to ensure compliance with statutory mandates.

Collectively, these factors—rising public safety costs, variability in ad valorem revenues, and evolving State legislative requirements—will play a critical role in shaping the Town’s financial position in future fiscal years. Management will continue to evaluate these impacts and implement appropriate strategies to maintain financial stability, preserve service levels, and ensure compliance with all applicable laws and regulations.

Data and Analysis

As of December, the following five of the major industries grew faster in the metro area than statewide over the year: Other Services (+1.6%); Leisure and Hospitality (+1.4%), Financial Activities (+1.2%), Government (+1.0%), and Trade, Transportation, and Utilities (+0.5%).

The Fort Lauderdale-Pompano Beach-Deerfield Beach MD had the highest annual job growth in the Trade, Transportation, and Utilities (+1,000 jobs), Financial Activities (+900 jobs), and Other Services (+600 jobs) industries and the fastest annual job growth rate in the Trade, Transportation, and Utilities (+0.5%) industry, compared to all the metro areas in the state,

The Fort Lauderdale-Pompano Beach-Deerfield Beach MD had the second fastest annual job growth rate compared to all the metro areas in the state in the Other Services (+1.6%) industry.

Sector/Industry	Total Jobs Dec. 2025	Nov. 2025 to Dec 2025	% change	Dec. 2024 to Dec. 2025	% change
Education and Health Services	124,000	-200	-0.2%	1,600	1.3%
Leisure and Hospitality	101,400	600	0.6%	1,400	1.4%
Government	112,200	0	0.0%	1,100	1.0%
Trade, Transportation, and Utilities	213,000	1,800	0.9%	1,000	0.5%
Financial Activities	75,500	500	0.7%	900	1.2%
Other Services	38,600	200	0.5%	600	1.6%
Information	19,700	300	1.5%	-300	-1.5%
Manufacturing	31,900	300	0.9%	-600	-1.8%
Construction	54,800	400	0.7%	-1,100	-2.0%
Professional and Business Services	173,500	-1,200	-0.7%	-1,200	-0.7%
Total Nonagricultural Employment	**944,700**	**2,700**	**0.3%**	**3,400**	**0.4%**

Source: Florida Department of Commerce, Bureau of Labor Market Statistics - Not Seasonally Adjusted

Non-agricultural employment showed a month-to-month increase of 2,700 jobs with a few sectors losing jobs month over month: Professional and Business Services (-1,200, -0.7%), and Education and Health Services (-200, -0.2%).

Source: Florida Department of Commerce, Bureau of Labor Market Statistics – Not Seasonally Adjusted

Future Budget Years

In preparing the fiscal year 2026 budget, the Town provided funding for the following projects:

- FDOT Manhole Covers
- Beach Renourishment Segment II
- Beach Portal Construction
- El Prado Park Refurbishment
- Neighborhood Roadway Paving and Refurbishment
- Storm Sewer Lining
- West Plaza Refurbishments
- Complete Street Project-Design (Bougainvilla/Poinciana)

Sewer Rates: Over the past few years, the cost of processing wastewater and maintenance of the system has increased due to rising expenses from the City of Pompano Beach and Broward County. These rate increases have been absorbed by the Town over the past few fiscal years; however, in order to ensure the continued operation and maintenance of our system, it will be necessary to adjust sewer rates accordingly to address these increases so as not to impact on the sewer reserves.

Fire and Emergency Medical Services: The Town currently receives its fire protection and emergency medical services through an agreement with the City of Pompano Beach. However, the City of Pompano Beach has elected to terminate this agreement and as a result, the Town is currently evaluating fire and EMS service options for the Commission's consideration.

Requests for Information

This financial report is designed to provide a general overview of the Town of Lauderdale-By-The-Sea's finances. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the Director of Budget and Finance, Town of Lauderdale-By-The-Sea, 4501 Ocean Drive, Lauderdale-By-The-Sea, Florida 33308, or at financedepartment@lbts-fl.gov.

BASIC FINANCIAL STATEMENTS

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
STATEMENT OF NET POSITION
SEPTEMBER 30, 2025

	Governmental Activities	Business-type Activities	Total
ASSETS			
Cash and cash equivalents	$ 15,906,407	$ 8,118,151	$ 24,024,558
Investments	4,353,274	-	4,353,274
Accounts receivable, net	690,926	485,481	1,176,407
Lease receivable	336,063	-	336,063
Internal balances	(239,864)	239,864	-
Prepaid items	12,175	-	12,175
Capital assets:			
Nondepreciable capital assets	2,478,468	13,820,052	16,298,520
Depreciable capital assets, net	27,395,293	5,137,617	32,532,910
Total assets	50,932,742	27,801,165	78,733,907
DEFERRED OUTFLOWS OF RESOURCES			
Other Post Employment Benefits	10,313	1,292	11,605
Florida Retirement System Pension Plan	755,693	75,870	831,563
Total deferred outflows of resources	766,006	77,162	843,168
LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND NET POSITION			
Liabilities:			
Accounts payable and other liabilities	1,224,922	220,567	1,445,489
Contracts and retainage payable	408,586	-	408,586
Accrued liabilities	180,813	-	180,813
Unearned revenues	193,261	613	193,874
Deposits	43,924	-	43,924
Noncurrent liabilities due within one year	22,010	13,654	35,664
Noncurrent liabilities:			
Due in more than one year	167,127	52,322	219,449
Net Other Post Employment Benefit obligation	76,133	9,543	85,676
Net pension liability - Florida Retirement System	2,816,427	301,154	3,117,581
Total liabilities	5,133,203	597,853	5,731,056
Deferred inflows of resources:			
Florida Retirement System Pension Plan	596,824	56,967	653,791
Lease related	313,198	-	313,198
Total deferred inflows of resources	910,022	56,967	966,989
Net position:			
Investment in capital assets	29,873,761	18,891,693	48,765,454
Restricted for:			
Florida building code enforcement	1,076,925	-	1,076,925
Fire department	2,003,143	-	2,003,143
El Mar beautification per contractual agreement	485,635	-	485,635
Law enforcement	590	-	590
Unrestricted	12,215,469	8,331,814	20,547,283
Total net position	$ 45,655,523	$ 27,223,507	$ 72,879,030

See notes to the financial statements.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
STATEMENT OF ACTIVITIES
FISCAL YEAR ENDED SEPTEMBER 30, 2025

		Program Revenues			Net (Expenses) Revenue and Changes in Net Position		
Functions/Programs	Expenses	Charges for Services	Operating Grants and Contributions	Capital Grant and Contributions	Governmental Activities	Business-type Activities	Total
Primary government:							
Governmental activities:							
General government	$ 3,665,255	$ 1,793,734	$ -	$ -	$ (1,871,521)	$ -	$ (1,871,521)
Public safety	10,629,138	1,495,168	-	-	(9,133,970)	-	(9,133,970)
Transportation	3,547,336	-	-	-	(3,547,336)	-	(3,547,336)
Recreation	186,156	-	36,476	-	(149,680)	-	(149,680)
Physical environment	1,770,948	-	-	-	(1,770,948)	-	(1,770,948)
Interest	613	-	-	-	(613)	-	(613)
Total government activities	19,799,446	3,288,902	36,476	-	(16,474,068)	-	(16,474,068)
Business-type activities:							
Sewer	1,241,288	1,336,712	-	-	-	95,424	95,424
Parking	1,081,075	3,971,201	-	-	-	2,890,126	2,890,126
Total business-type activities	2,322,363	5,307,913	-	-	-	2,985,550	2,985,550
Total primary government	22,121,809	8,596,815	36,476	$ -	(16,474,068)	2,985,550	(13,488,518)
General revenues:							
Property taxes					13,770,895	-	13,770,895
Franchise taxes and utility taxes					2,349,944	-	2,349,944
Grants and contributions not restricted to specific programs					1,425,183	-	1,425,183
Unrestricted investment earnings					810,907	-	810,907
Miscellaneous revenues					262,542	145,783	408,325
Total general revenues					18,619,471	145,783	18,765,254
Special item - gain on retirement of debt					73,480	-	73,480
Transfers					1,732,000	(1,732,000)	-
Change in net position					3,950,883	1,399,333	5,350,216
Net position - beginning					41,704,640	25,824,174	67,528,814
Net position - ending					$ 45,655,523	$ 27,223,507	$ 72,879,030

See notes to the financial statements.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
BALANCE SHEET
GOVERNMENTAL FUNDS
SEPTEMBER 30, 2025

	Major Funds				Non-Major	
		Special Revenue Funds		Capital	Fund	Total
	General Fund	Building Fund	Fire Fund	Projects Fund	Police Training and Forfeiture	Governmental Funds
ASSETS						
Cash and cash equivalents	$ 9,266,171	$ 1,078,249	$ 2,133,161	$ 3,428,236	$ 590	$ 15,906,407
Investments	4,353,274	-	-	-	-	4,353,274
Accounts receivable, net	363,234	-	-	327,692	-	690,926
Lease receivable	336,063	-	-	-	-	336,063
Due from other funds	147,281	383,703	285,362	-	-	816,346
Prepaid items	-	-	12,175	-	-	12,175
Total assets	$ 14,466,023	$ 1,461,952	$ 2,430,698	$ 3,755,928	$ 590	$ 22,115,191
LIABILITIES AND FUND BALANCES						
Liabilities:						
Accounts payable and other liabilities	$ 534,919	$ 305,771	$ 384,232	$ -	$ -	$ 1,224,922
Contracts and retainage payable	-	-	-	408,586	-	408,586
Accrued liabilities	178,967	-	-	1,846	-	180,813
Due to other funds	1,023,810	-	-	32,400	-	1,056,210
Unearned revenue	70,182	79,256	43,323	500	-	193,261
Deposits	43,924	-	-	-	-	43,924
Total liabilities	1,851,802	385,027	427,555	443,332	-	3,107,716
Deferred inflows of resources:						
Lease related	313,198	-	-	-	-	313,198
Unavailable revenue - Grant	-	-	-	327,692	-	327,692
Total deferred inflows of resources	313,198	-	-	327,692	-	640,890
Fund balances:						
Nonspendable:						
Prepaid items	-	-	12,175	-	-	12,175
Restricted for:						
Florida building code enforcement	-	1,076,925	-	-	-	1,076,925
Fire department	-	-	1,990,968	-	-	1,990,968
El Mar beautification per contract	-	-	-	485,635	-	485,635
Law enforcement	-	-	-	-	590	590
Assigned to:						
Emergency reserve	2,628,679	-	-	-	-	2,628,679
Capital projects	-	-	-	2,499,269	-	2,499,269
Subsequent year budget	2,607,943	-	-	-	-	2,607,943
Unassigned	7,064,401	-	-	-	-	7,064,401
Total fund balances	12,301,023	1,076,925	2,003,143	2,984,904	590	18,366,585
Total liabilities, deferred inflows of resources and fund balances	$ 14,466,023	$ 1,461,952	$ 2,430,698	$ 3,755,928	$ 590	$ 22,115,191

See notes to the financial statements.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
RECONCILIATION OF THE BALANCE SHEET - GOVERNMENTAL FUNDS
TO THE STATEMENT OF NET POSITION
SEPTEMBER 30, 2025

Fund balance - governmental funds		$ 18,366,585
Amounts reported for governmental activities in the statement of net position are different because:		
Capital assets used in governmental activities are not financial assets and, therefore, are not reported as assets in the governmental funds. The statement of net position includes those capital assets, net of any accumulated depreciation, in the assets of the government as a whole.		
Cost of capital assets	56,530,483	
Accumulated depreciation	(26,656,722)	29,873,761
Revenues that do not meet the availability criteria are reported as unavailable revenue in the governmental fund financial statements; these amounts are reported as revenues in the government-wide financial statements.		327,692
Deferred outflows of resources related to the pensions and other post employment benefits are recorded in the statement of net position.		766,006
Deferred inflows of resources related to the pensions are recorded in the statement of net position.		(596,824)
Liabilities not due and payable from current available resources are not reported as liabilities in the governmental fund financial statements. All liabilities, both current and long-term, are reported in the government-wide financial statements.		
Compensated absences		(160,191)
Leases payable		(28,946)
Net pension liability - Florida Retirement System		(2,816,427)
Other Post Employment Benefit obligation		(76,133)
Net position of governmental activities		$ 45,655,523

See notes to the financial statements.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
GOVERNMENTAL FUNDS
FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Major Funds				Non-Major	
		Special Revenue Funds		Capital	Fund	Total
	General Fund	Building Fund	Fire Fund	Projects Fund	Police Forfeiture	Governmental Funds
Revenues:						
Property taxes and fire assessments	$ 13,770,895	$ -	$ 1,376,926	$ -	$ -	$ 15,147,821
Franchise fees and utility taxes	2,349,944	-	-	-	-	2,349,944
Intergovernmental	1,097,491	-	-	-	-	1,097,491
Fines and forfeitures	92,051	-	-	-	-	92,051
Charges for services	13,250	-	104,992	-	-	118,242
Licenses and permits	295,961	1,405,722	-	-	-	1,701,683
Interest income and other	810,907	-	-	-	-	810,907
Grant revenue	36,476	-	-	-	-	36,476
Miscellaneous revenues	262,077	-	73	-	392	262,542
Total revenues	18,729,052	1,405,722	1,481,991	-	392	21,617,157
Expenditures:						
Current:						
General government	3,528,802	-	-	122,759	-	3,651,561
Public safety	7,796,704	1,377,279	1,410,116	-	-	10,584,099
Transportation	3,368,796	-	-	-	-	3,368,796
Recreation	113,625	-	-	-	-	113,625
Physical environment	-	-	-	-	-	-
Capital outlay	173,458	-	-	2,003,850	-	2,177,308
Debt Service:						
Principal	3,619	-	-	-	-	3,619
Interest	613	-	-	-	-	613
Total expenditures	14,985,617	1,377,279	1,410,116	2,126,609	-	19,899,621
Excess (deficiency) of revenues over (under) expenditures	3,743,435	28,443	71,875	(2,126,609)	392	1,717,536
Other financing sources (uses):						
Transfers in	250,000	-	659,125	2,987,000	-	3,896,125
Transfers out	(1,914,125)	(200,000)	(50,000)	-	-	(2,164,125)
Sale of capital assets	-	-	137,608	-	-	137,608
Total other financing sources (uses)	(1,664,125)	(200,000)	746,733	2,987,000	-	1,869,608
Net change in fund balances	2,079,310	(171,557)	818,608	860,391	392	3,587,144
Fund balances, beginning	10,221,713	1,248,482	1,184,535	2,124,513	198	14,779,441
Fund balances, ending	$ 12,301,023	$ 1,076,925	$ 2,003,143	$ 2,984,904	$ 590	$ 18,366,585

See notes to the financial statements.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA

RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES

FISCAL YEAR ENDED SEPTEMBER 30, 2025

Net change in fund balances - total governmental funds	$ 3,587,144
Amounts reported for governmental activities in the statement of activities are different because:	
Capital outlays are reported in the governmental funds as expenditures. However, in the statement of activities, the cost of certain of those assets is eliminated and capitalized as capital assets.	1,869,949
Depreciation of capital assets is not recognized in the governmental fund financial statements, but is reported as an expense on the statement of activities.	(2,023,551)
Repayments of long-term liabilities are reported as expenditures in the governmental fund financial statements, but such repayments reduce liabilities in the statement of net position and are eliminated in the statement of activities.	3,619
Revenues in the statement of activities that do not provide current financial resources are not reported as revenues in the governmental fund financial statements.	327,692
Governmental funds report amount of the proceeds of the sale of capital assets; however, the sale of capital assets should only be reported on the statement of activities to the extent that there is a disparity between the amount of the sale proceeds and the carrying value of the asset sold.	(137,608)
The net effect of various miscellaneous transactions involving capital assets (i.e. sales, trade-ins and donations) is to increase/(decrease) net position.	73,480
Expenses reported in the statement of activities that do not require the use of current financial resources are not reported as expenditures in the fund financial statements. The details of the differences are as follows:	
Change in compensated absences	19,141
Change in Other Post Employment Benefit obligation	(4,771)
Changes related to the FRS net pension liability (NPL)	235,788
Change in net position of governmental activities	$ 3,950,883

See notes to the financial statements.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
STATEMENT OF NET POSITION
PROPRIETARY FUNDS
SEPTEMBER 30, 2025

	Enterprise Funds		
	Sewer	Parking	Total
ASSETS			
Current Assets:			
Cash and cash equivalents	$ 1,007,794	$ 7,110,357	$ 8,118,151
Accounts receivable, net	480,990	4,491	485,481
Due from other funds	358,445	-	358,445
Total current assets	1,847,229	7,114,848	8,962,077
Noncurrent Assets:			
Capital Assets:			
Land	-	13,820,052	13,820,052
Equipment	80,272	435,328	515,600
Buildings and utility plant	4,434,441	2,836,513	7,270,954
Right-to-use leased assets	-	73,751	73,751
Total capital assets	4,514,713	17,165,644	21,680,357
Less accumulated depreciation/amortization	(2,042,461)	(680,227)	(2,722,688)
Net capital assets	2,472,252	16,485,417	18,957,669
Total noncurrent assets	2,472,252	16,485,417	18,957,669
Total assets	4,319,481	23,600,265	27,919,746
DEFERRED OUTFLOWS OF RESOURCES			
Other Post Employment Benefits	401	891	1,292
Florida Retirement System Pension Plan	42,524	33,346	75,870
Total deferred outflows of resources	42,925	34,237	77,162
LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND NET POSITION			
Current Liabilities:			
Accounts payable	91,624	128,943	220,567
Due to other funds	-	118,581	118,581
Unearned revenue	-	613	613
Leases - current	-	13,654	13,654
Total current liabilities	91,624	261,791	353,415
Long-Term Liabilities:			
Other Post Employment Benefit Obligation	2,963	6,580	9,543
Net pension liability - Florida Retirement System	138,700	162,454	301,154
Total long-term liabilities	141,663	221,356	363,019
Total Liabilities	233,287	483,147	716,434
Deferred inflows of resources:			
Florida Retirement system Pension Plan	24,638	32,329	56,967
Total deferred inflows of resources	24,638	32,329	56,967
Net position:			
Investment in capital assets	2,472,252	16,419,441	18,891,693
Unrestricted	1,632,229	6,699,585	8,331,814
Total net position	$ 4,104,481	$ 23,119,026	$ 27,223,507

See notes to the financial statements.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN NET POSITION
PROPRIETARY FUNDS
FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Enterprise Funds		
	Sewer Utility System	**Parking**	**Total**
Operating revenues:			
Charges for services	$ 1,336,712	$ 3,971,201	$ 5,307,913
Total operating revenues	1,336,712	3,971,201	5,307,913
Operating expenses:			
Operating, administrative and maintenance	1,179,803	984,947	2,164,750
Depreciation and amortization	61,485	96,128	157,613
Total operating expenses	1,241,288	1,081,075	2,322,363
Operating income	95,424	2,890,126	2,985,550
Nonoperating revenues (expenses):			
Other income	-	145,783	145,783
Total nonoperating revenues (expenses)	-	145,783	145,783
Income before transfers	95,424	3,035,909	3,131,333
Transfers out	-	(1,732,000)	(1,732,000)
Change in net position	95,424	1,303,909	1,399,333
Net position - beginning	4,009,057	21,815,117	25,824,174
Net position - ending	$ 4,104,481	$ 23,119,026	$ 27,223,507

See notes to the financial statements.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
STATEMENT OF CASH FLOWS
PROPRIETARY FUNDS
FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Enterprise Funds		
	Sewer Utility System	Parking	Total
Cash Flows From Operating Activities			
Receipts from customers and users	$ 795,525	$ 4,080,618	$ 4,876,143
Payments to suppliers	(1,201,526)	(917,448)	(2,118,974)
Payments to employees	12,969	(13,657)	(688)
Net cash provided (used) by operating activities	(393,032)	3,149,513	2,756,481
Cash Flows Provided (Used) By Noncapital Financing Activities			
Transfers to other funds	-	(1,732,000)	(1,732,000)
Miscellaneous	-	145,783	145,783
Net cash provided (used) by noncapital financing	-	(1,586,217)	(1,586,217)
Cash Flows Provided (Used) By Capital and Related Financing Activities			
Purchase of capital assets	(40,768)	(75,113)	(115,881)
Principal paid on capital debt	-	(6,714)	(6,714)
Net cash provided (used) by capital and related financing activities	(40,768)	(81,827)	(122,595)
Net increase (decrease) in cash	(433,800)	1,481,469	1,047,669
Cash and cash equivalents, beginning	1,441,594	5,628,888	7,070,482
Cash and cash equivalents, ending	$ 1,007,794	$ 7,110,357	$ 8,118,151
Reconciliation of Operating Income (Loss) to Net Cash Provided (Used) by Operating Activities:			
Operating income (loss)	$ 95,424	$ 2,890,126	$ 2,985,550
Adjustments to reconcile operating income (loss) to net cash provided (used) by operating activities:			
Depreciation and amortization	61,485	96,128	157,613
Changes in assets and liabilities:			
(Increase)/Decrease in accounts receivable	(257,634)	33,881	(223,753)
(Increase)/Decrease in interfund receivable	(283,553)	-	(283,553)
(Increase)/Decrease in deferred outflows of resources	231	604	835
Increase/(Decrease) in accounts payable	(528)	75,447	74,919
Increase/(Decrease) in interfund payable	-	82,989	82,989
Increase/(Decrease) in unearned revenue	-	(7,453)	(7,453)
Increase/(Decrease) in Other Post Employment Benefit	(240)	(297)	(537)
Increase/(Decrease) in net pension liability	(14,975)	(39,933)	(54,908)
Increase/(Decrease) in deferred inflows of resources	6,758	18,021	24,779
Total adjustments	(488,456)	259,387	(229,069)
Net cash provided (used) by operating activities	$ (393,032)	$ 3,149,513	$ 2,756,481

See notes to the financial statements.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
STATEMENT OF FIDUCIARY NET POSITION
FIDUCIARY FUND
SEPTEMBER 30, 2025

	Pension Trust Fund
ASSETS	
Cash and cash equivalents	$ 283,069
Receivables	
Contribution due	130,598
Total assets	413,667
LIABILITIES	
Liabilities	
Pension termination liability	132,018
Total liabilities	132,018
NET POSITION	
Net position restricted for pensions	$ 281,649

See notes to the financial statements.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
STATEMENT OF CHANGES IN FIDUCIARY NET POSITION
FIDUCIARY FUNDS
FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Pension Trust Fund
ADDITIONS	
Contributions:	
State	130,598
Investment income (loss):	
Interest and dividends	14,283
Total additions	144,881
DEDUCTIONS	
Administrative expenses	96,855
Total deductions	96,855
Net increase (decrease)	48,026
Net position restricted for pensions:	
Beginning	233,623
Ending	$ 281,649

See notes to the financial statements.

NOTES TO BASIC FINANCIAL STATEMENTS

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The Town of Lauderdale-By-The-Sea, Florida ("Town") was incorporated in 1947. The Town operates under a Commission-Manager form of government and provides a full range of municipal services, including public safety (police and fire), parks and recreation, public works, building, zoning and code enforcement, and general administrative services. The Town also operates two enterprise activities: sewer and parking.

The basic financial statements of the Town have been prepared in accordance 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 more significant of the Town's accounting policies are described below.

1. Financial Reporting Entity

The financial statements were prepared in accordance with governmental accounting standards, which establish standards for defining and reporting on the financial reporting entity. The definition of the financial reporting entity is based upon the concept that elected officials are accountable to their constituents for their actions. One of the objectives of financial reporting is to provide users of financial statements with a basis for assessing the accountability of the elected officials. The financial reporting entity consists of the Town, organizations for which the Town is financially accountable and other organizations for which the nature and significance of their relationship with the Town are such that exclusion would cause the reporting entity's financial statements to be misleading or incomplete. The Town is financially accountable for a component unit if it appoints a voting majority of the organization's governing board and it is able to impose its will on that organization or there is a potential for the organization to provide specific financial benefits to, or impose specific financial burdens on the Town. The Town is financially accountable for a component unit if an organization is fiscally dependent on it and there is a potential for the organization to provide specific financial benefits to, or impose specific financial burdens on, the Town regardless of whether the organization has a separately elected governing board, a governing board appointed by a higher level of government, or a jointly appointed board. A blended component unit, although a legally separate entity, is, in substance, part of the Town's operations and so data from this unit is combined with data of the Town. Based upon the application of these criteria, there were no organizations that met the criteria described above.

2. 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 Town. For the most part, the effect of interfund activity has been removed from these statements. *Governmental activities,* which normally are supported by taxes and inter-governmental revenues, are reported separately from *business-type activities,* which rely to a significant extent on fees and charges for support. Interfund services provided and used are not eliminated in the process of consolidation.

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

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

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

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

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

The government-wide financial statements are reported using the *economic resources measurement* focus and the *accrual basis of accounting,* as are the proprietary fund and fiduciary fund financial statements. 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 Town considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures, as well as expenditures related to compensated absences and claims and judgments, if any, are recorded only when payment is due.

The Town’s fiduciary fund is presented in the fund financial statements. Since by definition these assets are being held for the benefit of a third party and cannot be used to address activities or obligations of the Town, these funds are not incorporated into the government-wide financial statements.

Property taxes, charges for services, franchise fees and other taxes, intergovernmental revenues, and interest associated with the current fiscal period are considered 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. Other receipts and fees, including fines, become measurable and available when cash is received by the Town and are recognized as revenue at that time.

The Town reports the following major governmental funds:

> The *General Fund* is the Town's primary operating fund. It accounts for all or most of the Town's general activities except those required to be accounted for in another fund.
>
> The *Building Fund* is used to account for the building permitting revenue and related permitting and enforcement activities.
>
> The *Capital Projects Fund* is used to account for the acquisition and construction of major capital facilities.
>
> The *Fire Fund* is used to account for the fire assessment revenues dedicated to fire protection and fire prevention services and the related authorized fire department expenditures.

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

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

The Town reports the following non-major governmental funds:

> The *Police Training and Forfeiture Fund* is used to account for the portion of traffic citation revenue dedicated to police training, the confiscation of property and the related authorized law enforcement expenditures.

The Town reports the following major proprietary funds:

> The *Sewer Fund* accounts for the activities associated with providing sewer services within the Town.
>
> The *Parking Fund* accounts for parking meter revenue in the Town's business district.

Additionally, the Town reports the following fiduciary fund:

> The *Pension Trust Fund* accounts for the activities of the Volunteer Fire Department's Pension Plan and the accumulation of resources for pension benefits. The plan was effectively terminated during the prior fiscal year – see Note 12 for additional information.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements. Exceptions to this general rule are charges between the Town's various utility functions and various other functions of the Town. Elimination of these charges would distort the direct costs and program revenues reported for the various functions concerned.

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.

The proprietary funds are reported using the *economic resources measurement focus* and the *accrual basis of accounting*. Proprietary fund-type operating statements present increases (e.g., revenues) and decreases (e.g., expenses) in net total position. Proprietary funds distinguish *operating* revenues and expenses from *non-operating* items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund's principal ongoing operations. The principal operating revenues of the Town's enterprise funds are charges to customers for services. Operating expenses for enterprise funds include the cost of services, administrative expenses and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as non-operating revenues and expenses.

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

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

4. Capital Assets

Capital assets which include property, plant and equipment, and all infrastructure assets (e.g., roads, bridges, sidewalks, bike paths, and similar items) are reported in the applicable governmental or business-type activities columns in the government-wide financial statements. Capital assets are defined by the Town as assets with an initial, individual cost of more than $5,000 and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed.

The Town has elected to retroactively apply the capitalization requirements of GASB Statement No. 34 to major general infrastructure assets acquired since 1980.

The costs of normal maintenance and repairs that does not add to the value of the asset or materially extend asset lives are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are constructed.

Capital assets of the Town are depreciated using the straight-line method over the following estimated useful lives:

Assets	Years
Buildings	30 - 50
Utility plant	25 - 75
Infrastructure	50
Improvements other than buildings	25
Furniture, fixtures, machinery and equipment	5 - 10
Right-to-use leased assets	3
Software subscription	2

5. Deposits and Investments

Town administration is authorized to invest in those instruments authorized by the Florida statutes.

Investments are measured at amortized cost or fair value as required by generally accepted accounting principles. Additional information regarding the fair value measurement of investments and amortized cost is disclosed in Note 2.

Cash and cash equivalents, for purposes of the statement of cash flows, include cash and investments which are defined as short-term, highly liquid investments with original maturities of twelve months or less.

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

6. Interfund Receivables and Payables

Activity between funds that is representative of lending/borrowing arrangements outstanding at the end of the fiscal year is referred to as either due to/from other funds. Any residual balances outstanding between the governmental activities and business-type activities are reported in the government-wide financial statements as internal balances.

7. Receivables

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

8. 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.

9. Compensated Absences

Town employees are granted vacation in varying amounts based on length of service and sick leave at the rate of one day per month. For employees hired after September 30, 2011, up to 15 days of annual leave may be carried forward from one calendar year into the next calendar year. Accumulated leave in excess of 15 days must be used by December 31st of each calendar year or it will be lost. In the event of termination, an employee is reimbursed for accumulated vacation days. Up to 60 days of sick leave may be accrued and carried forward into the next year. Employees hired prior to October 1, 2011 are reimbursed for 25% of accumulated sick leave upon leaving Town employment in good standing. Employees hired after September 30, 2011 will be reimbursed for 0% - 15% of accumulated sick leave, depending on their number of years of continuous service.

The cost of accumulated vacation and sick leave is accrued when incurred in the government-wide and proprietary fund financial statements. A liability for these amounts is reported in governmental funds only if they have matured, for example, as a result of employee retirements or resignations. The general fund has been used to liquidate these amounts.

10. Long-Term Obligations

In the government-wide financial statements, and in the proprietary fund types in the fund financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities, business-type activities or proprietary fund type statement of net position. Bond premiums and discounts are deferred and amortized ratably over the life of the bonds using the straight-line method. Bonds are reported net of the applicable bond premium or discount. Bond issuance costs are expensed when incurred.

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

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

11. Unearned Revenue

Unearned revenue arises when resources are received by the Town before it has a legal claim to them.

12. Encumbrances

Encumbrance accounting, under which purchase orders, contracts and other commitments for the expenditure of monies are recorded in order to reserve that portion of the applicable appropriation, is employed as an extension of formal budgetary integration in the General, Special Revenue, and Capital Projects Funds. Encumbrance accounting is utilized to the extent necessary to assure effective budgetary control and accountability and to facilitate effective cash planning and control. While all appropriations and encumbrances lapse at fiscal year end, valid outstanding encumbrances (those for which performance under the executory contract is expected in the next year) are re-appropriated and become part of the subsequent year's budget.

13. Deferred Outflows/Inflows of Resources

In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then.

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, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time.

14. Leases

Lessee: The Town is a lessee for a noncancellable lease of a vehicle. The Town recognizes a lease liability and an intangible right-to-use leased asset (lease asset) in the government-wide financial statements. The Town recognizes lease liabilities with an initial, individual value of $5,000 or more.

At the commencement of a lease, the Town initially measures the lease liability at the present value of payments expected to be made during the lease term. Subsequently, the lease liability is reduced by the principal portion of lease payments made. The lease asset is initially measured as the initial amount of the lease liability, adjusted for lease payments made at or before the lease commencement date plus certain initial direct costs. Subsequently, the lease asset is amortized on a straight-line basis over its useful life.

Key estimates and judgments related to leases include how the Town determines (1) the discount rate it uses to discount the expected lease payments to present value, (2) lease term, and (3) lease payments.

- The Town uses the interest rate charged by the lessor as the discount rate. When the interest rate charged by the lessor is not provided, the Town generally uses its estimated incremental borrowing rate as the discount rate for leases.
- The lease term includes the noncancellable period of the lease. Lease payments included in the measurement of the lease liability are composed of fixed payments and purchase option price that the Town is reasonably certain to exercise.

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

14. Leases (Continued)

The Town monitors changes in circumstances that would require a remeasurement of its lease and will remeasure the lease asset and liability if certain changes occur that are expected to significantly affect the amount of the lease liability.

Lease assets are reported with other capital assets and lease liabilities are reported with long term debt on the statement of net position.

Lessor: The Town is a lessor for a noncancellable lease of a building. The Town recognizes lease receivables and a deferred inflows of resources in the government-wide and governmental fund financial statements.

At the commencement of a lease, the Town initially measures the lease receivable at the present value of payments expected to be received during the lease term. Subsequently, the lease receivable is reduced by the principal portion of lease payments received. The deferred inflow of resources is initially measured as the initial amount of the lease receivable, adjusted for lease payments received at or before the lease commencement date. Subsequently, the deferred inflow of resources is recognized as revenue over the life of the lease term.

Key estimates and judgments include how the Town determines (1) the discount rate it uses to discount the expected lease receipts to present value, (2) lease term, and (3) lease receipts.

- The Town uses its estimated incremental borrowing rate as the discount rate for leases.
- The lease term includes the noncancellable period of the lease. Lease receipts included in the measurement of the lease receivable is composed of fixed payments from the lessee.

The Town monitors changes in circumstances that would require a remeasurement of its lease and will remeasure the lease receivable and deferred inflows of resources if certain changes occur that are expected to significantly affect the amount of the lease receivable.

15. Subscription Liability

The Town entered a noncancellable subscription for the use of Tyler Software. The Town recognizes a subscription liability and an intangible right-to-use subscription asset in the government-wide financial statements. The Town recognizes subscription liabilities with an initial, individual value of $5,000 or more.

At the commencement of a subscription, the Town initially measures the subscription liability at the present value of payments expected to be made during the subscription term. Subsequently, the subscription liability is reduced by the principal portion of subscription payments made. The subscription asset is initially measured as the initial amount of the subscription liability, adjusted for subscription payments made at or before the subscription commencement date plus certain initial direct implementation costs. Subsequently, the subscription asset is amortized on a straight-line basis over its useful life.

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

15. Subscription Liability (Continued)

Key estimates and judgments related to subscriptions include how the Town determines (1) the discount rate it uses to discount the expected subscription payments to present value, (2) subscription term, and (3) subscription payments.

- The Town uses the interest rate charged by the software subscription vendor as the discount rate. When the interest rate charged by the lessor is not provided, the Town generally uses its estimated incremental borrowing rate as the discount rate for subscriptions.
- The subscription term includes the noncancellable period of the subscription. Subscription payments included in the measurement of the subscription liability are composed of fixed payments and purchase option price that the Town is reasonably certain to exercise.

The Town monitors changes in circumstances that would require a remeasurement of its subscription and will remeasure the subscription asset and liability if certain changes occur that are expected to significantly affect the amount of the subscription liability.

Subscription assets are reported with other capital assets and subscription liabilities are reported with long term debt on the statement of net position.

16. Net Position

Net position is the difference between assets and deferred outflows of resources less liabilities and deferred inflows of resources. Net position of the government-wide and proprietary funds is categorized as net investment in capital assets, restricted or unrestricted. Net investment in capital assets is that portion of net position that relates to the Town's capital assets reduced by accumulated depreciation and by any outstanding debt incurred to acquire, construct or improve those assets, excluding unexpended proceeds.

Restricted net position is that portion of net position that has been restricted for general 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.

17. Fund Equity

In the fund financial statements, governmental funds report non spendable and restricted fund balance for amounts that are not available for appropriation or are legally restricted by outside parties for use for a specific purpose. Assignments of fund balance represent tentative management plans that are subject to change.

The Town can establish limitations on the use of fund balance as follows:

Committed fund balance – Amounts that can be used only for the specific purposes determined by a formal action (resolution or ordinance) of the Town Commission, the Town’s highest level of decision-making authority. Commitments may be changed or lifted only by the Town Commission taking the same formal action (resolution or ordinance) that imposed the constraint originally.

Assigned fund balance – Includes spendable fund balance amounts established by the Town Commission that are intended to be used for specific purposes that are neither considered restricted nor committed.

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

17. Fund Equity (Continued)

The Town first uses committed fund balance, followed by assigned fund balance and then unassigned fund balance when expenditures are incurred for purposes for which amounts in any of the unrestricted fund balance classifications could be used.

18. 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, deferred inflows/outflows, 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, pension and postretirement obligations, and useful lives and impairment of tangible and intangible assets, among others. Actual results could differ from these estimates.

19. Pensions

<u>Volunteer Firefighters Pension Fund</u>
Plan member contributions are recognized when due and the employer has made a formal commitment to provide the contributions. Benefits paid directly to participants and refunds of contributions are recognized when due and payable in accordance with the terms of the plan. The Town funds the contributions to its Volunteer Firefighters Pension Plan based on the actuarial required contribution. The net pension asset is reported in the government-wide financial statements and represents the difference between the plan's fiduciary net position and the total pension liability. The plan was terminated during the prior fiscal year – see Note 12 for additional information.

<u>Florida Retirement System</u>
In the government-wide statement of net position, liabilities are recognized for the Town's proportionate share of the net pension liability for the Florida Retirement System pension plan and Retiree Health Insurance Subsidy Program. For purposes of measuring the net pension liability, deferred outflows of resources and deferred inflows of resources related to pensions, pension expense, information about the fiduciary net position of the Florida Retirement System defined benefit pension plan (FRS Pension Plan) and the Retiree Health Insurance Subsidy Program defined benefit pension plan (HIS Program), and additions to/deductions from the FRS Pension Plan's and the HIS Program's fiduciary net position have been determined on the same basis as they are reported by the FRS Pension Plan and the HIS Program plans. For this purpose, benefit payments (including refunds of employee contributions) are recognized when due and payable in accordance with benefit terms.

NOTE 2 – DEPOSITS AND INVESTMENTS

<u>Deposits</u>
All of the Town's deposits are held in qualified public depositories pursuant to State of Florida Statutes, Chapter 280, *Florida Security for Public Deposits Act.* Under the Act, 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.

NOTE 2 – DEPOSITS AND INVESTMENTS (Continued)

Investments - Town

The Town has adopted an investment policy in accordance with Florida Statutes to establish guidelines for the efficient management of its cash reserves. The Town is authorized to invest in obligations of the U.S. Treasury, its agencies and instrumentalities, certificates of deposit, the State Board of Administration investment pool, any intergovernmental investment pools authorized pursuant to Chapter 163 of the Florida Statutes, SEC registered money market funds with the highest credit quality rating from a nationally recognized rating agency, and securities of any interest in any open-end or closed-end management type investment company or investment trust registered under the Investment Company Act of 1940, provided that the portfolio is limited to obligations of the U.S. government, its agencies and instrumentalities and to repurchase agreements fully collateralized by such U.S. government obligations and provided that such investment company or investment trust takes delivery of such collateral either directly or through an authorized custodian.

The State Board of Administration's ("SBA") Local Government Surplus Funds Trust Fund ("Florida PRIME") is a "2a-7 like" pool. A "2a-7 like" pool is an external investment pool that is not registered with the Securities and Exchange Commission ("SEC") as an investment company, but nevertheless has a policy that it will, and does, operate in a manner consistent with the SEC's Rule 2a-7 of the Investment Company Act of 1940, which comprises the rules governing money market funds. Thus, the pool operates essentially as a money market fund. The Town has reported its investment in Florida PRIME at amortized cost for financial reporting purposes.

As of September 30, 2025, the Town had the following investments:

	Amortized Cost	Credit Risk	Weighted Average Maturity
Investment in Local Government Surplus Funds Trust Fund (Florida PRIME)	$ 3,361,133	S&P AAAm	47 days
SouthState	$ 992,141	Moody AA1	380 days
	$ 4,353,274		

Credit Risk - Credit risk is generally the risk that an issuer of an investment will not fulfill its obligation to the holder of the investment. The Town's investment policy limits investments to the highest ratings issued by two of the nationally recognized statistical rating organizations (NRSRO) (Standard and Poor's and Moody's investment services).

Interest Rate Risk - Interest rate risk is the risk that changes in interest rates will adversely affect the fair value of an investment in debt securities. The Town has an investment policy of structuring the investment portfolio in such a manner as to provide sufficient liquidity to pay obligations as they come due. The Town's investment policy limits the maturities on individual investments to no more than two years.

Concentration of Credit Risk - Concentration of credit risk is the risk of loss attributed to the magnitude of an investment in a single issuer. The Town'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.

Fair Value Measurement – When applicable, the Town measures and records its investments using fair value measurement guidelines established in accordance with GASB Statements. The framework for measuring fair value provides a fair value hierarchy that prioritizes the inputs to valuation techniques.

NOTE 2 – DEPOSITS AND INVESTMENTS (Continued)

These guidelines recognize a three-tiered fair value hierarchy, in order of highest priority, as follows:

- *Level 1:* Investments whose values are based on unadjusted quoted prices for identical investments in active markets that the Town has the ability to access;
- *Level 2:* Investments whose inputs - other than quoted market prices - are observable either directly or indirectly; and,
- *Level 3:* Investments whose inputs are unobservable.

The fair value measurement level within the fair value hierarchy is based on the lowest level of any input that is significant to the entire fair value measurement. Valuation techniques used should maximize the use of observable inputs and minimize the use of unobservable inputs.

For external investment pools that qualify to be measured at amortized cost, the pool's participants should also measure their investments in that external investment pool at amortized cost for financial reporting purposes. Accordingly, the Town's investments have been reported at amortized cost above.

External Investment Pool – 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, the Investment Advisory Council, and the Participant Local Government 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, 2025, 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.

NOTE 3 – PROPERTY TAXES

Property taxes are assessed as of January 1 each year and are first billed (levied) and due the following November 1.

Under Florida law, the assessment of all properties and the collection of all county, municipal, school board and special district property taxes are consolidated in the offices of the County Property Appraiser and County Tax Collector. The laws for the State regulating tax assessments are also designed to assure a consistent property valuation method statewide. State statutes permit municipalities to levy property taxes at a rate of up to 10 mills ($10 per $1,000 of assessed taxable valuation). The millage rate assessed by the Town for the fiscal year ended September 30, 2025 was 3.9000 mills.

NOTE 3 – PROPERTY TAXES (Continued)

The tax levy of the Town is established by the Commission prior to October 1 of each year, and the County Property Appraiser incorporates the millage into the local tax levy, which includes Broward County, Broward County School Board and special taxing districts.

All property is reassessed according to its fair market value as of January 1 of each year. Each assessment roll is submitted to the Executive Director of the State Department of Revenue for review to determine if the rolls meet all of the appropriate requirements of State Statutes.

All real and tangible personal property taxes are due and payable on November 1 each year. Broward County mails to each property owner on the assessment roll a notice of the taxes due and Broward County also collects the taxes for the Town. Taxes may be paid upon receipt of such notice from Broward County, with discounts at the rate of four percent (4%) if paid in the month of November, three percent (3%) if paid in the month of December, two percent (2%) if paid in the month of January, and one percent (1%) if paid in the month of February. Taxes paid during the month of March are without discount, and all unpaid taxes on real and tangible personal property become delinquent and liens are placed on April of the year following the year in which taxes were assessed. Procedures for the collection of delinquent taxes by Broward County are provided for in the Laws of Florida. There were no material delinquent property taxes at September 30, 2025.

NOTE 4 – RECEIVABLES

Receivables for the Town's funds as of September 30, 2025 were as follows:

Receivables:	General Fund	Capital Projects Fund	Sewer Utility System	Parking	Total
Billed	$ 30,632	$ -	$ 480,990	$ 4,491	$ 516,113
Intergovernmental	2,445	327,692	-	-	330,137
Franchise fees and taxes	241,489		-	-	241,489
Other	88,668	-	-	-	88,668
Total receivables	$ 363,234	$ 327,692	$ 480,990	$ 4,491	$ 1,176,407

NOTE 5 – UNEARNED REVENUES

Unearned revenue reported in the governmental funds and the basic financial statements as of September 30, 2025 was as follows:

	Governmental Activities	Business-type Activities
Business tax receipts	$ 23,572	$ -
El Mar streetscape improvements	31,100	-
Fire fees	43,323	-
Permit fees	79,256	-
Other	16,010	613
	$ 193,261	$ 613

NOTE 6 – INTERFUND RECEIVABLES, PAYABLES AND TRANSFERS

Interfund receivables and payables at September 30, 2025 were as follows:

	Receivable	Payable
General Fund	$ 147,281	$ 1,023,810
Building Fund	383,703	-
Fire Fund	285,362	-
Capital Projects Fund	-	32,400
Sewer Utility System Fund	358,445	-
Parking Fund	-	118,581
	$ 1,174,791	$ 1,174,791

The outstanding balances between funds result primarily from the time lag between the dates that transactions are recorded in the accounting system and payments between funds are made.

Interfund transfers for the fiscal year ended September 30, 2025 were as follows:

	Transfers In	Transfers Out
General Fund	$ 250,000	$ 1,914,125
Building Fund	-	200,000
Fire Fund	659,125	50,000
Capital Projects Fund	2,987,000	-
Parking Fund	-	1,732,000
	$ 3,896,125	$ 3,896,125

Transfers between funds were to move revenues from the fund where collection occurred to the fund where funds have been reallocated for use.

NOTE 7 – CAPITAL ASSETS

Capital assets for the governmental activities for the fiscal year ended September 30, 2025 were as follows:

	Beginning Balance	Additions	Deductions	Ending Balance
Capital assets, not being depreciated:				
Land	$ 1,955,408	$ -	$ -	$ 1,955,408
Construction in progress	4,301,520	523,060	(4,301,520)	523,060
Total capital assets, not being depreciated	6,256,928	523,060	(4,301,520)	2,478,468
Capital assets, being depreciated:				
Building and building improvements	8,179,176	-	-	8,179,176
Improvements other than buildings	31,224,452	5,533,817	-	36,758,269
Furniture, fixtures, machinery and equipment	1,607,595	114,592	-	1,722,187
Motor vehicles	1,950,831	-	(643,974)	1,306,857
Infrastructure	5,902,121	-	-	5,902,121
Right-to-use leased vehicles	9,198	31,853	-	41,051
Software subscription	142,354	-	-	142,354
Total capital assets, being depreciated	49,015,727	5,680,262	(643,974)	54,052,015
Less accumulated depreciation/amortization:				
Building and building improvements	2,154,203	533,865	-	2,688,068
Improvements other than buildings	15,176,246	1,213,423	-	16,389,669
Furniture, fixtures, machinery and equipment	1,597,806	15,558	-	1,613,364
Motor vehicles	1,199,892	217,988	(579,846)	838,034
Infrastructure	4,948,102	24,748	-	4,972,850
Right-to-use leased vehicles	8,490	3,893	-	12,383
Software subscription	128,278	14,076	-	142,354
Total accumulated depreciation	25,213,017	2,023,551	(579,846)	26,656,722
Total capital assets, being depreciated, net	23,802,710	3,656,711	(64,128)	27,395,293
Governmental activities capital assets, net	$ 30,059,638	$ 4,179,771	$ (4,365,648)	$ 29,873,761

Capital assets for the business-type activities for the fiscal year ended September 30, 2025 were as follows:

	Beginning Balance	Additions	Deductions	Ending Balance
Capital assets, not being depreciated:				
Land	$ 13,820,052	$ -	$ -	$ 13,820,052
Total capital assets, not being depreciated	13,820,052	-	-	13,820,052
Capital assets, being depreciated:				
Buildings and utility plant	7,258,088	12,866	-	7,270,954
Equipment	412,585	103,015	-	515,600
Right-to-use leased vehicles	1,150	72,601	-	73,751
Total capital assets, being depreciated	7,671,823	188,482	-	7,860,305
Less accumulated depreciation/amortization:				
Buildings and utility plant	2,291,503	117,958	-	2,409,461
Equipment	272,539	32,278	-	304,817
Right-to-use leased vehicles	1,033	7,377	-	8,410
Total accumulated depreciation	2,565,075	157,613	-	2,722,688
Total capital assets, being depreciated, net	5,106,748	30,869	-	5,137,617
Business-type activities capital assets, net	$ 18,926,800	$ 30,869	$ -	$ 18,957,669

NOTE 7 – CAPITAL ASSETS (Continued)

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

Governmental activities:		
General government	$	124,792
Public safety		87,426
Transportation		268,139
Recreation		72,531
Physical environment		1,470,663
Total depreciation expense, governmental activities	$	2,023,551

Business-type activities:		
Sew er utility	$	61,485
Parking		96,128
Total depreciation/amortization expense, business-type activities	$	157,613

NOTE 8 – LONG-TERM LIABILITIES

Revenue Note

On November 29, 2024, the Town obtained The Revenue Note, Series 2024 (the "Note") from Truist Bank ("Lender") for a maximum commitment amount of $4,000,000 at a rate of interest equal to Term SOFR plus 150%. Interest will be payable monthly in arrears on the first day of each month commencing in the first full month after which the initial draw has been made. The entire unpaid principal balance, together with all accrued and unpaid interest and any fees will be due in full on November 29, 2029. The Note is a revolving line of credit, therefore, principal amounts advanced and repaid may be re-advanced. Outstanding principal amounts may be prepaid at the option of the Town in whole or in part. The Note was obtained in order to provide access to funds quickly to assist the Town in an emergency. As of the report date, the Town has not yet drawn on the Note.

Changes in long-term liabilities for governmental activities for the fiscal year ended September 30, 2025 were as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Governmental activities:					
Compensated absences	$ 179,332	$ 658,444	$ (677,585)	$ 160,191	$ 16,019
Leases payable	712	31,853	(3,619)	28,946	5,991
	$ 180,044	$ 690,297	$ (681,204)	$ 189,137	$ 22,010

For governmental activities, compensated absences are generally liquidated by the general fund.

Changes in long-term liabilities for business-type activities for the fiscal year ended September 30, 2025 were as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Business-type activities					
Leases payable	$ 89	$ 72,601	$ (6,714)	$ 65,976	$ 13,654
	$ 89	$ 72,601	$ (6,714)	$ 65,976	$ 13,654

NOTE 9 – LEASES

Lease Receivable
On February 28, 2013, the Town entered into an agreement to lease certain real property for use as a restaurant. The initial term of the lease is for a period of five years commencing on March 1, 2013 and ending February 28, 2018, with an option for additional five year renewal options. The lease was renewed through February 28, 2028. The lessee is required to make monthly fixed payments of $10,000 subject to a five percent annual increase. The lease has an interest rate of 0.2630%. The Town recognized lease revenue of $126,053 during the fiscal year.

Lease Payable
In a prior year, the Town entered into a lease as Lessee for the use of Vehicle - Sedan Cars that terminated in January 2025. The Town was required to make monthly fixed payments of $290. The lease had an interest rate of 0.4080%. The lease has a guaranteed residual value payment of $2,990.

During the current year, the Town entered into a lease agreement for the use of 3 vehicles that terminates in February 2030. As of September 30, 2025, the total value of the lease liabilities was $94,922; $28,946 is reflected in governmental activities and $65,976 in business-type activities. The lease has an interest rate of 4.00 percent. The Town is required to make total minimum payments of $1,924.

As of September 30, 2025, the total value of the Town's right to use assets was $114,802 with accumulated amortization of 20,793. The vehicles have a total guaranteed residual value of $19,627.

Parking Lot License Agreement
On November 10, 2015, the Town entered into an agreement to license to use a certain parcel of land from Florida Development Group, Inc. ("Licensor") for use as a public parking lot. The agreement may be terminated by either party provided the other party provides not less than 180 days' prior written notice, provided no termination of the agreement shall be effective prior to October 30, 2016. In accordance with the agreement, the Town shall pay Licensor, on a monthly basis, a license fee in an amount equal to 50% of the prior month's net parking revenues (as defined in the lease agreement). In accordance with the agreement, the Town paid the Licensor approximately $68,130 during fiscal year ended September 30, 2025.

NOTE 10 – COMMITMENTS AND CONTINGENCIES

Interlocal Agreements
The Town entered into an interlocal agreement with Broward Sheriff's Office on September 26, 2016 with an effective date of October 1, 2016 for police services in the Town. The agreement is for a five (5) year period and can be renewed for an additional five-year period, for a total of ten (10) years, without further action from the parties, unless terminated by either party as provided in the agreement. The Town began the renewal period on October 1, 2022. During the fiscal year ended September 30, 2025, the Town paid $6,252,105 under this agreement.

The Town entered a contract with the City of Pompano Beach to provide fire suppression services effective September 1, 2023. The cost of these services is funded through a Fire Assessment Fee. This revenue source represents the Town's third-largest source of revenue and is legally restricted for expenditures related to fire services.

Plan Examinations and Building Inspection Services
The Town contracts with C.A.P. Government, Inc. to conduct plan examinations and building inspection services. In accordance with the terms of its agreement with the Town, C.A.P. Government, Inc. collected $1,052,241 in the current fiscal year, of which the Town received 25% of actual revenue received for permit applications.

NOTE 10 – COMMITMENTS AND CONTINGENCIES (Continued)

Grants
Grant monies received and disbursed by the Town 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. Based upon prior experience, the Town does not believe that such disallowances or other actions taken by the grantor agencies, if any, would have a material effect on the financial position of the Town.

Litigation, Claims and Assessments
The Town is a defendant in various lawsuits incidental to its operations. As of the report date, the outcome of these matters cannot be determined and, therefore, no amounts related to these matters have been reflected in the financial statements.

NOTE 11 – FLORIDA RETIREMENT SYSTEM

General Information – The Town participates in the statewide 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 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 FRS 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.

All of the Town's full-time employees are eligible to enroll as members of the FRS. All rates, benefits and amendments are established by the State of Florida through its legislative body. An annual comprehensive financial report of the FRS, which includes its financial statements, required supplementary information, actuarial report, and other relevant information, is available from the Florida Department of Management Services (DMS), Division of Retirement, Research and Education Section, P.O. Box 9000, Tallahassee, Florida, 32315-9000; phone 850-488-5706; website (www.dms.myflorida.com).

The Town's FRS pension expense totaled $374,257 for the fiscal year ended September 30, 2025.

FRS Pension Plan

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

- Regular Class – Members of the FRS who do not qualify for membership in another class.
- Senior Management Service Class – Members in senior management level positions.

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. All members enrolled in the Plan on or after July 1, 2011, once vested, are eligible for normal retirement benefits at age 65 or any time after 33 years of service. Members of the Plan may include up to four years of credit for military service toward creditable service. The Plan also includes an early retirement provision; however, there is a benefit reduction for each year a member retires before his or her normal retirement date. The Plan provides retirement, disability, death benefits, and annual cost-of-living adjustments to eligible participants.

NOTE 11 – FLORIDA RETIREMENT SYSTEM (Continued)

The DROP, subject to provisions of 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. 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.

Basis of Accounting – The FRS fiduciary financial statements are prepared using the flow of economic resources measurement focus and the accrual basis of accounting. Under this method, revenues are recorded when earned and expenses are recorded at the time liabilities are incurred. Member contributions are recognized in the period of time for which the contributions are assessed. Employer contributions are recognized when due in the period in which employee services are performed and the employer has made a formal commitment to provide the contributions. Benefits and refunds are recognized when due and payable in accordance with the terms of each plan.

Contributions – The Florida Legislature establishes contribution rates for participating employers and employees. Contribution rates during the 2025 fiscal year were as follows:

	Percent of Gross Salary October 1, 2024 to June 30, 2025		Percent of Gross Salary July 1, 2025 to September 30, 2025	
Class	**Employee**	**Employer (1)**	**Employee**	**Employer (1)**
FRS, Regular	3.00	13.63	3.00	14.03
FRS, Senior Management	3.00	34.52	3.00	33.24

(1) Employer rates include a postemployment HIS contribution rate of 2.00%. Also, employer rates include 0.06% for administrative costs of the Investment plan.

The Town's contributions to the Plan totaled $569,301 for the fiscal year ended September 30, 2025. This excludes the HIS defined benefit pension plan contributions.

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 (AFC). For members initially enrolled before July 1, 2011, the AFC is the average of the five highest fiscal years' earnings; for members initially enrolled on or after July 1, 2011, the AFC 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.

Per 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% 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% determined by dividing the sum of the pre-July 2011 service credit by the total service credit at retirement multiplied by 3%. Plan members initially enrolled on or after July 1, 2011, will not have a cost-of-living adjustment after retirement.

NOTE 11 – FLORIDA RETIREMENT SYSTEM (Continued)

FRS Pension Plan (Continued)

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

Class, Initial Enrollment, and Retirement Age/Years of Service	% Value
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 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 years of service	1.68
Senior Management Service Class	2.00

Pension Liabilities, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions – At September 30, 2025, the Town reported a liability of $2,288,735 for its proportionate share of the Plan's net pension liability. The net pension liability was measured as of June 30, 2025, and the total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of June 30, 2025. The Town's proportionate share of the net pension liability was based on the Town's contributions for the year ended June 30, 2025 relative to the contributions made during the year ended June 30, 2025 of all participating members. At June 30, 2025, the Town's proportionate share was 0.00737% which was an increase of 0.00040% from its proportionate share measured as of June 30, 2024.

For the fiscal year ended September 30, 2025, the Town recognized pension expense of $211,447 related to the Pension Plan. In addition, the Town 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
Differences between expected and actual experience	$ 244,461	$ -
Change of assumptions	265,782	-
Net difference between projected and actual earnings on FRS pension plan investments	-	(382,127)
Changes in proportion and differences between Town FRS contributions and proportionate share of FRS contributions	117,228	(39,861)
Town FRS contributions subsequent to the measurement date	98,566	-
Total	$ 726,037	$ (421,988)

NOTE 11 – FLORIDA RETIREMENT SYSTEM (Continued)

FRS Pension Plan (Continued)

The deferred outflows of resources related to pensions, totaling $98,566, resulting from Town contributions to the Plan subsequent to the measurement date, will be recognized as a reduction of the net pension liability in the fiscal year ending September 30, 2026. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions will be recognized in pension expense as follows:

Year Ending September 30:	Amount
2026	$ 398,390
2027	(38,410)
2028	(71,132)
2029	(59,024)
2030	-
Thereafter	-
Total	$ 229,824

Actuarial Assumptions – The total pension liability in the July 1, 2025 actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement:

Inflation	2.40%
Salary increases	3.50%, average, including inflation
Investment rate of return	6.70%, net of pension plan investment expense, including inflation

Mortality rates were based on the PUB-2010 base table, with variations by member category and sex, projected generationally with Scale MP-2021. The actuarial assumptions that determined the total pension liability as of June 30, 2025, were based on the results of an actuarial experience study for the period July 1, 2018 through June 30, 2023.

The long-term expected rate of return on pension plan investments was not based on historical returns, but instead is based on a forward-looking capital market economic model. The allocation policy's description of each asset class was used to map the target allocation to the asset classes shown below. Each asset class assumption is based on a consistent set of underlying assumptions, and includes an adjustment for the inflation assumption. The target allocation and best estimates of arithmetic and geometric annual rates of return for each major asset class are summarized in the following table:

Asset Class	Target Allocation (1)	Arithmetic Return	Geometric Return	Standard Deviation
Cash	1.0%	3.2%	3.2%	1.1%
Fixed income	29.0%	5.5%	5.4%	4.0%
Global equity	45.0%	8.5%	6.9%	18.3%
Real estate (property)	12.0%	8.4%	7.1%	16.8%
Private equity	11.0%	12.4%	8.8%	28.4%
Strategic investments	2.0%	6.5%	6.1%	8.7%
Total	100.0%			
Assumed inflation - mean			2.4%	1.5%

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

NOTE 11 – FLORIDA RETIREMENT SYSTEM (Continued)

FRS Pension Plan (Continued)

Discount Rate – The discount rate used to measure the total pension liability was 6.70%. The 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 for calculating the total pension liability is equal to the long-term expected rate of return.

Sensitivity of the Town's Proportionate Share of the Net Pension Liability to Changes in the Discount Rate – The following presents the Town's proportionate share of the net pension liability calculated using the discount rate of 6.70%, as well as what the Town's proportionate share of the net pension liability would be if it were calculated using a discount rate that is 1-percentage-point lower (5.70%) or 1-percentage-point higher (7.70%) than the current rate:

	1% Decrease (5.70%)	Current Discount Rate (6.70%)	1% Increase (7.70%)
Town's proportionate share of net pension liability	$ 4,491,607	$ 2,288,735	$ 441,879

Pension Plan Fiduciary Net Position – Detailed information about the Plan's fiduciary net position is available in the FRS Pension Plan and Other State Administered Systems Annual comprehensive Financial Report.

HIS Pension Plan

Plan Description – The HIS Pension Plan (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 Division of Retirement within the Florida Department of Management Services.

Benefits Provided – In general, eligible retirees and beneficiaries receive a monthly HIS payment of $5 for each year of creditable service completed at the time of retirement, with a minimum HIS payment of $30 and a maximum HIS payment of $150 per month, pursuant to Section 112.363, Florida Statutes. To be eligible to receive a HIS Plan benefit, 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, 2025, the contribution rate was 2.00% of payroll, pursuant to section 112.363, Florida Statutes. The Town contributed 100 percent 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 the legislative appropriation or available funds fail to provide full subsidy benefits to all participants, benefits may be reduced or canceled.

The Town's contributions to the HIS Plan totaled $36,254 for the fiscal year ended September 30, 2025.

NOTE 11 – FLORIDA RETIREMENT SYSTEM (Continued)

Retiree Health Insurance Subsidy Program (Continued)

Pension Liabilities, Pension Expense, and Deferred Outflows of Resources and Deferred Inflows of Resources Related to Pensions – At September 30, 2025, the Town reported a net pension liability of $828,846 for its proportionate share of the HIS Program's net pension liability. The net pension liability was measured as of June 30, 2025, and the total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of July 1, 2024. The Town's proportionate share of the net pension liability was based on the year ended June 30, 2025 contributions relative to the year ended June 30, 2025 contributions of all participating members. At June 30, 2025, the Town's proportionate share was 0.00647%, which was an increase of .00034% from its proportionate share measured as of June 30, 2024.

For the fiscal year ended September 30, 2025, the Town recognized a pension expense of $25,306 related to the HIS Program. In addition, the Town 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
Differences between expected and actual experience	$ 4,948	$ (1,315)
Change of assumptions	7,336	(200,477)
Net difference between projected and actual earnings on HIS pension plan investments	-	(690)
Changes in proportion and differences between Town HIS contributions and proportionate share of HIS contributions	79,393	(29,321)
Town HIS contributions subsequent to the measurement date	13,849	-
Total	$ 105,526	$ (231,803)

The deferred outflows of resources related to pensions, totaling $13,849, resulting from Town contributions to the HIS Program subsequent to the measurement date will be recognized as a reduction of the net pension liability in the fiscal year ended September 30, 2026. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions will be recognized in pension expense as follows:

Year Ending September 30:	Amount
2026	$ (30,322)
2027	(38,170)
2028	(30,640)
2029	(22,675)
2030	(13,118)
Thereafter	2
Total	$ (134,923)

NOTE 11 – FLORIDA RETIREMENT SYSTEM (Continued)

Retiree Health Insurance Subsidy Program (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:

Inflation	2.40%
Salary increases	3.50%, average, including inflation
Investment rate of return	5.20%

Mortality rates were based on the PUB-2010 base table, with variations by member category and sex, projected generationally with Scale MP-2021. The actuarial assumptions that determined the total pension liability as of June 30, 2025, were based on certain results of an actuarial experience study of the FRS for the period July 1, 2018 – June 30, 2023.

Discount Rate – The discount rate used to measure the total pension liability was 5.20%. 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 HIS Plan sponsor. The Bond Buyer General Obligation 20-Bond Municipal Bond Index was adopted as the applicable municipal bond index.

Sensitivity of the Town's Proportionate Share of the Net Pension Liability to Changes in the Discount Rate – The following presents the Town's proportionate share of the net pension liability calculated using the discount rate of 5.20%, as well as what the Town's proportionate share of the net pension liability would be if it were calculated using a discount rate that is 1-percentage-point lower (4.20%) or 1-percentage-point higher (6.20%) than the current rate:

	1% Decrease 4.20%	Current Discount Rate 5.20%	1% Increase 6.20%
Town's proportionate share of net pension liability	$ 934,658	$ 828,846	$ 740,104

Pension Plan Fiduciary Net Position – Detailed information about the HIS Plan's fiduciary net position is available in the FRS Pension Plan and Other State Administered Systems Annual comprehensive Financial Report.

NOTE 11 – FLORIDA RETIREMENT SYSTEM (Continued)

FRS – Defined Contribution Pension Plan

The Town contributes to the FRS Investment Plan (Investment Plan), a defined contribution pension plan, for its eligible employees electing to participate in the Investment Plan. The Investment Plan is administered by the SBA, and is reported in the SBA's annual financial statements and in the State of Florida Annual comprehensive Financial Report. Service retirement benefits are based upon the value of the member's account upon retirement.

Eligible FRS members may elect to participate in the Investment Plan in lieu of the FRS defined-benefit plan. Town employees participating in DROP are not eligible to participate in the Investment Plan. Employer and employee contributions, including amounts contributed to individual member's accounts, are defined by law, but the ultimate benefit depends in part on the performance of investment funds. Benefit terms, including contribution requirements, for the Investment Plan are established and may be amended by the Florida Legislature. The Investment Plan is funded with the same employer and employee contribution rates that are based on salary and membership class (Regular Class, Elected Local Officers, etc.), as the FRS defined benefit plan. Contributions are directed to individual member accounts, and the individual members allocate contributions and account balances among various approved investment choices.

Allocations to the investment member's accounts during the 2025 fiscal year were as follows:

Class	Percent of Gross Compensation October 1, 2024 to June 30, 2025	Percent of Gross Compensation July 1, 2025 to September 30, 2025
FRS, Regular	8.30%	8.30%
FRS, Senior management	9.67%	9.67%

For all membership classes, employees are immediately vested in their own contributions and are vested after one year of service for employer contributions and investment earnings. If an accumulated benefit obligation for service credit originally earned under the FRS Pension Plan is transferred to the Investment Plan, the member must have the years of service required for FRS Pension Plan vesting (including the service credit represented by the transferred funds) to be vested for these funds and the earnings on the funds. Nonvested employer contributions are placed in a suspense account for up to five years. If the employee returns to FRS covered employment within the five year period, the employee will regain control over their account. If the employee does not return within the five year period, the employee will forfeit the accumulated account balance.

Costs of administering the Investment Plan, including the FRS Financial Guidance Program, are funded through an employer contribution of payroll and by forfeited benefits of Investment Plan members. The fee for the FRS Investment Plan was .06 percent.

After termination and applying to receive benefits, the member may rollover vested funds to another qualified plan, structure a periodic payment under the Investment Plan, receive a lump-sum distribution, leave the funds invested for future distribution, or any combination of these options. Disability coverage is provided; the member may either transfer the account balance to the FRS Pension Plan when approved for disability retirement to receive guaranteed lifetime monthly benefits under the FRS Pension Plan, or remain in the Investment Plan and rely upon that account balance for retirement income.

The Town's Investment Plan pension expense totaled $137,504 for the fiscal year ended September 30, 2025.

NOTE 12 – VOLUNTEER FIREFIGHTERS PENSION FUND

The Town sponsors the Volunteer Firefighters Pension Plan, a single-employer Public Employee Retirement System defined benefit pension plan. The Plan was established by Ordinance enacted by the Town Council to provide for the creation and operation of the Volunteer Firefighters Pension Plan. The Plan is governed by a five-member Board of Trustees. The Board of Trustees' duties include, amongst other responsibilities, making recommendations regarding changes in the provisions of the Plan and its investment policies; however, any changes to the Plan must be approved by the Town Commission. The Plan is reported as a pension trust fund and is included as part of the Town's reporting entity. The Plan was effectively closed on September 1, 2023.

Basis of Accounting – The Volunteer Firefighters Pension Plan ("Plan") financial statements are prepared on the accrual basis of accounting. All contributions are recognized when due, pursuant to formal commitments, as well as statutory or contractual requirements. Benefits and refunds are recognized when due and payable in accordance with the terms of the plan. Administrative expenses are recorded when incurred.

Method Used to Value Cash – All short-term investments with an original term of less than three months are considered cash equivalents.

Plan Termination – Effective September 1, 2023, the Town of Lauderdale-by-the-Sea terminated its contract for volunteer firefighter services with the Lauderdale-by-the-Sea Volunteer Fire Department, Inc., resulting in closure of the Plan because there are no active participants and no future contributions are expected. The Plan is being dissolved in accordance with Florida Statute §175.361(4), and the plan termination liability will be reduced to zero upon remittance of the remaining Plan assets to the State and the Town and completion of dissolution.

NOTE 13 – DEFERRED COMPENSATION PLAN

The Town offers its employees a deferred compensation plan created in accordance with Internal Revenue Code, Section 457. The plan, available to all Town employees, permits them to defer a portion of their salary until future years. The plan was established, and the provisions of the plan, including contribution rates, may be amended by the Town Commission. As outlined in the Town's personnel policies manual, if an employee eligible to participate in the Town's health insurance program does not elect to participate, the Town will contribute 80% of the Town's normal health insurance contribution for an employee with no spouse or dependent coverage to the deferred compensation plan on their behalf in lieu of providing health insurance. Additionally, contributions are also paid to the deferred compensation plan on behalf of the Town Manager. Except for the plan provisions related to loans, the deferred compensation is not available to the employees until termination, retirement, death or unforeseeable emergency. The plan is administered by Nationwide Retirement Solutions. Except for the plan provisions related to loans, the Town has no fiduciary responsibility for the plan and therefore, the Town does not report the balances and activities in its financial statements. During the current fiscal year, the Town contributed approximately $25,462 on behalf of employees to the deferred compensation plan and employees contributed approximately $88,591.

NOTE 14 – OTHER POST EMPLOYMENT BENEFITS

Plan Description – Pursuant to Section 112.081, Florida Statutes, the Town is required to permit eligible retirees and their eligible dependents to participate in the Town's health insurance program at a cost to the retiree that is no greater than the cost at which coverage is available for active employees. These retirees pay 100% of the blended rate for active and retired employees. Because the blended rate is greater than that of a plan including active employees only and less than that of a plan including retirees only, the amount the Town expends for active employees includes an implicit subsidy for participating retirees and dependents.

Membership – Participants of the plan consisted of the following at September 30, 2025:

Retirees and beneficiaries	
Currently receiving benefits	1
Active employees	43
Total	44

Changes in Net OPEB Liability – Sources of changes in the net OPEB liability were as follows:

	Total OPEB Liability	Fiduciary Net Position	Net OPEB Liability
Balance as of September 30, 2024	$ 78,922	$ -	$ 78,922
Changes due to:			
Service cost	5,753	-	5,753
Interest	3,902	-	3,902
Differences between expected and actual experience	-	-	-
Changes of assumptions	6,309	-	6,309
Benefit payments	(9,210)	-	(9,210)
Balance as of September 30, 2025	$ 85,676	$ -	$ 85,676

Actuarial Methods and Assumptions – Significant assumptions used to calculate the total OPEB liability were as follows:

Reporting Period Ending	September 30, 2025
Measurement date	September 30, 2024
Actuarial valuation date	September 30, 2023
Funding Method	Entry Age Cost Method (Level % of Pay)
Actuarial assumptions:	
Discount Rate	4.06%
Inflation Rate	2.50% per year
Salary Increase Rate	2.50% per year
Health Care Participation Rate	20% participation assumed, w ith 50% electing spouse coverage
Health Care Inflation	6.75% in fiscal 2025, grading dow n to ultimate rate of 4% in fiscal 2075
Mortality Rate	PubG-2010 Mortality Table projected to the valuation date using MP-2020.
Retirement Rates	100% at Age 60

NOTE 14 – OTHER POST EMPLOYMENT BENEFITS (Continued)

Sensitivity of the Net OPEB Liability to Changes in the Discount Rate – The following presents the net OPEB liability of the Town, as well as what the Town's net OPEB liability would be if it were calculated using a discount rate that is 1-percentage-point lower (3.06%) or 1-percentage-point higher (5.06%) than the current discount rate:

1% Decrease 3.06%	Current Discount Rate 4.06%	1% Increase 5.06%
$ 94,629	$ 85,676	$ 77,993

Sensitivity of the Net OPEB Liability Using Alternative Healthcare Cost Trend Rates – The following presents the net OPEB liability of the Town, as well as what the Town's net OPEB liability would be if it were calculated using healthcare cost trend rates that are 1-percentage-point lower or 1-percentage-point higher than the current healthcare cost trend rates:

1% Decrease 3.00% - 6.00%	Healthcare Cost Trend Rate 4.00% - 7.00%	1% Increase 5.00% - 8.00%
$ 76,505	$ 85,676	$ 96,630

OPEB Expense – For the fiscal year ended September 30, 2025, the Town recognized OPEB expense of $19,864.

NOTE 15 – RISK MANAGEMENT

The Town is exposed to various risks of loss related to torts, theft of, damage to, and destruction of assets, errors and omissions, and natural disasters for which the Town carries commercial insurance. There were no significant reductions in insurance coverage from the prior fiscal year. The Town provides employee medical benefits through commercial insurance coverage. Settlements during the previous three years did not exceed insurance coverage.

NOTE 16 – RELATED PARTIES

A member of the commission is the son-in-law of the owner of the company that has the leasing rights to a privately-owned 900-foot ocean pier in the Town. The pier has unrepaired damage from past storms including a portion that collapsed on November 10, 2022 as a result of Hurricane Nicole. The pier has code violations currently before the Town's Special Magistrate. As of March 27, 2026 approximately $372,100 in code violations have accrued on the property and additional fines accrue at $200 per day. It is not certain when the owner of the pier will address the code violations as a plan to rebuild the pier is being considered but requires extensive permitting before any demolition or construction could take place.

NOTE 17 – GASB PRONOUNCEMENTS

Implementation of Accounting Pronouncements

The Town implemented the following Governmental Accounting Standards Board Statements during the current fiscal year:

GASB 101: Compensated Absences

The objective of this Statement is to better meet the information needs of financial statement users by updating the recognition and measurement guidance for compensated absences. That objective is achieved by aligning the recognition and measurement guidance under a unified model and by amending certain previously required disclosures. The requirements of this Statement are effective for fiscal years beginning after December 15, 2023, and all reporting periods thereafter. Earlier application is encouraged.

GASB 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 beginning after June 15, 2024, and all reporting periods thereafter. Earlier application is encouraged.

Recently Issued Accounting Pronouncements Not Yet Adopted

GASB 103: Financial Reporting Model Improvements

GASB Statement No. 103, issued in April 2024 and effective for fiscal years beginning after June 15, 2025, aims to improve the financial reporting model by enhancing the clarity and usefulness of financial statements.

GASB 104: Disclosure of Certain Capital Assets

GASB Statement No. 104, issued in September 2024 and effective for fiscal years beginning after June 15, 2025, requires enhanced disclosures about certain capital assets, including detailed information on the nature and extent of capital assets held by the government.

GASB 105: Subsequent Events

This statement, issued in December 2025 and effective for fiscal years beginning after June 15, 2026, updates reporting for subsequent events and requires disclosure of the date through which subsequent events were evaluated.

The Town's management has not yet determined the effect these Statements will have on the Town's financial statements.

REQUIRED SUPPLEMENTARY INFORMATION
(OTHER THAN MD&A)

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
REQUIRED SUPPLEMENTARY INFORMATION
BUDGETARY COMPARISON SCHEDULE –
GENERAL FUND
FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Budgeted Amounts		Actual	Variance with Final Budget- Positive
	Original	Final	Amounts	(Negative)
Revenues:				
Property taxes	$ 13,548,619	$ 13,548,619	$ 13,770,895	$ 222,276
Franchise fees and utility taxes	2,063,499	2,063,499	2,349,944	286,445
Intergovernmental	1,203,884	1,245,243	1,097,491	(147,752)
Fines and forfeitures	87,000	87,000	92,051	5,051
Charges for services	7,250	7,250	13,250	6,000
Licenses and permits	187,200	241,200	295,961	54,761
Interest income	-	-	810,907	810,907
Grant revenue	-	-	36,476	36,476
Miscellaneous revenues	383,560	936,975	262,077	(674,898)
Total revenues	17,481,012	18,129,786	18,729,052	599,266
Expenditures:				
General government departments:				
Commission	352,150	352,150	257,483	94,667
Donations	68,500	68,500	66,227	2,273
Visitor center	142,341	142,341	82,423	59,918
Administration	1,381,915	1,503,282	1,447,821	55,461
Attorney	408,000	408,000	323,296	84,704
General	1,295,900	1,295,900	883,298	412,602
Tourism and community outreach	653,550	653,550	519,733	133,817
Total general government	4,302,356	4,423,723	3,580,281	843,442
Other departments:				
Police department	6,439,135	6,439,135	6,353,402	85,733
Emergency medical services	519,680	519,680	662,121	(142,441)
Development services	1,115,152	1,071,690	793,381	278,309
Municipal services	3,982,690	3,982,690	3,482,807	499,883
Recreation services	116,999	116,999	113,625	3,374
Total other departments	12,173,656	12,130,194	11,405,336	724,858
Total expenditures	16,476,012	16,553,917	14,985,617	1,568,300
Excess (deficiency) of revenues over (under) expenditures	1,005,000	1,575,869	3,743,435	2,167,566
Other financing sources (uses):				
Use of fund balance	-	88,256	-	(88,256)
Transfers in	250,000	250,000	250,000	-
Transfers out	(1,255,000)	(1,914,125)	(1,914,125)	-
Total other financing sources (uses)	(1,005,000)	(1,575,869)	(1,664,125)	(88,256)
Net change in fund balance	$ -	$ -	2,079,310	$ 2,079,310
Fund balance, beginning			10,221,713	
Fund balance, ending			$ 12,301,023	

See notes to Required Supplementary Information.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
REQUIRED SUPPLEMENTARY INFORMATION
BUDGETARY COMPARISON SCHEDULE –
BUILDING FUND
FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Budgeted Amounts	Actual	Variance With Final Budget-
	Original & Final	Amounts	Positive (Negative)
Revenues:			
Licenses and permits	$ 1,453,019	$ 1,405,722	$ (47,297)
Total revenues	1,453,019	1,405,722	(47,297)
Expenditures:			
Current:			
Public safety	1,528,121	1,377,279	150,842
Total expenditures	1,528,121	1,377,279	150,842
Excess (deficiency) of revenues over (under) expenditures	(75,102)	28,443	103,545
Other financing sources (uses):			
Use of fund balance	275,102	-	(275,102)
Transfers in / (out)	(200,000)	(200,000)	-
Total other financing sources (uses)	75,102	(200,000)	(275,102)
Net change in fund balances	$ -	(171,557)	$ (171,557)
Fund balance, beginning		1,248,482	
Fund balance, ending		$ 1,076,925	

See notes to Required Supplementary Information.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
REQUIRED SUPPLEMENTARY INFORMATION
BUDGETARY COMPARISON SCHEDULE –
FIRE FUND
FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Budgeted Amounts		Actual	Variance With Final Budget -
	Original	**Final**	**Amounts**	**Positive (Negative)**
Revenues:				
Fire assessments	$ 1,347,159	$ 1,347,159	$ 1,376,926	$ 29,767
Charges for services	77,000	77,000	104,992	27,992
Miscellaneous revenues	-	74	73	(1)
Total revenues	1,424,159	1,424,233	1,481,991	57,758
Expenditures:				
Current:				
Public Safety	2,024,159	2,144,551	1,410,116	734,435
Capital outlay	-	76,415	-	76,415
Total expenditures	2,024,159	2,220,966	1,410,116	810,850
Excess (deficiency) of revenues over (under) expenditures	(600,000)	(796,733)	71,875	868,608
Other financing sources (uses):				
Use of fund balance	600,000	-	-	-
Transfers in	-	659,125	659,125	-
Transfers out	-	-	(50,000)	(50,000)
Sale of capital assets		137,608	137,608	-
Total other financing sources (uses)	600,000	796,733	746,733	(50,000)
Net change in fund balances	$ -	$ -	818,608	$ 818,608
Fund balance, beginning			1,184,535	
Fund balance, ending			$ 2,003,143	

See notes to Required Supplementary Information

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
REQUIRED SUPPLEMENTARY INFORMATION
NOTE TO BUDGETARY COMPARISON SCHEDULE
FISCAL YEAR ENDED SEPTEMBER 30, 2025

NOTE 1 – BUDGETS AND BUDGETARY ACCOUNTING

Annual appropriated budgets are adopted for all governmental funds on a basis consistent with accounting principles generally accepted in the United States.

The Town follows these procedures in establishing the budgetary data reflected in the financial statements:

(a) In July, the Town Manager submits to the Commission a proposed operating and capital budget for the ensuing fiscal year. The budget includes proposed expenditures and the means of financing them.

(b) Public hearings are conducted to obtain taxpayer comments.

(c) Prior to October 1, the budget is legally enacted through passage of an ordinance.

(d) The Town Commission, by motion, may make supplemental appropriations for the fiscal year.

(e) Formal budgetary integration is employed as a management control device during the fiscal year for the general fund.

(f) The Town Manager is authorized to transfer part or all of an unencumbered appropriation balance within a department; however, any revisions that alter the total appropriations of any fund must be approved by the Town Commission. The classification detail at which expenditures may not legally exceed appropriations is at the department level.

(g) Unencumbered appropriations lapse at fiscal year-end. Encumbered amounts are reappropriated in the following fiscal year's budget.

(h) Budgeted amounts are as originally adopted or as amended.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF PROPORTIONATE SHARE OF NET PENSION LIABILITY –
FLORIDA RETIREMENT SYSTEM
FISCAL YEAR ENDED SEPTEMBER 30, 2025

Schedule of the Town's Proportionate Share of the Net Pension Liability -
Florida Retirement System Pension Plan
Last 10 Years (1) (2)

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Town's proportion of the FRS net pension liability	0.00737%	0.00697%	0.00690%	0.00721%	0.00720%	0.00724%	0.00821%	0.00838%	0.00811%	0.00739%
Town's proportionate share of the FRS net pension liability	$ 2,288,735	$ 2,696,902	$ 2,748,328	$ 2,682,141	$ 543,717	$ 3,136,558	$ 2,827,042	$ 2,523,345	$2,397,897	$1,867,084
Town's covered employee payroll	$ 1,779,036	$ 1,763,625	$ 1,689,546	$ 1,743,670	$ 1,647,208	$ 1,704,272	$ 1,804,862	$ 1,812,223	$1,652,978	$1,907,616
Town's proportionate share of the FRS net pension liability as a percentage of its covered employee payroll	128.65%	152.92%	162.67%	153.82%	33.01%	184.04%	156.63%	139.24%	145.07%	97.88%
FRS plan fiduciary net position as a percentage of the total pension liability	*87.26%*	83.70%	82.38%	82.89%	96.40%	78.85%	82.61%	84.26%	83.89%	84.88%

Schedule of the Town's Proportionate Share of the Net Pension Liability -
Health Insurance Subsidy Pension Plan
Last 10 Years (1) (2)

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Town's proportion of the HIS net pension liability	0.00647%	0.00613%	0.00585%	0.00629%	0.00625%	0.00634%	0.00640%	0.00634%	0.00604%	0.00618%
Town's proportionate share of the HIS net pension liability	$ 828,846	$ 919,837	$ 928,808	$ 665,824	$ 766,557	$ 774,159	$ 716,401	$ 670,555	$ 645,544	$ 720,176
Town's covered employee payroll	$ 1,779,036	$ 1,763,625	$ 1,689,546	$ 1,743,670	$ 1,647,208	$ 1,704,272	$ 1,804,862	$ 1,812,223	$1,652,978	$1,907,616
Town's proportionate share of the HIS net pension liability as a percentage of its covered employee payroll	46.59%	52.16%	54.97%	38.19%	46.54%	45.42%	39.69%	37.00%	39.05%	37.75%
HIS plan fiduciary net position as a percentage of the total pension liability	6.36%	4.80%	4.12%	4.81%	3.56%	3.00%	2.63%	2.15%	1.64%	0.97%

(1) The amounts presented for each year were determined as of the measurement date, June 30.

(2) Information is only available for the years presented.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF PENSION CONTRIBUTIONS –
FLORIDA RETIREMENT SYSTEM
FISCAL YEAR ENDED SEPTEMBER 30, 2025

Schedule of the Town Contributions -
Florida Retirement System Pension Plan
Last 10 Fiscal Years (1) (2)

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Contractually required FRS contribution	$ 355,750	$ 303,504	$ 307,950	$ 263,843	$ 232,940	$ 222,200	$ 229,363	$ 228,094	$ 201,918	$ 213,343
FRS contributions in relation to the contractually required contribution	(355,750)	(303,504)	(307,950)	(263,843)	(232,940)	(222,200)	(229,363)	(228,094)	(201,918)	(213,343)
FRS contribution deficiency (excess)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Town's covered employee payroll	$ 1,812,720	$ 1,812,720	$ 1,704,957	$ 1,680,556	$ 1,645,548	$ 1,717,336	$ 1,741,337	$ 1,822,995	$ 1,710,062	$ 1,987,533
FRS contributions as a percentage of covered employee payroll	19.63%	19.63%	18.06%	15.70%	14.16%	12.94%	13.17%	12.51%	11.81%	10.73%

Schedule of the Town Contributions -
Health Insurance Subsidy Pension Plan
Last 10 Fiscal Years (1) (2)

	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Contractually required HIS contribution	$ 36,254	$ 34,098	$ 29,652	$ 27,897	$ 27,317	$ 28,507	$ 28,905	$ 30,262	$ 28,387	$ 32,944
HIS contributions in relation to the contractually required contribution	(36,254)	(34,098)	(29,652)	(27,897)	(27,317)	(28,507)	(28,905)	(30,262)	(28,387)	(32,944)
HIS contribution deficiency (excess)	$ -		$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Town's covered employee payroll	$ 1,812,720	$ 1,812,720	$ 1,704,957	$ 1,680,556	$ 1,645,548	$ 1,717,336	$ 1,741,337	$ 1,822,995	$ 1,710,062	$ 1,987,533
HIS contributions as a percentage of covered employee payroll	2.00%	2.00%	1.74%	1.66%	1.66%	1.66%	1.66%	1.66%	1.66%	1.66%

(1) The amounts presented for each fiscal year were determined as of September 30.

(2) Information is only available for the years presented.

A publicly available financial statement for the Plan can be obtained from the Florida Department of Management Services (DMS), Division of Retirement, Research and Education Section, PO Box 9000, Tallahassee, Florida, 32315-9000; phone 850-488-5706; website (ww.dms.myflorida.com) which includes additional financial reporting requirements, including the annual money-weighted rate of return on pension plan investments.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF CHANGES IN THE TOWN'S NET OPEB LIABILITY
FISCAL YEAR ENDED SEPTEMBER 30, 2025

Fiscal Year Ended September 30,	2025	2024	2023	2022	2021	2020	2019
Total OPEB Liability							
Beginning balance	$ 78,922	$ 97,641	$ 116,323	$ 143,716	$ 119,631	$ 135,003	$ 138,275
Service cost	5,753	7,186	9,181	13,003	10,737	9,749	10,075
Interest	3,902	4,829	2,969	3,248	4,502	5,772	5,176
Differences between expected and actual experience	-	(12,994)	-	7,667	-	(26,873)	-
Changes in assumptions	6,309	(10,506)	(24,103)	(41,322)	18,138	9,467	(6,121)
Benefit payments	(9,210)	(7,234)	(6,729)	(9,989)	(9,292)	(13,487)	(12,402)
Ending balance (a)	$ 85,676	$ 78,922	$ 97,641	$ 116,323	$ 143,716	$ 119,631	$ 135,003
Plan Fiduciary Net Position							
Beginning balance	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Service cost	-	-	-	-	-	-	-
Expected interest growth	-	-	-	-	-	-	-
Changes in assumptions	-	-	-	-	-	-	-
Benefit payments	-	-	-	-	-	-	-
Ending balance (b)	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Net OPEB Liability (a -b)	$ 85,676	$ 78,922	$ 97,641	$ 116,323	$ 143,716	$ 119,631	$ 135,003
Plan fiduciary net position as a percentage of total OPEB liability	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
Covered employee payroll	$ 2,673,719	$ 2,608,507	$ 2,049,012	$ 1,999,036	$ 1,991,464	$ 1,942,891	$ 2,073,315
Net OPEB liability as a percentage of covered employee payroll	3.20%	3.03%	4.77%	5.82%	7.22%	6.16%	6.51%

BUDGETARY COMPARISON SCHEDULES

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND
CHANGES IN FUND BALANCE – BUDGET TO ACTUAL
CAPITAL PROJECTS FUND
FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Budgeted Amounts Original & Final	Actual Amounts	Variance with Final Budget- Positive (Negative)
Revenues:			
Grant revenue	$ 450,000	$ -	$ (450,000)
Total revenues	450,000	-	(450,000)
Expenditures:			
General Government:			
Administrative	726,642	122,759	603,883
Capital outlay	3,225,358	2,003,850	1,221,508
Total expenditures	3,952,000	2,126,609	1,825,391
Excess (deficiency) of revenues over (under) expenditures	(3,502,000)	(2,126,609)	1,375,391
Other financing sources (uses):			
Transfers in	2,987,000	2,987,000	-
Use of fund balance	515,000	-	(515,000)
Total other financing sources (uses)	3,502,000	2,987,000	(515,000)
Net change in fund balance	$ -	860,391	$ 860,391
Fund balance, beginning		2,124,513	
Fund balance, ending		$ 2,984,904	

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND
CHANGES IN FUND BALANCE – BUDGET TO ACTUAL
SPECIAL REVENUE FUND
POLICE TRAINING AND FORFEITURE FUND
FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Budgeted Amounts Original & Final	Actual Amounts	Variance With Final Budget- Positive (Negative)
Revenues:			
Miscellaneous	$ -	$ 392	$ 392
Total revenues	-	392	392
Net change in fund balances	$ -	392	$ 392
Fund balance, beginning		198	
Fund balance, ending		$ 590	

STATISTICAL SECTION

STATISTICAL SECTION

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

<u>Contents</u>

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

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

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

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

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

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

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 1
NET POSITION BY COMPONENT
LAST TEN FISCAL YEARS
(ACCRUAL BASIS OF ACCOUNTING)
(AMOUNTS EXPRESSED IN THOUSANDS)

	Fiscal Year Ended September 30,									
	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Governmental activities:										
Net investment in capital assets	$24,579	$ 23,632	$ 22,702	$ 21,699	$ 21,361	$ 21,390	$ 20,128	$ 26,908	$ 30,060	$ 29,874
Restricted for:										
Florida building Code						211	684	1,025	1,248	1,077
Town beautification per contractual agreement	678	678	678	678	678	678	678	678	486	485
Law enforcement	3	5	12	14	14	14	14	16	2	1
Fire enforcement	904	946	1,140	1,399	1,505	1,708	1,745	977	1,185	2,003
Unrestricted	7,043	7,672	8,610	9,640	10,508	9,549	11,456	5,768	8,726	12,215
Total governmental activities net position	33,207	32,933	33,142	33,430	34,066	33,550	34,705	35,372	41,707	45,655
Business-type activities:										
Net investment in capital assets	9,026	12,148	12,800	13,778	14,176	14,141	19,177	19,035	18,927	18,892
Unrestricted	5,239	3,868	5,013	6,001	7,036	8,588	4,777	5,087	6,897	8,332
Total business-type activities net position	14,265	16,016	17,813	19,779	21,212	22,729	23,954	24,122	25,824	27,224
Primary government:										
Net investment in capital assets	33,605	35,780	35,502	35,477	35,537	35,531	39,305	45,943	48,987	48,766
Restricted for:										
El Mar beautification per contractual agreement	678	678	678	678	678	678	678	678	486	485
Florida building Code Enforcement						211	684	1,025	1,248	1,077
Law enforcement	3	5	12	14	14	14	14	16	2	1
Fire enforcement	904	946	1,140	1,399	1,505	1,708	1,745	977	1,185	2,003
Unrestricted	12,282	11,540	13,623	15,641	17,544	18,137	16,233	10,855	15,623	20,547
Total primary government net position	$47,472	$ 48,949	$ 50,955	$ 53,209	$ 55,278	$ 56,279	$ 58,659	$ 59,494	$ 67,531	$ 72,879

Source: Town of Lauderdale-By-The-Sea Finance Department

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA

TABLE 2

CHANGES IN NET POSITION

LAST TEN FISCAL YEARS

(ACCRUAL BASIS OF ACCOUNTING)

(AMOUNTS EXPRESSED IN THOUSANDS)

Fiscal Year Ended September 30, Expenses:	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Governmental activities:										
General government	$2,327	$2,514	$2,535	$2,747	$2,689	$2,269	$2,395	$3,972	$3,570	$3,665
Public safety	7,407	7,338	7,428	7,849	8,131	8,625	9,635	10,427	10,108	10,629
Transportation	1,675	1,856	1,978	2,013	2,339	2,013	2,490	2,899	3,461	3,547
Recreation	442	470	444	472	581	610	597	571	167	186
Physical environment	1,534	1,591	1,435	1,362	1,454	2,568	4,505	1,702	1,196	1,771
Interest	-	-	-	-	-	-	30	21	9	1
Total governmental activities	13,385	13,769	13,820	14,443	15,194	16,085	19,652	19,592	18,511	19,799
Business-type activities:										
Sewer	950	955	856	877	1,043	1,090	1,068	1,496	1,544	1,241
Stormwater	-	-	-	-	-	-	-	-	-	-
Parking	680	753	765	922	858	996	1,196	1,132	1,078	1,081
Interest on long-term debt										
Total business-type activities	1,630	1,708	1,621	1,799	1,901	2,086	2,264	2,628	2,622	2,322
Total primary government	$ 15,015	$ 15,477	$ 15,441	$ 16,242	$ 17,095	$ 18,171	$ 21,916	$ 22,220	$21,133	$22,121
Program revenues:										
Governmental activities:										
Charges for services:										
General government	$ 1,502	$ 1,357	$ 1,632	$ 1,503	$ 2,557	$ 1,269	$ 2,265	$ 2,727	$ 2,647	$ 1,794
Public safety	1,018	1,095	1,099	1,100	1,095	1,095	1,079	1,207	1,258	1,495
Transportation	-	-	-	-	-	-	-	-	-	-
Recreation	-	-	-	-	-	-	-	-	-	-
Physical environment	-	-	-	-	-	-	-	-	-	-
Operating grants and contributions	82	84	85	193	285	551	3,514	124	547	1
Capital grants and contributions	-	-	-	-	-	-	-	-	-	-
Total governmental activities program revenues	2,602	2,536	2,816	2,796	3,937	2,915	6,858	4,058	4,452	3,290
Business type activities:										
Charges for services:										
Sewer	1,051	1,150	1,178	1,197	1,193	1,303	1,304	1,302	1,207	1,337
Stormwater	-	-	-	-	-	-	-	-	-	-
Parking	2,182	2,309	2,237	2,616	2,092	2,685	3,191	3,636	3,732	3,971
Capital grants and contributions	-	-	-	-	-	-	-	-	-	-
Total business-type activities program revenues	3,233	3,459	3,415	3,813	3,285	3,988	4,495	4,938	4,939	5,308
Total primary government program revenues	$ 5,835	$ 5,995	$ 6,231	$ 6,609	$ 7,222	$ 6,903	$ 11,353	$ 8,996	$ 9,391	$ 8,598

Source: Town of Lauderdale-By-The-Sea Finance Department

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 2 (CONTINUED)
CHANGES IN NET POSITION
LAST TEN FISCAL YEARS
(ACCRUAL BASIS OF ACCOUNTING)
(AMOUNTS EXPRESSED IN THOUSANDS)

	Fiscal Year Ended September 30,										
	2015	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Net (expense) revenue:											
Governmental activities	$ (9,931)	$ (10,783)	$ (11,233)	$ (11,004)	$ (11,647)	$ (11,257)	$ (13,170)	$ (12,794)	$ (15,514)	$ (14,049)	$ (16,474)
Business-type activities	1,620	1,603	1,751	1,794	2,014	1,384	1,902	2,231	2,310	2,316	2,986
Total primary government net expense	$ (8,311)	$ (9,180)	$ (9,482)	$ (9,210)	$ (9,633)	$ (9,873)	$ (11,268)	$ (10,563)	$ (13,204)	$ (11,733)	$ (13,488)
General revenues and other changes in net position:											
Governmental activities:											
Property taxes	$ 7,076	$ 7,484	$ 7,920	$ 8,271	$ 8,699	$ 8,804	$ 9,152	$ 9,112	$ 9,924	$ 12,752	$ 13,771
Utility taxes based on gross receipts	1,009	999	1,050	1,059	1,084	1,067	1,078	1,165	1,332	1,346	1,402
Franchise fees based on gross receipts	706	735	749	735	771	768	769	857	940	950	948
Communications services tax	357	414	317	314	315	318	293	308	317	291	276
Intergovernmental	916	682	703	716	723	645	739	863	858	832	1,149
Unrestricted Interest earnings	32	6	17	25	89	115	5	5	156	725	811
Miscellaneous	417	186	202	208	253	174	215	199	256	565	263
Transfers	-	-	-	-	-	-	-	-	-	-	1,732
Special items	-	-	-	-	-	-	-	-	-	-	73
Total governmental activities	10,513	10,506	10,958	11,328	11,934	11,891	12,251	12,509	13,783	17,461	20,425
Business-type activities:											
Unrestricted Interest earnings	2	-	-	6	35	26	0	1	27	40	-
Miscellaneous	3	5	-	8	18	22	15	101	136	304	146
Gain on sale of assets	-	-	1	-	-	-	-	-	-	-	-
Transfers	-	-	-	-	-	-	-	-	-	-	(1,732)
Total business-type activities	5	5	1	14	53	48	15	102	163	344	(1,586)
Total primary government	$10,518	$ 10,511	$ 10,959	$ 11,342	$ 11,987	$ 11,939	$ 12,266	$ 12,611	$ 13,946	$ 17,805	$ 18,839
Changes in net position:											
Government activities	$ 582	$ (277)	$ (275)	$ 324	$ 287	$ 634	$ (919)	$ (285)	$ (1,731)	$ 3,412	$ 3,951
Business-type activities	1,625	1,608	1,752	1,808	2,067	1,432	1,917	2,333	2,473	2,660	1,400
Total primary government	$ 2,207	$ 1,331	$ 1,477	$ 2,132	$ 2,354	$ 2,066	$ 998	$ 2,048	$ 742	$ 6,072	$ 5,351

Source: Town of Lauderdale-By-The-Sea Finance Department

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 3
GENERAL GOVERNMENTAL TAX REVENUES BY SOURCE
LAST TEN FISCAL YEARS
(ACCRUAL BASIS OF ACCOUNTING)
(AMOUNTS EXPRESSED IN THOUSANDS)

Fiscal Year Ended September 30,	Ad Valorem and Fire Taxes	Franchise Fees on Services	Utility Tax	Communication Service Tax	Transportation Tax	Total
2016	8,459	735	999	414	110	10,717
2017	8,973	749	1,050	317	116	11,205
2018	9,323	735	1,059	314	112	11,543
2019	9,755	771	1,084	315	113	12,038
2020	9,853	768	1,067	318	100	12,106
2021	10,203	1,078	769	1,165	101	13,316
2022	10,142	857	1,165	308	109	12,581
2023	11,077	940	1,332	317	108	13,774
2024	13,906	950	1,346	291	103	16,596
2025	15,148	948	1,402	276	111	17,885

Source: Town of Lauderdale-By-The-Sea Finance Department

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 4
FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN FISCAL YEARS
(MODIFIED ACCRUAL BASIS OF ACCOUNTING)
(AMOUNTS EXPRESSED IN THOUSANDS)

	September 30,									
	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
General fund:										
Nonspendable	$ 202	$ 158	$ 91	$ 44	$ 129	$ -	$ -	$ -	$ -	$ -
Assigned	3,740	2,333	2,500	2,500	4,150	2,500	2,500	2,500	2,553	5,237
Unassigned	2,443	3,520	4,653	5,842	5,893	6,094	5,876	5,435	7,669	7,064
Total general fund	$ 6,385	$ 6,011	$ 7,244	$ 8,386	$ 10,172	$ 8,594	$ 8,376	$ 7,935	$ 10,222	$ 12,301
All other governmental funds:										
Nonspendable	$ 67	$ 67	$ 67	$ -	$ 74	$ -	$ -	$ -	$ -	$ 12
Restricted	1,584	1,630	1,831	2,090	2,195	2,611	3,122	2,695	2,919	3,554
Committed	-	-	-	-	-	-	-	-	-	-
Assigned	1,424	2,866	2,952	3,580	2,863	3,097	5,066	1,033	1,639	2,499
Unassigned	-	-	-	(92)	(5)	-	-	-	-	-
Total all other governmental funds	$ 3,075	$ 4,563	$ 4,850	$ 5,578	$ 5,127	$ 5,708	$ 8,188	$ 3,728	$ 4,558	$ 6,065

Note:

Source: Town of Lauderdale-By-The-Sea Finance Department

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 5
CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN FISCAL YEARS
(MODIFIED ACCRUAL BASIS OF ACCOUNTING)

	Fiscal Year Ended September 30,									
	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Revenues:										
Property taxes and fire assessments	$15,147,821	$13,906,418	$11,076,994	$10,142,004	$10,203,620	$9,853,257	$9,755,326	$9,323,013	$8,973,038	$8,458,845
Franchise fees and utility taxes	2,349,944	2,295,869	2,272,096	2,022,272	1,847,000	1,835,015	1,854,540	1,794,609	1,799,511	1,734,171
Intergovernmental	1,097,491	1,123,724	1,174,967	1,471,975	1,032,457	963,615	1,037,907	1,029,976	1,019,977	1,095,512
Fines and forfeitures	92,051	151,053	82,828	40,206	40,151	1,710,876	357,287	484,086	161,139	94,009
Charges for services	118,242	102,624	53,322	49,317	44,588	46,051	44,631	47,013	42,300	43,015
Interest and other	810,907	724,848	156,311	5,731	5,079	114,915	1,145,245	25,317	17,081	6,024
Licenses and permits	1,701,683	2,495,690	2,644,274	2,224,742	1,228,868	846,857	89,366	1,147,773	1,196,042	1,408,293
Grants	36,476	546,986	124,201	3,513,583	551,046	285,955	193,393	84,696	84,237	81,650
Miscellaneous revenues	262,542	564,765	263,336	199,987	215,014	174,187	253,023	207,760	202,005	346,943
Total revenues	21,617,157	21,911,977	17,848,329	19,669,817	15,167,823	15,830,728	14,730,718	14,144,243	13,495,330	13,268,462
Expenditures:										
Current:										
General government	3,651,561	3,456,619	2,959,416	2,506,648	2,567,815	2,527,771	2,458,940	2,386,055	2,209,305	2,209,228
Public safety	10,584,099	10,070,883	10,306,144	9,584,224	8,559,543	8,003,039	7,681,724	7,325,908	7,215,408	7,274,122
Transportation	3,368,796	3,285,302	2,663,042	2,431,697	2,066,966	2,111,273	1,733,786	1,750,558	1,636,939	1,485,940
Economic										
Recreation	113,625	109,441	494,227	547,038	589,763	576,938	460,021	431,725	458,066	430,185
Physical environment					277,016	234,351	221,694	233,592	223,675	230,293
Capital outlay	2,177,308.00	2,840,177.00	8,628,080.00	3,445,730	2,505,363	1,041,011	304,795	495,847	637,985	2,260,012
Debt service:										
Principal	3,619	32,438	2,823	2,819						
Interest	613	999	21	30						
Total expenditures	19,899,621	19,795,859	25,053,753	18,518,186	16,566,466	14,494,383	12,860,960	12,623,685	12,381,378	13,889,780
Excess (deficiency) of revenues over expenditures	1,717,536	2,116,118	(7,205,424)	1,151,631	(1,398,643)	1,336,345	1,869,758	1,520,558	1,113,952	(621,318)
Other financing sources (uses):										
Transfers in	3,896,125	2,650,000	2,437,300	1,671,962	3,022,254	35,000	912,580	537,822	1,808,063	2,244,835
Transfers out	(2,164,125)	(1,650,000)	(132,300)	(562,662)	(2,621,490)	(35,000)	(912,580)	(537,822)	(1,808,063)	(2,244,835)
Debt issued	-	-	-	-	-	-	-	-	-	-
Sale of Capital assets	137,608	-	-	-	-	-	-	-	-	-
Total other financing sources (uses)	1,869,608	1,000,000	2,305,000	1,109,300	400,764	-	-	-	-	-
Net change in fund balances	3,587,144	3,116,118	(4,900,424)	2,260,931	(997,879)	1,336,345	1,869,758	1,520,558	1,113,952	(621,318)
Fund balances - beginning	14,779,441	11,663,323	16,563,747	14,302,816	15,300,695	13,964,350	12,094,592	10,574,034	9,460,082	10,081,400
Residual equity transfer										
Fund balances - ending	$ 18,366,585	$ 14,779,441	$ 11,663,323	$ 16,563,747	$ 14,302,816	$ 15,300,695	$ 13,964,350	$ 12,094,592	$ 10,574,034	$ 9,460,082

Source: Town of Lauderdale-By-The-Sea Finance Department

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 6
GENERAL GOVERNMENTAL REVENUES BY SOURCE (1)
LAST TEN FISCAL YEARS

Fiscal Year	Property Taxes and Fire Assessment Fees	Franchise Fees and Utility Taxes	Licenses and Permits	Inter-Gov't	Charges Services	Fines and Forfeitures	Grants	Interest and Other	Total
2016	8,458,845	1,734,171	1,408,293	1,095,512	43,015	94,009	81,650	352,967	13,268,462
2017	8,973,038	1,799,511	1,196,042	1,019,977	42,300	161,139	84,237	219,086	13,495,330
2018	9,323,013	1,794,609	1,147,773	1,029,976	47,013	484,086	84,696	233,077	14,144,243
2019	9,755,326	1,854,540	1,145,245	1,037,907	44,631	357,287	193,393	342,389	14,730,718
2020	9,853,257	1,835,015	846,857	963,615	46,051	1,710,876	285,955	289,102	15,830,728
2021	10,203,620	1,847,000	1,228,868	1,032,457	44,588	40,151	551,046	220,093	15,167,823
2022	10,142,004	2,022,272	2,224,742	1,471,975	49,317	40,206	3,513,583	205,718	19,669,817
2023	11,076,994	2,272,096	2,644,274	1,174,967	53,322	82,828	124,201	419,647	17,848,329
2024	13,906,418	2,295,869	2,495,690	1,123,724	102,624	151,053	546,986	1,289,613	21,911,977
2025	15,147,821	2,349,944	1,701,683	1,097,491	118,242	92,051	36,476	1,073,449	21,617,157

Source: Town of Lauderdale-By-The-Sea Finance Department

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 7
PRELIMINARY RECAPITULATION OF THE AD VALOREM ASSESSMENT ROLLS
LAST TEN FISCAL YEARS

Fiscal Year	Tax Roll Year	Real Property Assessed Value	Personal Property Assessed Value	Exemptions Real	Exemptions Personal	Taxable Assessed Property Value	Final Actual Taxable Value	Total Direct Tax Rate
2016	2015	2,199,032,820	20,856,875	139,266,890	5,071,794	2,075,551,011	2,073,594,801	3.7379
2017	2016	2,343,814,020	21,518,709	140,782,850	4,969,718	2,219,580,161	2,219,593,247	3.5989
2018	2017	2,633,255,130	25,617,432	146,659,620	4,748,348	2,507,464,594	2,376,152,413	3.5989
2019	2018	2,747,642,390	24,658,591	148,531,390	4,597,310	2,619,172,281	2,500,803,075	3.5989
2020	2019	2,837,935,350	25,310,350	151,619,270	4,454,434	2,707,171,996	2,609,201,941	3.5000
2021	2020	2,922,478,720	25,813,927	154,954,160	4,304,194	2,789,034,293	2,698,422,605	3.5000
2022	2021	3,173,710,480	26,401,309	156,305,650	3,165,749	3,040,640,390	2,780,377,130	3.3923
2023	2022	3,500,875,440	30,325,317	161,402,340	3,718,009	3,366,080,408	3,034,558,581	3.9235
2024	2023	3,770,664,880	31,440,321	165,514,300	3,770,989	3,632,819,912	3,361,763,818	3.9235
2025	2024	3,967,811,640	34,308,927	167,611,644	4,395,501	3,830,113,422	3,628,367,892	3.9000

Source: Brow ard County, Florida, Property Appraiser

Note: Property in Brow ard County is reassessed once every year, on average. The county assesses property at approximately 85-100 percent of actual value for commercial and industrial property and 85-100 percent for residential property, as required by Florida law . Estimated actual taxable value is calculated by dividing taxable value by those percentages. Tax rates are per $1,000 of assessed value.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 8
PRINCIPAL PROPERTY TAXPAYERS
CURRENT AND TEN YEARS AGO
SEPTEMBER 30, 2025

	2025			
Taxpayer	Assessed Valuation[1]	Type of Use	Rank	Percentage of Total Assessed Valuation
M6 Dev Fort Lauderdale LLC	30,099,130	Property	1	1.14%
Florida Development Group	18,806,180	Hotel	2	0.71%
White Cap Of Florida Inc	16,648,746	Condominiums	3	0.63%
Gorana International Inc	12,234,340	Restaurant/Pier	4	0.46%
Edmondson , James P	11,407,920	Restaurant	5	0.43%
Z & K Property Corp Inc	9,546,640	Condominiums	6	0.36%
LBTS Properties LLC	9,093,610	Property	7	0.35%
Orlando Deluca TR Capalbo, Richard M Trstee	8,255,220	Property	8	0.31%
Demko Family Holdings LTD	6,530,800	Restaurant/Prk. Lot/ Hotel	9	0.25%
ACS 218 LLC	6,469,440	Condominiums	10	0.25%
	129,092,026			4.90%

2015				
Taxpayer		Assessed Valuation[1]	Rank	Percentage of Total Assessed Valuation
Florida Development Group Inc	$	34,085,460	1	1.65%
Edmondson, James P- Seawatch		9,631,290	2	0.47%
White Cap Of Fl Inc		7,409,790	3	0.36%
Demko Family Holdings LTD		6,378,530	4	0.31%
Gorana International Inc		5,169,750	5	0.25%
Cole BN Lauderdale Inc		3,910,320	6	0.19%
Z & K Property Corp Inc		3,774,170	7	0.18%
Topflow Property Corp		3,759,320	8	0.18%
Minto Villas -By-The-Sea Llc		3,704,240	9	0.18%
Anglin Fam Tr		3,495,240	10	0.17%
	$	81,318,110		3.94%

[1] Source: Broward County Revenue Collector

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 9
PROPERTY TAX LEVIES AND COLLECTIONS
LAST TEN FISCAL YEARS

Fiscal Year Ended September 30,	Total Tax Levy	(1). Current Tax Collected	Percentage of Current Taxes Collected	Delinquent Tax Collections	Total Tax Collections	Ratio of Total Tax Collections to Total Tax Levy
2016	7,767,916	7,745,628	99.71%	-	7,745,628	99.71%
2017	8,197,882	8,187,809	99.88%	-	8,187,809	99.88%
2018	8,566,383	8,551,166	99.82%	-	8,551,166	99.82%
2019	9,033,399	9,007,973	99.72%	-	9,007,973	99.72%
2020	9,178,604	9,115,971	99.32%	-	9,115,971	99.32%
2021	9,490,048	9,455,177	99.63%	-	9,455,177	99.63%
2022	9,471,467	9,441,542	99.68%	-	9,441,542	99.68%
2023	10,332,165	10,301,168	99.70%	-	10,301,168	99.70%
2024	13,223,564	13,196,121	99.79%	-	13,196,121	99.79%
2025	14,274,933	14,255,684	99.87%	-	14,255,684	99.87%

Source: Town of Lauderdale-By-The-Sea Finance Department

(1) Includes collection fees and early payment discounts taken

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 10
PROPERTY TAX RATES (PER $1,000)
DIRECT AND OVERLAPPING GOVERNMENTS
LAST TEN FISCAL YEARS

				Other Taxing Agencies			Special Districts		
Fiscal Year	Lauderdale By-The-Sea	Broward County	Broward County Schools	South Florida Water Management	Florida Inland Navigation	Broward Children's Services Council	North Broward Hospital	Hillsboro Inlet	Total
2016	3.7379	5.7230	7.2740	0.3551	0.0320	0.4882	1.4425	0.0860	19.1387
2017	3.6873	5.6690	6.9063	0.3307	0.0320	0.4882	1.3462	0.0860	18.5457
2018	3.5989	5.6690	6.5394	0.3100	0.0320	0.4882	1.2483	0.0860	17.9718
2019	3.5989	5.6690	6.7393	0.2795	0.0320	0.4882	1.0324	0.0985	17.9378
2020	3.5000	5.6690	6.5052	0.2675	0.0320	0.4882	1.1469	0.0985	17.7073
2021	3.5000	5.6690	6.4621	0.2572	0.0320	0.4699	1.2770	0.0995	17.7667
2022	3.3923	5.6690	6.1383	0.2301	0.0320	0.4500	1.6029	0.0999	17.6145
2023	3.9235	5.6690	6.6156	0.2301	0.0288	0.4500	1.4307	0.1024	18.4501
2024	3.9235	5.6690	6.4655	0.2301	0.0288	0.4500	1.3261	0.1024	18.1954
2025	3.9000	5.6658	6.4845	0.2301	0.0270	0.4500	1.2391	0.1250	18.1215

Source: Broward County, Florida, Property Appraiser

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 11
RATIO OF ANNUAL DEBT SERVICE EXPENDITURES TO
TOTAL GENERAL GOVERNMENTAL EXPENDITURES
LAST TEN FISCAL YEARS

Fiscal Year	Principal	Interest	Total Debt Service	Total General Governmental Expenditures	Ratio of Debt
2016	-	-	-	13,889,780	0.00%
2017	-	-	-	12,381,378	0.00%
2018	-	-	-	12,623,685	0.00%
2019	-	-	-	12,860,960	0.00%
2020	-	-	-	14,494,383	0.00%
2021	-	-	-	16,566,466	0.00%
2022	2,819	30	2,849	18,518,186	0.02%
2023	2,823	21	2,844	25,053,753	0.01%
2024	32,438	999	33,437	19,795,859	0.17%
2025	3,619	613	4,232	19,899,621	0.02%

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 12
RATIOS OF OUTSTANDING DEBT BY TYPE
LAST TEN FISCAL YEARS

	Governmental Activities	Business-type Activities						
Fiscal Year	Leases/ SBITAs	Promissory Notes	Leases/ SBITAs	Primary Government	Population	Per Capita	Personal Income	Percentage of Personal Income
2016	-	-	-	-	11,000	-	64,180	0.00%
2017	-	-	-	-	11,000	-	60,548	0.00%
2018	-	-	-	-	11,000	-	65,691	0.00%
2019	-	-	-	-	11,000	-	73,197	0.00%
2020	-	-	-	-	12,000	-	72,068	0.00%
2021	-	-	-	-	12,000	-	72,560	0.00%
2022	66,118	3,100,000	798	3,166,916	12,000	264	72,359	0.36%
2023	33,150	1,600,000	444	1,633,594	12,000	136	67,569	0.20%
2024	712	-	89	801	12,000	-	66,655	0.00%
2025	28,946		65,976	94,922	12,000	8	68,886	0.01%

Source: Town of Lauderdale-By-The-Sea Finance Department
Estimate the peak seasonal population to be approximately 12,000 (adjusted)

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 13
DIRECT AND OVERLAPPING
GOVERNMENTAL ACTIVITY DEBT
SEPTEMBER 30, 2025

Name of Governmental Unit	Net Bonded Outstanding September 30, 2025	Percent of Debt Applied to Town Lauderdale By-The-Sea (1)	Amount of Debt Applied to Town of Lauderdale By-The-Sea (2)
Broward County	$ - [1]	1.1892%	$ -
Broward County School District	9,400 [2]	1.1892%	112
Subtotal, overlapping debt			0
Town of Lauderdale-By-The-Sea Direct Debt			-
Total direct and overlapping debt			$ -

[1] Source: Broward County, Florida Property Appraiser
[2] Source: Broward County School Board ACFR

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

(1) The percentage of overlapping debt applicable is estimated using taxable assessed property values. Applicable percentages were estimated by determining the portion of Broward County's taxable assessed value that is within the Town of Lauderdale-By-The-Sea's boundaries and dividing it by Broward County's total taxable assessed value.

(2) Broward County General Bonded Debt paid in full as of September 30,2025

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 14
STATISTICS
DEMOGRAPHICS AND ECONOMICS
SEPTEMBER 30, 2025

Date of Incorporation:	November 30, 1947	
Year of Charter Adoption:	1947	
Form of Town Government:	Commission-Manager	
Location:	Lauderdale-By-The-Sea is in the east-central part of Broward County and shares boundaries with three other municipalities. Its eastern boundary is the Atlantic Ocean. It is 30 miles north of Miami and 33 miles south of Palm Beach. The Town is just over 1.5 square miles in area and has a population of 6,100 with a peak seasonal population of 12,000. It is a seaside community with primary industries being retail trade, tourism/hospitality, finance, insurance and real estate.	
Number of Employees and Officials:	Full and Part-Time	38
Recreation facilities:	Miles of Public Beach	2
	Miles of Navigable Water	2
	Parks	3
	Tennis Courts	2
	Shuffleboard Courts	2
	Bocce Ball Court	1
	Basketball Court	1
Infrastructure:	Town Buildings	8
	Fire Stations	1
	Surface Parking Lots	4
Socio-Economic Data:	Consumer Price Index [(1)A]	2.6%
	Per Capita Personal Income [(2)]	68,886
Population Statistics:	Civilian Labor Force [(1)B]	1,086.60
	Unemployment Rate [(1)C]	4.2%

Source:
(1) United States Department of Labor - Bureau of Labor Statistics
Broward County, Florida
A. All urban consumers, base: 1982-84=100, not seasonally adjusted
B. Number of persons, in thousands, not seasonally adjusted
C. Not seasonally adjusted

(2) United States Department of Labor, Bureau of Labor Statistics (December 2025)

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 15
PRINCIPAL EMPLOYERS
CURRENT AND TEN YEARS AGO
SEPTEMBER 30, 2025

	2025			2015		
Employer	Employees	Rank	Percentage of Total Town Employment	Employees	Rank	Percentage of Total Town Employment
Aruba's Beach Café Restaurant	152	1	N/A	182	1	N/A
Benihana-Restaurant	77	2	N/A			N/A
Tacocraft-Restaurant	65	3	N/A			N/A
Vinnie Italian- Restaurant	54	4	N/A			N/A
Village Grill-Restaurant	52	5	N/A			N/A
Pier 14 Tapas- Restaurant	40	6	N/A			N/A
Sea Watch Restaurant			N/A	145	2	N/A
Blue Moon Fish Company - Restaurant			N/A	100	3	N/A
Benihana-Restaurant			N/A	65	4	N/A
Mulligans			N/A	65	5	N/A
BurgerFi			N/A	35	6	N/A
Total	440			592		

Source: Lauderdale-By-The-Sea Development Services
N/A - Information not available

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 16
FULL TIME EQUIVALENT GOVERNMENT POSITIONS BY FUNCTION
LAST TEN FISCAL YEARS

	Full time Equivalent Positions as of September 30,									
Function	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Administration	7.35	7.15	7.6	7.6	7.6	7.6	7.6	7.3	7.5	7.5
General Government	1	1.8	1	1	1	1	1	1.5	1.4	1.4
Public Works	17.45	17.45	15.7	15.7	15.7	15.7	15.7	15.8	15.8	15.8
Development services	3.3	3.3	3.1	3.1	3.1	3.1	3.1	3.5	3.4	3.4
Parking	3	2.6	2.55	2.55	2.55	2.55	2.55	1.5	1.5	1.5
Project Management	0.6	0.6	1.2	1.2	1.2	1.2	1.2	1.1	1.1	1.1
Sewer	1.5	1.5	1.3	1.3	1.3	1.3	1.3	1.3	1.3	1.3
Building	2.3	1.1	1.55	1.55	1.55	1.55	1.55	-	-	-
Total	36.50	35.50	34.00	34.00	34.00	34.00	34.00	32.00	32.00	32.00

Source: Lauderdale-By-The-Sea Finance Department.

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 17
OPERATING INDICATORS BY FUNCTION
LAST TEN FISCAL YEARS

	Fiscal Year									
Function	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
General Government:										
Informational calls received	4,054	3,698	7,128	5,231	1,432	1,527	3,251	3,317	4,068	4,595
Public records request	652	219	49	67	-	15	25	49	47	42
Resolutions	55	62	72	59	61	47	138	36	46	42
Ordinances	6	11	6	12	11	8	27	26	11	15
Commission meetings	29	25	31	26	22	22	22	29	26	30
Cash receipts - general operating	5,346	6,361	5,928	4,980	7,827	6,386	6,751	6,221	5,786	5,970
Cash disbursements - general operating	1,791	2,500	3,096	4,165	3,924	3,507	3,868	3,673	3,650	3,425
Payroll disbursements - general operating	1,547	1,961	2,078	2,176	2,102	3,042	3,100	3,230	3,397	3,380
Purchase orders issued	4	8	20	13	23	16	14	23	18	29
Claims processed - gen liability and workers comp	11	4	4	-	1	3	6	3	1	4
Hours of information technology services	266	231	183	320	187	230	268	140	181	153
Public safety:										
Informational calls received	13,077	8,750	10,597	11,312	10,164	8,621	8,951	8,208	9,416	9,116
Citizen on patrol membership	20	28	28	30	32	32	32	32	29	29
Fire responses	382	453	333	586	441	386	323	443	407	353
Fire medical services (EMS)	1,200	1,257	685	1,053	1,184	1,032	1,116	1,115	1,114	1,119
Notices of violations code compliance	134	168	115	258	43	21	132	314	270	638
Citations issued code compliance	271	220	222	201	195	130	371	-	-	-
Complaints investigated	681	538	476	547	484	294	814	1,231	1,062	1,154
Parking citations	8,714	14,620	9,789	10,651	11,686	6,476	5,925	5,275	8,447	8,953
Cultural - recreation:										
Scheduled recreation activities	1,812	1,920	1,297	1,293	500	678	1,538	1,396	1,213	1,157
Recreation Volunteer hours	3,694	2,812	2,670	2,196	1,017	6	2,966	2,124	1,756	1,914
Recreation activity participants	15,758	13,118	2,624	2,097	720	2,017	3,719	3,425	2,621	2,885

TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA
TABLE 18
CAPITAL ASSETS BY FUNCTION
LAST TEN FISCAL YEARS

	Fiscal Year									
Function	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
General Government Facilities:										
Town Buildings	8	8	8	7	7	7	7	7	7	7
Recreation Facilities:										
Miles of Public Beach	2	2	2	2	2	2	2	2	2	2
Parks	3	3	3	3	3	3	3	3	3	3
Tennis Courts	2	2	2	2	2	2	2	2	2	2
Shuffleboard Court	2	2	2	2	2	2	2	2	2	2
Bocci Ball Court	1	1	1	1	1	1	1	1	1	1
Basketball Court	1	1	1	1	1	1	1	1	1	1
Beach Portals	6	6	6	6	6	6	6	6	6	6
Public Safety Facilities:										
Police Station	1	1	1	1	1	1	1	1	1	1
Police Vehicles	31	31	31	31	31	30	30	30	30	30
Fire Stations	1	1	1	1	1	1	1	1	1	1
Fire Rescue Station	1	1	1	1	1	1	1	1	1	1
Fire Vehicles	2	2	3	3	3	3	3	3	3	2
Fire Rescue Vehicle	1	1	3	3	3	3	3	3	3	3
Infrastructure:										
Miles of paved roads	16.7	16.7	16.7	16.7	16.7	16.7	16.68	16.68	16.68	16.68
Cable television	1	1	1	1	1	1	1	1	1	1
Surface Parking Lot	4	4	4	4	4	4	4	4	4	4

Source: Town of Lauderdale-By-The-Sea Municipal Services Department

COMPLIANCE SECTION

Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

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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*

Honorable Mayor, Town Commission and Town Manager
Town Of Lauderdale-By-The-Sea, 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, the business-type activities, each major fund, and the remaining fund information of the Town Of Lauderdale-By-The-Sea, Florida ("Town") as of and for the fiscal year ended September 30, 2025, and the related notes to the financial statements, which collectively comprise the Town's basic financial statements, and have issued our opinion thereon dated May 18, 2026.

Report on Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the Town's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the Town's internal control. Accordingly, we do not express an opinion on the effectiveness of the Town'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 Town's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

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.

Grau & Associates

May 18, 2026

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INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH THE REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES, REQUIRED BY RULE 10.556(10) OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA

Honorable Mayor, Town Commission and Town Manager
Town Of Lauderdale-By-The-Sea, Florida

We have examined the Town Of Lauderdale-By-The-Sea, Florida's ("Town") compliance with the requirements of Section 218.415, Florida Statutes, in accordance with Rule 10.556(10) of the Auditor General of the State of Florida during the fiscal year ended September 30, 2025. Management is responsible for Town's compliance with those requirements. Our responsibility is to express an opinion on Town's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. Those standards require that we plan and perform the examination to obtain reasonable assurance about whether the Town complied, in all material respects, with the specified requirements referenced in Section 218.415, Florida Statutes. An examination involves performing procedures to obtain evidence about whether the Town complied with the specified requirements. The nature, timing, and extent of the procedures selected depend on our judgment, 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. Our examination does not provide a legal determination on the Town's compliance with specified requirements.

In our opinion, the Town complied, in all material respects, with the aforementioned requirements for the fiscal year ended September 30, 2025.

This report is intended solely for the information and use of the Mayor, Town Commission, Town Manager, Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, and the Florida Auditor General and is not intended to be and should not be used by anyone other than these specified parties.

Grau & Associates

May 18, 2026

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MANAGEMENT LETTER PURSUANT TO THE RULES OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA

Honorable Mayor, Town Commission and Town Manager
Town of Lauderdale-By-The-Sea, Florida

Report on the Financial Statements

We have audited the financial statements of the Town of Lauderdale-By-The-Sea, Florida ("Town") as of and for the fiscal year ended September 30, 2025, and have issued our report thereon dated May 18, 2026.

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 G*overnment Auditing Standards,* issued by the Comptroller General of the United States; 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 the Financial Statements Performed in Accordance with *Government Auditing Standards;* and Independent Auditor'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, which are dated May 18, 2026, should be considered in conjunction with this management letter.

Purpose of this Letter

The purpose of this letter is to comment on those matters required by Chapter 10.550 of the Rules of the Auditor General of the State of Florida. Accordingly, in connection with our audit of the financial statements of the Town, as described in the first paragraph, we report the following:

I. Current year findings and recommendations.
II. Status of prior year findings and recommendations.
III. Compliance with the Provisions of the Auditor General of the State of Florida.

Our management letter is intended solely for the information and use of the Mayor, Town Commission, Town Manager, Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, as applicable, and is not intended to be and should not be used by anyone other than these specified parties.

We wish to thank the Town of Lauderdale-By-The-Sea, Florida and the personnel associated with it, for the opportunity to be of service to them in this endeavor as well as future engagements, and the courtesies extended to us.

Grau & Associates

May 18, 2026

REPORT TO MANAGEMENT

I. CURRENT YEAR FINDINGS AND RECOMMENDATIONS

None

II. PRIOR YEAR FINDINGS

None

III. COMPLIANCE WITH THE PROVISIONS OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA

Unless otherwise required to be reported in the auditor's report on compliance and internal controls, the management letter shall include, but not be limited to the following:

1. A statement as to whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report.

   There were no significant findings and recommendations made in the preceding annual financial audit report for the fiscal year ended September 30, 2024.

2. Any recommendations to improve the local governmental entity's financial management.

   There were no such matters discovered by, or that came to the attention of, the auditor, to be reported for the fiscal year ended September 30, 2025.

3. Noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance.

   There were no such matters discovered by, or that came to the attention of, the auditor, to be reported, for the fiscal year ended September 30, 2025.

4. The name or official title and legal authority of the Town are disclosed in the notes to the financial statements.

5. The Town has not met any of the financial emergency conditions described in Section 218.503(1), Florida Statutes.

6. We applied financial condition assessment procedures and no deteriorating financial conditions were noted. It is management's responsibility to monitor financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.

7. A statement as to whether or not a property assessed clean energy (PACE) program that finances qualifying improvements authorized pursuant to Section 163.081 or Section 163.082, Florida Statutes, operated within the county, municipality, or dependent special district geographical boundaries during the fiscal year under audit, regardless of whether any new financing arrangements were initiated during the period under audit or whether only preexisting financing arrangements were administered.

   A PACE program that finances qualifying improvements authorized pursuant to Section 163.081 or Section 163.082, Florida Statutes, did not operate within the municipality's geographical boundaries during the fiscal year ending September 30, 2025.

8. If a PACE program was operating within the geographical area of the county, municipality, or dependent special district during the period under audit, a list of all program administrators and third-party administrators that administered the program and the full legal names and contact information of each such program administrator and third-party administrator.

   Not applicable.

Agenda Item No: 8.a.

Town Commission Agenda Item Report

Meeting Date: May 26, 2026
Submitted By: Ken Rubach, Town Manager
Submitting Department: Administration
Item Type: Town Manager Report
Agenda Section: TOWN MANAGER REPORT

Subject Title: Town Manager Report

Explanation: **BSO Law Enforcement Contract Negotiations**
Staff met with Broward Sheriff's Office on May 18th to begin negotiations regarding a new law enforcement contract. We expect this to be completed sometime during the next few months and brought forward to the Commission for their consideration. I am also pleased to announce that BSO submitted its new budget for FY27, and the increase was approximately 50% lower than initially anticipated, resulting in almost $500,000 less than what was contemplated in the draft budget presented at the May budget Workshop.

Dive into Summer
With May officially in full swing, we are excited to host everyone for the Town's annual Dive into Summer celebration. This year Dive is expanding into a two-day event, taking place Friday, May 29th, from 5:00 p.m.-9:00 p.m. and Saturday, May 30th, from 5:00 p.m.- 10:00 p.m. Friday evening will include bands in El Prado Park with bar service provided by Scuba4Good, while Saturday is enhanced with an artisan vendor village, comprised of local, community-based merchants, as well as a dining village. We welcome the opportunity for and encourage Town businesses to set up in either area! Please contact our Events Manager, Katie Anderson (954-640-4209), for more information.

New this year, we're introducing the Lauderdale-By-The-Sea Dive Log! From Friday, May 15, through Saturday, May 30, participants can explore as many participating businesses as possible while enjoying special offers and incentives along the way. Dive Logs will be available at Town Hall (4501 N Ocean Drive) and at participating locations.

This program is designed to help residents discover new local favorites while also taking advantage of exclusive deals at the places they already love. The more stops you make, the more punches you earn—and the better your prize! Completed Dive Logs can be redeemed at the Scuba4Good tent during the Dive into Summer event.

Employee Milestone Anniversary

I am pleased to announce that one of our all-star Public Works Employees, James Wilson, celebrated his 20th Anniversary with the Town. James has been a critical piece to the success of the department, whether it's operating the street sweeper or helping to construct our latest project, James is always there lending a hand and utilizing his expertise. Please join me in wishing him a happy anniversary and many more!

Thank-You Letter From the City of Coral Springs

Attached to the Town Manager's Report is a thank-you letter from the City of Coral Springs Commission and the Administration regarding our support in the wake of the tragic loss of their Vice-Mayor Nancy Metayer Bowen. The Town proudly stands by our neighbors in their time of need, and we continue to grieve with them over this tragedy. She truly was an inspiration to the City and the Broward family as a whole.

Upcoming Workshops

-Wednesday, June 3rd at 5:30 pm (Code Enforcement)

-Tuesday, June 9th at 5:30 pm (CIP)

Upcoming Meetings
-Code Compliance Hearing — Thursday, May 28th at 5:00 pm
-Commission Meeting — Tuesday, June 9th at 6:30 pm

Recommendation:

Exhibits:
1. City of Coral Springs Thank You Letter

CORAL SPRINGS
EVERYTHING UNDER THE SUN

May 12, 2026

Dear Town Manager Rubach,

On behalf of the City Commission, City Manager, and City Attorney, we extend our deepest gratitude for your heartfelt expressions of support in honor of Vice Mayor Nancy Metayer.

During this profoundly difficult time, we are sincerely appreciative of your office's gesture of support and sympathy. Your thoughtfulness has brought comfort to Vice Mayor Metayer's family, our city family, and the community at large, serving as a meaningful tribute to her legacy of service, leadership, and unwavering dedication to our residents.

We are truly moved by the outpouring of compassion and solidarity. Your support not only honors her memory but also reflects the unity and strength that define our community.

Please accept our sincere appreciation for standing with us and helping to celebrate the life and impact of an extraordinary leader.

With gratitude,

Scott J. Brook
Mayor

Shawn M. Cerra
Commissioner

Joshua Simmons
Commissioner

Joseph McHugh
Commissioner

Catherine Givens
City Manager

John J. Hearn
City Attorney

CITY OF CORAL SPRINGS, FLORIDA • OFFICE OF THE CITY COMMISSION
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Agenda Item No: 8.b.

Town Commission Agenda Item Report

Meeting Date: May 26, 2026
Submitted By: Lucila Lang, Finance Director
Submitting Department: Finance
Item Type: Presentation
Agenda Section: TOWN MANAGER REPORT

Subject Title: February 2026 Finance Report

Explanation: Presented is the February 2026 financial report which consists of the attached Revenue/Expenditure Report (Exhibit 2) and the Cash & Investment Report (Exhibit 3). At the end of February, the Town was 41.67% through the fiscal year.

Recommendation: N/A

Exhibits:
1. February 2026 Finance Report
2. February 2026 Revenue_Expenditure Report
3. February 2026 Cash & Investment Report

February is the fifth month of the fiscal year 2025-2026.

The following is a summary of the operating results through 2/28/26:

Fund	Annual Budget	Budgeted Appropriations	Budgeted Revenues Excluding Appropriations	YTD Revenues Amount	YTD Revenues % of Budget	YTD Expenditures Amount	YTD Expenditures % of Budget	Net Amount
General Fund	$ 21,656,208.00	$ 2,607,943.00	$ 19,048,265.00	$ 14,279,916.07	**74.97%**	$ 7,322,567.86	**38.44%**	$ 6,957,348.21
Building Fund	$ 1,940,940.00	$ 90,750.00	$ 1,850,190.00	$ 609,629.47	**32.95%**	$ 561,675.29	**30.36%**	$ 47,954.18
Sewer Fund	$ 1,803,000.00	$ -	$ 1,803,000.00	$ 403,065.79	**22.36%**	$ 359,349.82	**19.93%**	$ 43,715.97
Fire Fund	$ 2,548,000.00	$ 150,000.00	$ 2,398,000.00	$ 2,193,032.25	**91.45%**	$ 883,791.98	**36.86%**	$ 1,309,240.27
Capital Fund	$ 3,929,080.00	$ 700,000.00	$ 3,229,080.00	$ 796,770.00	**24.67%**	$ 253,682.96	**6.46%**	$ 543,087.04
Parking Fund	$ 3,613,524.00	$ -	$ 3,613,524.00	$ 1,534,766.21	**42.47%**	$ 405,209.82	**11.21%**	$ 1,129,556.39
Grand Total	$ 35,490,752.00	$ 3,548,693.00	$ 31,942,059.00	$ 19,817,179.79		$ 9,786,277.73		$ 10,030,902.06

General Fund

The General Fund remains financially stable through February 2026, with revenues continuing to outperform expenditure activity at this stage of the fiscal year.

Ad Valorem Property Tax Revenues remain the Town's largest revenue source and totaled approximately $12.58 million, representing 88.56% of budgeted revenues. Other major revenues continue to perform generally as anticipated.

Collection Rates	2021	2022	2023	2024	2025	2026
November	24.52%	22.87%	22.43%	23.56%	20.53%	19.36%
December	83.41%	85.70%	84.17%	83.76%	82.38%	78.07%
January	87.04%	89.34%	87.32%	86.22%	85.90%	83.59%
February	90.85%	92.91%	91.31%	90.48%	89.92%	88.56%
March	92.83%	94.68%	93.10%	92.82%	92.41%	
April	97.64%	98.37%	96.88%	96.91%	96.84%	
May	98.85%	99.10%	97.86%	98.17%	97.98%	
June	100.17%	99.54%	98.89%	99.20%	99.28%	
July	101.51%	101.25%	101.23%	101.56%	101.60%	

On the expenditure side, General Fund operating expenditures remain within budgetary expectations and reflects the Town's continued efforts to maintain service levels while carefully managing operating costs.

Major operational expenditures continue to support essential municipal services. Police department expenditures totaled approximately $2.998 million, representing 41.19% of budget, while EMS expenditures totaled approximately $556,417 or 38.64% of budget, reflecting the Town's contractual public safety service agreements.

Below is a breakdown of attorney fees:

Services Rendered	Matter	Total
February, 2026	General Representation	$16,179.45
	Commission Meetings	$ 2,575.60
	Board Meetings	$ 685.00
	Land Use	$ 3,205.80
	Fire	$ 755.39
	Charter Review Board	$ 6,247.20
	Cost Recovery	$ 1,041.20
	Code Enforcement	$ 493.20
	Total:	**$31,182.84**

At the close of February 2026, the General Fund reflects a positive operating position, with revenues exceeding expenditures year-to-date due to the front-loaded receipt of ad valorem taxes. This favorable position is typical for this time of the fiscal year and will normalize as operating and contractual expenditures continue throughout the fiscal year.

Building Fund

For the five-month period ending February 28, 2026, Building Fund revenues totaled approximately $609,629, representing 31.41% of the annual budget of $1.94 million, while expenditures totaled approximately $561,675, or 28.94% of budget. Overall financial activity within the Building Fund remains stable and within budgetary expectations, although revenues continue to trend below original projections due to lower-than-anticipated permitting activity and the timing of development projects.

Sewer Fund

For the five-month period ending February 28, 2026, Sewer Fund revenues totaled approximately $403,066, representing 22.36% of the annual budget of $1.80 million, while expenditures totaled approximately $359,350, or 19.93% of budget. Overall financial activity within the Sewer Fund remains stable and within budgetary expectations at this point in the fiscal year.

Fire Fund

For the five-month period ending February 28, 2026, Fire Fund revenues totaled approximately $2.19 million, representing 86.07% of the annual budget of $2.55 million, while expenditures totaled approximately $883,792, or 34.69% of budget. Overall financial activity within the Fire Fund remains favorable and continues to support the Town’s fire protection operations.

Capital Improvement Project Fund

For the five-month period ending February 28, 2026, Capital Improvement Project (CIP) Fund revenues totaled approximately $796,770, representing 20.28% of the annual budget of $3.93 million, while expenditures totaled approximately $253,683, or 6.46% of budget. Overall financial activity within the CIP Fund remains consistent with anticipated project schedules, funding transfers, and the phased implementation of the Town's capital improvement initiatives.

The chart below shows activity for the CIP Fund:

February, 2026 REPORT INFORMATION					
CIP Projects	Budget	YTD Expenditures	February Expenditures	% Completion	Comments
El Prado Park	$ 1,300,000.00	$ 25,306.26	$ 3,214.26	1.95%	Payment made to Hitchcock Design, Inc.
Storm Sewer Lining	$ 500,000.00	$ -	$ -	0.00%	
Beach Portal	$ 750,871.00	$ 53,610.87	$ -	7.14%	
FDOT Manhole Covers-Pine to Flamingo	$ 100,000.00	$ -	$ -	0.00%	
Beach Renourishment	$ 116,667.00	$ 116,666.66	$ -	100.00%	Project complete.
West Plaza Refurbishment	$ 500,000.00	$ -	$ -	0.00%	
Street Project-Bougainvilla/Poinciana	$ 115,000.00	$ 21,055.35	$ -	18.31%	
Roadway Paving & Refurbishment	$ 400,000.00	$ -	$ -	0.00%	
Totals:	**$ 3,782,538.00**	$ 216,639.14	$ 3,214.26		

Parking Fund

For the five-month period ending February 28, 2026, Parking Fund revenues totaled approximately $1.53 million, representing 42.47% of the annual budget of $3.61 million, while expenditures totaled approximately $405,210, or 11.21% of budget. Overall financial activity within the Parking Fund continues to perform favorably, with revenues significantly exceeding expenditure activity at this point in the fiscal year.

February, 2026	
	FY2026
South Ocean	$ 26,349.63
Ocean Front Meters	$ 43,034.93
Commercial Blvd. Meters	$ 14,142.75
Parking Meters-Beach	$ 18,875.61
Palm Portal-FDG	$ 10,899.55
El Prado Parking Lot	$ 53,778.57
Town Hall Parking Lot	$ 2,921.35
El Mar Parking Lot	$ 24,818.26
A1A Parking Lot	$ 63,053.29
Bougainvilla/Poinciana	$ 32,051.63
Monthly Total:	$ 289,925.57

The top producing lots were:

1. A1A Parking Lot
2. El Prado Parking Lot
3. Ocean Front Meters
4. Bougainvilla/Poinciana

Budget Report
Account Summary

Lauderdale-By-The-Sea, FL

For Fiscal: 2025-2026 Period Ending: 02/28/2026

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Fund: 001 - General Fund							
Department: 000000 - Assigned							
001-000000-380200	Appropriated Fund Balance	2,607,943.00	2,607,943.00	0.00	0.00	-2,607,943.00	0.00 %
	Department: 000000 - Assigned Total:	**2,607,943.00**	**2,607,943.00**	**0.00**	**0.00**	**-2,607,943.00**	**0.00%**
Department: 301000 - Ad Valorem Property Taxes							
001-301000-311100	Ad Valorem Property Taxes	14,205,956.00	14,205,956.00	706,929.83	12,581,447.01	-1,624,508.99	88.56 %
	Department: 301000 - Ad Valorem Property Taxes Total:	**14,205,956.00**	**14,205,956.00**	**706,929.83**	**12,581,447.01**	**-1,624,508.99**	**88.56%**
Department: 301100 - Utility Taxes							
001-301100-311101	Fpl Utility Tax	991,111.00	991,111.00	92,065.66	295,185.92	-695,925.08	29.78 %
001-301100-311440	Gas Utility Tax	23,500.00	23,500.00	2,386.13	6,799.17	-16,700.83	28.93 %
001-301100-314300	Water Utility Tax	207,257.00	207,257.00	19,434.58	69,998.67	-137,258.33	33.77 %
	Department: 301100 - Utility Taxes Total:	**1,221,868.00**	**1,221,868.00**	**113,886.37**	**371,983.76**	**-849,884.24**	**30.44%**
Department: 301600 - Franchise Taxes							
001-301600-313100	Fl Power & Light Franchise	750,000.00	750,000.00	55,187.56	269,225.94	-480,774.06	35.90 %
001-301600-313300	Waste Franchise Collection	169,000.00	169,000.00	25,490.68	52,209.91	-116,790.09	30.89 %
001-301600-313400	Gas Franchise	23,500.00	23,500.00	2,460.36	7,846.90	-15,653.10	33.39 %
001-301600-313600	Towing Franchise Fees	500.00	500.00	0.00	0.00	-500.00	0.00 %
	Department: 301600 - Franchise Taxes Total:	**943,000.00**	**943,000.00**	**83,138.60**	**329,282.75**	**-613,717.25**	**34.92%**
Department: 302000 - Licenses & Permits							
001-302000-321100	Business License Taxes	100,500.00	100,500.00	1,059.02	51,006.43	-49,493.57	50.75 %
001-302000-321110	Sidewalk Cafe Row	100,000.00	100,000.00	641.66	120,087.66	20,087.66	120.09 %
001-302000-322150	Miscellaneous Permits	500.00	500.00	50.00	100.00	-400.00	20.00 %
001-302000-322250	Development Services Applications	2,400.00	2,400.00	0.00	0.00	-2,400.00	0.00 %
001-302000-322400	Sign Permits	0.00	0.00	50.00	335.00	335.00	0.00 %
	Department: 302000 - Licenses & Permits Total:	**203,400.00**	**203,400.00**	**1,800.68**	**171,529.09**	**-31,870.91**	**84.33%**
Department: 303000 - Intergovernmental Revenues							
001-303000-311120	Municipal Revenue Sharing	185,000.00	185,000.00	16,267.41	84,744.38	-100,255.62	45.81 %
001-303000-311150	Alcoholic Beverage License	15,000.00	15,000.00	0.00	2,642.98	-12,357.02	17.62 %
001-303000-311180	Sales Tax	550,000.00	550,000.00	42,639.86	149,018.98	-400,981.02	27.09 %
001-303000-312410	Local Op Gas Tax 1 - 6 Cent	80,000.00	80,000.00	4,794.90	19,322.89	-60,677.11	24.15 %
001-303000-312420	Local Op Gas Tax 2 - 5 Cent	49,000.00	49,000.00	3,445.87	13,344.88	-35,655.12	27.23 %
001-303000-315100	Communication Service Tax	320,000.00	320,000.00	21,588.84	84,278.20	-235,721.80	26.34 %
001-303000-334915	Fdot-reimbursable Grant	34,384.00	34,384.00	0.00	0.00	-34,384.00	0.00 %
001-303000-334930	Emergency Supplemental Funding	0.00	0.00	0.00	6,223.25	6,223.25	0.00 %
001-303000-343401	Surtax Revenue	150,000.00	150,000.00	0.00	0.00	-150,000.00	0.00 %
	Department: 303000 - Intergovernmental Revenues Total:	**1,383,384.00**	**1,383,384.00**	**88,736.88**	**359,575.56**	**-1,023,808.44**	**25.99%**
Department: 304000 - Charges for Services							
001-304000-347500	Tennis - Shuffle Key	11,000.00	11,000.00	3,545.00	8,467.50	-2,532.50	76.98 %
	Department: 304000 - Charges for Services Total:	**11,000.00**	**11,000.00**	**3,545.00**	**8,467.50**	**-2,532.50**	**76.98%**
Department: 305000 - Fines & Forfeitures							
001-305000-354150	Fines,trafficviolation,citatio	30,000.00	30,000.00	1,377.33	7,384.65	-22,615.35	24.62 %
001-305000-354160	Code Enforcement Fines	50,000.00	50,000.00	1,050.00	3,000.00	-47,000.00	6.00 %
001-305000-359100	Other Fines & Alarms	1,000.00	1,000.00	0.00	0.00	-1,000.00	0.00 %
	Department: 305000 - Fines & Forfeitures Total:	**81,000.00**	**81,000.00**	**2,427.33**	**10,384.65**	**-70,615.35**	**12.82%**
Department: 306000 - Miscellaneous Revenues							
001-306000-361100	Interest Earnings	500,000.00	500,000.00	73,967.07	283,647.05	-216,352.95	56.73 %
001-306000-362000	Rent/lease Royalties	136,157.00	136,157.00	0.00	44,187.00	-91,970.00	32.45 %
001-306000-366100	Donations	3,000.00	3,000.00	0.00	0.00	-3,000.00	0.00 %
001-306000-366101	Special Events -Donations	10,000.00	10,000.00	0.00	0.00	-10,000.00	0.00 %
001-306000-369100	Miscellaneous Revenues	5,000.00	5,000.00	3,732.35	15,217.01	10,217.01	304.34 %

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
001-306000-369101	Special Events- Applications	2,000.00	2,000.00	0.00	0.00	-2,000.00	0.00 %
001-306000-369200	Miscellaneous Applications	3,000.00	3,000.00	1,400.00	4,785.00	1,785.00	159.50 %
001-306000-369201	Miscellaneous Merchandisesales	5,000.00	5,000.00	278.68	2,477.86	-2,522.14	49.56 %
001-306000-369250	Recreational Activities Fee	19,000.00	19,000.00	1,735.00	19,945.00	945.00	104.97 %
001-306000-369500	miscellaneous Lobbyist	500.00	500.00	0.00	200.00	-300.00	40.00 %
001-306000-369901	Insurance Reimbursement	15,000.00	15,000.00	1,786.83	1,786.83	-13,213.17	11.91 %
	Department: 306000 - Miscellaneous Revenues Total:	**698,657.00**	**698,657.00**	**82,899.93**	**372,245.75**	**-326,411.25**	**53.28%**
Department: 511000 - Commission							
001-511000-500110	Commission Salaries	141,750.00	141,750.00	6,905.40	33,798.79	107,951.21	23.84 %
001-511000-500210	Employer Fica Taxes	12,000.00	12,000.00	521.66	2,352.24	9,647.76	19.60 %
001-511000-500220	Retirement	68,000.00	68,000.00	3,768.28	19,753.99	48,246.01	29.05 %
001-511000-500230	Group Insurance	55,000.00	55,000.00	2,589.75	24,211.78	30,788.22	44.02 %
001-511000-500345	Contractual Services	17,540.00	17,540.00	637.44	2,578.92	14,961.08	14.70 %
001-511000-500510	Office Supplies	1,000.00	1,000.00	0.00	0.00	1,000.00	0.00 %
001-511000-500512	Elections	20,000.00	20,000.00	0.00	0.00	20,000.00	0.00 %
001-511000-500525	Uniform Expense	1,500.00	1,500.00	0.00	0.00	1,500.00	0.00 %
001-511000-500540	Dues & Subscriptions	3,250.00	3,250.00	0.00	2,929.68	320.32	90.14 %
001-511000-500545	Training	12,000.00	12,000.00	0.00	1,409.80	10,590.20	11.75 %
001-511000-500550	Operating Expenses	21,900.00	21,900.00	0.00	724.12	21,175.88	3.31 %
	Department: 511000 - Commission Total:	**353,940.00**	**353,940.00**	**14,422.53**	**87,759.32**	**266,180.68**	**24.79%**
Department: 511100 - Donation-Non Profits							
001-511100-500820	Donations-aids To Private Org	27,269.00	27,269.00	2,783.83	22,552.83	4,716.17	82.71 %
	Department: 511100 - Donation-Non Profits Total:	**27,269.00**	**27,269.00**	**2,783.83**	**22,552.83**	**4,716.17**	**82.71%**
Department: 511200 - Visitor Center							
001-511200-500120	Regular Salaries	70,000.00	70,000.00	3,980.87	17,590.10	52,409.90	25.13 %
001-511200-500210	Employer Fica Taxes	5,355.00	5,355.00	271.75	1,160.22	4,194.78	21.67 %
001-511200-500220	Retirement	8,885.00	8,885.00	534.29	2,192.73	6,692.27	24.68 %
001-511200-500230	Group Insurance	3,050.00	3,050.00	6.63	404.66	2,645.34	13.27 %
001-511200-500311	Advertisements	6,795.00	6,795.00	0.00	475.00	6,320.00	6.99 %
001-511200-500340	Sewer/wastewater	4,410.00	4,410.00	335.24	1,314.44	3,095.56	29.81 %
001-511200-500345	Contractual Services	3,750.00	3,750.00	21.25	452.77	3,297.23	12.07 %
001-511200-500430	Electric Service	2,415.00	2,415.00	88.55	511.88	1,903.12	21.20 %
001-511200-500431	Water Service	6,360.00	6,360.00	493.32	1,930.12	4,429.88	30.35 %
001-511200-500463	Service Maintenance Contracts	3,150.00	3,150.00	113.49	113.49	3,036.51	3.60 %
001-511200-500506	Printing & Binding	2,590.00	2,590.00	0.00	0.00	2,590.00	0.00 %
001-511200-500520	Bldg. Maintenance	4,000.00	4,000.00	302.83	1,517.61	2,482.39	37.94 %
001-511200-500550	Operating Expenses	4,500.00	4,500.00	69.74	211.20	4,288.80	4.69 %
	Department: 511200 - Visitor Center Total:	**125,260.00**	**125,260.00**	**6,217.96**	**27,874.22**	**97,385.78**	**22.25%**
Department: 513000 - Administration							
001-513000-500120	Regular Salaries	748,453.00	748,453.00	55,158.11	240,026.36	508,426.64	32.07 %
001-513000-500121	Temporary Salaries/ Interns	15,000.00	15,000.00	0.00	0.00	15,000.00	0.00 %
001-513000-500140	Overtime Salaries	5,775.00	5,775.00	0.00	790.13	4,984.87	13.68 %
001-513000-500210	Employer Fica Taxes	56,543.00	56,543.00	4,216.17	15,702.71	40,840.29	27.77 %
001-513000-500220	Retirement	165,555.00	165,555.00	14,996.92	64,884.28	100,670.72	39.19 %
001-513000-500230	Group Insurance	204,000.00	204,000.00	20,337.44	59,726.16	144,273.84	29.28 %
001-513000-500315	Professional Services	43,500.00	43,500.00	4,900.00	8,837.50	34,662.50	20.32 %
001-513000-500320	Audit Expense	50,000.00	50,000.00	0.00	7,500.00	42,500.00	15.00 %
001-513000-500344	Hr Expenses	4,250.00	4,250.00	422.00	4,315.00	-65.00	101.53 %
001-513000-500345	Contractual Services	94,970.00	94,970.00	6,063.93	25,085.19	69,884.81	26.41 %
001-513000-500463	Service Maintenance Contracts	41,000.00	41,000.00	838.88	3,918.54	37,081.46	9.56 %
001-513000-500506	Printing & Binding	3,200.00	3,200.00	0.00	24.05	3,175.95	0.75 %
001-513000-500508	Postage	5,000.00	5,000.00	998.52	6,265.66	-1,265.66	125.31 %
001-513000-500510	Office Supplies	13,800.00	13,800.00	352.82	979.55	12,820.45	7.10 %
001-513000-500525	Uniform Expense	1,075.00	1,075.00	0.00	71.32	1,003.68	6.63 %
001-513000-500540	Dues & Subscriptions	10,437.00	10,437.00	299.00	686.73	9,750.27	6.58 %
001-513000-500545	Training	37,050.00	37,050.00	859.00	5,675.33	31,374.67	15.32 %

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
001-513000-500550	Operating Expenses	26,350.00	26,350.00	298.24	6,103.16	20,246.84	23.16 %
	Department: 513000 - Administration Total:	**1,525,958.00**	**1,525,958.00**	**109,741.03**	**450,591.67**	**1,075,366.33**	**29.53%**
Department: 514000 - Town Attorney							
001-514000-500310	Legal Expense	350,560.00	350,560.00	37,792.00	94,014.17	256,545.83	26.82 %
001-514000-500314	Litigation	49,440.00	49,440.00	0.00	0.00	49,440.00	0.00 %
	Department: 514000 - Town Attorney Total:	**400,000.00**	**400,000.00**	**37,792.00**	**94,014.17**	**305,985.83**	**23.50%**
Department: 519000 - General							
001-519000-500311	Advertisements	6,200.00	6,200.00	0.00	0.00	6,200.00	0.00 %
001-519000-500315	Professional Services	133,500.00	133,500.00	10,932.93	54,063.63	79,436.37	40.50 %
001-519000-500345	Contractual Services	71,350.00	71,350.00	0.00	29,587.96	41,762.04	41.47 %
001-519000-500349	Community Mobility Services	230,000.00	230,000.00	15,769.05	66,954.48	163,045.52	29.11 %
001-519000-500451	Auto, Property & Liability Ins	345,300.00	345,300.00	0.00	203,109.50	142,190.50	58.82 %
001-519000-500452	Workers Compensation Insur	101,024.00	101,024.00	0.00	26,408.00	74,616.00	26.14 %
001-519000-500463	Service Maintenance Contracts	23,100.00	23,100.00	0.00	6,420.00	16,680.00	27.79 %
001-519000-500497	Contingency	190,000.00	190,000.00	0.00	0.00	190,000.00	0.00 %
001-519000-500511	Computer Expense	15,000.00	15,000.00	0.00	0.00	15,000.00	0.00 %
001-519000-500550	Operating Expenses	96,300.00	96,300.00	0.00	84,382.46	11,917.54	87.62 %
001-519000-500552	Recycling And Solid Waste Exp	66,000.00	66,000.00	7,218.20	29,274.62	36,725.38	44.36 %
	Department: 519000 - General Total:	**1,277,774.00**	**1,277,774.00**	**33,920.18**	**500,200.65**	**777,573.35**	**39.15%**
Department: 519100 - Tourism and Community Outreach							
001-519100-500120	Regular Salaries	110,000.00	110,000.00	5,965.28	27,434.88	82,565.12	24.94 %
001-519100-500210	Employer Fica Taxes	8,415.00	8,415.00	456.66	1,853.68	6,561.32	22.03 %
001-519100-500220	Retirement	21,872.00	21,872.00	836.93	4,222.79	17,649.21	19.31 %
001-519100-500230	Group Insurance	22,400.00	22,400.00	1,277.40	9,221.74	13,178.26	41.17 %
001-519100-500311	Advertisements	13,000.00	13,000.00	0.00	2,844.95	10,155.05	21.88 %
001-519100-500315	Professional Services	166,000.00	166,000.00	13,758.55	40,616.65	125,383.35	24.47 %
001-519100-500345	Contractual Services	6,750.00	6,750.00	41.49	1,625.13	5,124.87	24.08 %
001-519100-500347	Programs	13,300.00	13,300.00	21.33	555.54	12,744.46	4.18 %
001-519100-500495	Special Events	203,000.00	203,000.00	11,884.58	58,356.16	144,643.84	28.75 %
001-519100-500506	Printing & Binding	70,000.00	70,000.00	3,535.00	19,019.11	50,980.89	27.17 %
001-519100-500540	Dues & Subscriptions	1,650.00	1,650.00	0.00	0.00	1,650.00	0.00 %
001-519100-500545	Training	4,000.00	4,000.00	0.00	645.00	3,355.00	16.13 %
001-519100-500550	Operating Expenses	2,000.00	2,000.00	0.00	0.00	2,000.00	0.00 %
	Department: 519100 - Tourism and Community Outreach Total:	**642,387.00**	**642,387.00**	**37,777.22**	**166,395.63**	**475,991.37**	**25.90%**
Department: 521000 - Police Department							
001-521000-500141	Bso Overtime	100,000.00	100,000.00	16,054.66	20,223.97	79,776.03	20.22 %
001-521000-500345	Contractual Services	7,159,374.00	7,159,374.00	596,614.50	2,966,460.74	4,192,913.26	41.43 %
001-521000-500352	Contract Services	5,800.00	5,800.00	0.00	4,996.19	803.81	86.14 %
001-521000-500640	Capital Outlay - Equipt & Mach	13,100.00	13,100.00	0.00	6,603.25	6,496.75	50.41 %
	Department: 521000 - Police Department Total:	**7,278,274.00**	**7,278,274.00**	**612,669.16**	**2,998,284.15**	**4,279,989.85**	**41.19%**
Department: 523000 - Emergency Medical Services							
001-523000-500345	Contractual Services	1,440,000.00	1,440,000.00	160,499.84	556,417.42	883,582.58	38.64 %
	Department: 523000 - Emergency Medical Services Total:	**1,440,000.00**	**1,440,000.00**	**160,499.84**	**556,417.42**	**883,582.58**	**38.64%**
Department: 524000 - Development Services							
001-524000-500120	Regular Salaries	465,000.00	465,000.00	36,523.13	165,065.26	299,934.74	35.50 %
001-524000-500121	Temporary Salaries/ Interns	8,000.00	8,000.00	0.00	0.00	8,000.00	0.00 %
001-524000-500140	Overtime Salaries	4,500.00	4,500.00	889.82	2,614.35	1,885.65	58.10 %
001-524000-500210	Employer Fica Taxes	35,917.00	35,917.00	2,909.44	11,014.96	24,902.04	30.67 %
001-524000-500220	Retirement	94,321.00	94,321.00	6,251.21	32,283.02	62,037.98	34.23 %
001-524000-500230	Group Insurance	120,000.00	120,000.00	7,587.49	49,417.62	70,582.38	41.18 %
001-524000-500315	Professional Services	60,000.00	60,000.00	0.00	0.00	60,000.00	0.00 %
001-524000-500345	Contractual Services	329,000.00	329,000.00	1,201.88	20,382.75	308,617.25	6.20 %
001-524000-500463	Service Maintenance Contracts	5,200.00	5,200.00	0.00	0.00	5,200.00	0.00 %
001-524000-500506	Printing & Binding	3,000.00	3,000.00	45.83	1,245.36	1,754.64	41.51 %
001-524000-500508	Postage	4,000.00	4,000.00	0.00	0.00	4,000.00	0.00 %
001-524000-500510	Office Supplies	3,500.00	3,500.00	196.41	718.26	2,781.74	20.52 %

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
001-524000-500525	Uniform Expense	1,740.00	1,740.00	55.21	55.21	1,684.79	3.17 %
001-524000-500540	Dues & Subscriptions	4,000.00	4,000.00	199.00	999.04	3,000.96	24.98 %
001-524000-500545	Training	12,000.00	12,000.00	525.00	2,345.51	9,654.49	19.55 %
001-524000-500550	Operating Expenses	13,000.00	13,000.00	62.96	1,010.54	11,989.46	7.77 %
	Department: 524000 - Development Services Total:	**1,163,178.00**	**1,163,178.00**	**56,447.38**	**287,151.88**	**876,026.12**	**24.69%**
Department: 541100 - Mun Srvsc - Public Works Div							
001-541100-500120	Regular Salaries	1,181,125.00	1,181,125.00	62,705.48	296,652.24	884,472.76	25.12 %
001-541100-500140	Overtime Salaries	75,075.00	75,075.00	4,342.12	23,627.26	51,447.74	31.47 %
001-541100-500210	Employer Fica Taxes	96,099.00	96,099.00	5,156.53	20,853.48	75,245.52	21.70 %
001-541100-500220	Retirement	171,307.00	171,307.00	9,453.43	59,352.96	111,954.04	34.65 %
001-541100-500230	Group Insurance	367,000.00	367,000.00	22,756.43	158,548.02	208,451.98	43.20 %
001-541100-500315	Professional Services	65,000.00	65,000.00	0.00	363.24	64,636.76	0.56 %
001-541100-500340	Sewer/wastewater	18,000.00	18,000.00	1,602.25	5,887.24	12,112.76	32.71 %
001-541100-500345	Contractual Services	655,281.00	655,281.00	49,805.26	224,087.93	431,193.07	34.20 %
001-541100-500410	Communications	77,000.00	77,000.00	3,443.31	32,830.75	44,169.25	42.64 %
001-541100-500430	Electric Service	62,000.00	62,000.00	4,078.67	22,680.79	39,319.21	36.58 %
001-541100-500431	Water Service	260,000.00	260,000.00	23,977.10	101,116.69	158,883.31	38.89 %
001-541100-500433	Electic Service-streets	72,500.00	72,500.00	5,727.29	28,674.14	43,825.86	39.55 %
001-541100-500445	Equip Rent/lease	40,000.00	40,000.00	1,835.70	4,318.20	35,681.80	10.80 %
001-541100-500460	Equipment Maintenance	55,000.00	55,000.00	3,225.20	28,981.19	26,018.81	52.69 %
001-541100-500461	Vehicle Maintenance	27,500.00	27,500.00	12,439.29	29,488.71	-1,988.71	107.23 %
001-541100-500462	Fuel	45,000.00	45,000.00	5,165.80	10,739.36	34,260.64	23.87 %
001-541100-500463	Service Maintenance Contracts	35,000.00	35,000.00	3,068.79	22,258.34	12,741.66	63.60 %
001-541100-500469	Buoy Maintenance	15,000.00	15,000.00	0.00	0.00	15,000.00	0.00 %
001-541100-500470	Radio Maintenance	3,000.00	3,000.00	0.00	0.00	3,000.00	0.00 %
001-541100-500498	Storm Drain Rehab/maint	90,000.00	90,000.00	0.00	0.00	90,000.00	0.00 %
001-541100-500508	Postage	350.00	350.00	0.00	0.00	350.00	0.00 %
001-541100-500510	Office Supplies	750.00	750.00	0.00	0.00	750.00	0.00 %
001-541100-500520	Bldg. Maintenance	130,000.00	130,000.00	5,886.87	28,315.98	101,684.02	21.78 %
001-541100-500525	Uniform Expense	17,500.00	17,500.00	2,712.49	14,221.31	3,278.69	81.26 %
001-541100-500529	Street Light Maintenance	65,000.00	65,000.00	18,186.77	39,078.65	25,921.35	60.12 %
001-541100-500530	Street Maint Repair Supply	82,500.00	82,500.00	0.00	16,818.89	65,681.11	20.39 %
001-541100-500531	Grounds Maint/landscaping	55,000.00	55,000.00	10,751.97	20,279.87	34,720.13	36.87 %
001-541100-500532	Signs	17,000.00	17,000.00	4,242.13	12,755.33	4,244.67	75.03 %
001-541100-500534	Sidewalk Maint Repair	7,500.00	7,500.00	0.00	2,500.00	5,000.00	33.33 %
001-541100-500535	Flags	3,250.00	3,250.00	1,899.74	1,899.74	1,350.26	58.45 %
001-541100-500536	Sea Oats	10,000.00	10,000.00	0.00	2,500.00	7,500.00	25.00 %
001-541100-500540	Dues & Subscriptions	5,500.00	5,500.00	0.00	4,169.18	1,330.82	75.80 %
001-541100-500545	Training	8,000.00	8,000.00	369.98	3,004.98	4,995.02	37.56 %
001-541100-500547	Hurricane Expenditure	10,000.00	10,000.00	0.00	0.00	10,000.00	0.00 %
001-541100-500550	Operating Expenses	150,000.00	150,000.00	8,907.21	53,910.26	96,089.74	35.94 %
001-541100-500624	Capital Outlay-bldg. Improvemt	50,000.00	50,000.00	0.00	0.00	50,000.00	0.00 %
001-541100-500640	Capital Outlay - Equipt & Mach	45,000.00	45,000.00	0.00	4,585.00	40,415.00	10.19 %
001-541100-500644	Capital Outlay-vehicles	53,303.00	53,303.00	0.00	4,813.33	48,489.67	9.03 %
	Department: 541100 - Mun Srvsc - Public Works Div Total:	**4,121,540.00**	**4,121,540.00**	**271,739.81**	**1,279,313.06**	**2,842,226.94**	**31.04%**
Department: 572000 - Recreation							
001-572000-500342	Senior Rec. Ctr. Contract	117,548.00	117,548.00	18,466.88	53,521.04	64,026.96	45.53 %
001-572000-500463	Service Maintenance Contracts	2,500.00	2,500.00	256.77	274.48	2,225.52	10.98 %
001-572000-500510	Office Supplies	1,500.00	1,500.00	0.00	447.34	1,052.66	29.82 %
	Department: 572000 - Recreation Total:	**121,548.00**	**121,548.00**	**18,723.65**	**54,242.86**	**67,305.14**	**44.63%**
Department: 581100 - Interfund Transfers							
001-581100-380102	Transfer From Bldg-oh Costs	300,000.00	300,000.00	0.00	75,000.00	-225,000.00	25.00 %
001-581100-500910	Transfer To Cip Fund	3,179,080.00	3,179,080.00	0.00	797,770.00	2,381,310.00	25.09 %
	Department: 581100 - Interfund Transfers Surplus (Deficit):	**-2,879,080.00**	**-2,879,080.00**	**0.00**	**-722,770.00**	**2,156,310.00**	**25.10%**
	Fund: 001 - General Fund Surplus (Deficit):	**0.00**	**0.00**	**-279,369.97**	**6,957,348.21**	**6,957,348.21**	**0.00%**

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Fund: 102 - Building Fund							
Department: 000000 - Assigned							
102-000000-380200	Appropriated Fund Balance	90,750.00	90,750.00	0.00	0.00	-90,750.00	0.00 %
	Department: 000000 - Assigned Total:	**90,750.00**	**90,750.00**	**0.00**	**0.00**	**-90,750.00**	**0.00%**
Department: 302100 - Building Permit and Inpection							
102-302100-322100	Building Permits	1,800,190.00	1,800,190.00	78,940.65	587,251.26	-1,212,938.74	32.62 %
102-302100-322105	Fire Plan Review Fees	50,000.00	50,000.00	0.00	22,315.96	-27,684.04	44.63 %
102-302100-322106	Building Recording Fee	0.00	0.00	0.00	62.25	62.25	0.00 %
	Department: 302100 - Building Permit and Inpection Total:	**1,850,190.00**	**1,850,190.00**	**78,940.65**	**609,629.47**	**-1,240,560.53**	**32.95%**
Department: 524100 - Building							
102-524100-500120	Regular Salaries	300,433.00	300,433.00	13,886.29	64,429.94	236,003.06	21.45 %
102-524100-500121	Temporary Salaries/ Interns	8,000.00	8,000.00	0.00	0.00	8,000.00	0.00 %
102-524100-500140	Overtime Salaries	10,500.00	10,500.00	0.00	0.00	10,500.00	0.00 %
102-524100-500210	Employer Fica Taxes	24,398.00	24,398.00	1,036.10	5,200.77	19,197.23	21.32 %
102-524100-500220	Retirement	64,579.00	64,579.00	3,365.55	16,939.73	47,639.27	26.23 %
102-524100-500230	Group Insurance	77,000.00	77,000.00	676.91	29,128.76	47,871.24	37.83 %
102-524100-500315	Professional Services	175,000.00	175,000.00	6,210.39	23,995.08	151,004.92	13.71 %
102-524100-500345	Contractual Services	64,158.00	64,158.00	2,082.50	36,113.21	28,044.79	56.29 %
102-524100-500402	Building Permit Services	900,000.00	900,000.00	57,704.78	307,586.15	592,413.85	34.18 %
102-524100-500463	Service Maintenance Contracts	3,552.00	3,552.00	336.83	3,152.83	399.17	88.76 %
102-524100-500525	Uniform Expense	4,060.00	4,060.00	128.82	128.82	3,931.18	3.17 %
102-524100-500540	Dues & Subscriptions	1,960.00	1,960.00	0.00	0.00	1,960.00	0.00 %
102-524100-500545	Training	3,000.00	3,000.00	0.00	0.00	3,000.00	0.00 %
102-524100-500550	Operating Expenses	4,300.00	4,300.00	0.00	0.00	4,300.00	0.00 %
102-524100-581001	Transfer To GF-OH Costs	300,000.00	300,000.00	0.00	75,000.00	225,000.00	25.00 %
	Department: 524100 - Building Total:	**1,940,940.00**	**1,940,940.00**	**85,428.17**	**561,675.29**	**1,379,264.71**	**28.94%**
	Fund: 102 - Building Fund Surplus (Deficit):	**0.00**	**0.00**	**-6,487.52**	**47,954.18**	**47,954.18**	**0.00%**
Fund: 103 - Sewer Fund							
Department: 304000 - Charges for Services							
103-304000-343500	Sewer Fees	1,803,000.00	1,803,000.00	117,138.95	403,065.79	-1,399,934.21	22.36 %
	Department: 304000 - Charges for Services Total:	**1,803,000.00**	**1,803,000.00**	**117,138.95**	**403,065.79**	**-1,399,934.21**	**22.36%**
Department: 535000 - Sanitary Sewers							
103-535000-500120	Regular Salaries	76,408.00	76,408.00	1,835.82	8,819.86	67,588.14	11.54 %
103-535000-500140	Overtime Salaries	6,000.00	6,000.00	0.00	0.00	6,000.00	0.00 %
103-535000-500210	Employer Fica Taxes	6,304.00	6,304.00	140.44	674.72	5,629.28	10.70 %
103-535000-500220	Retirement	16,393.00	16,393.00	440.89	3,043.50	13,349.50	18.57 %
103-535000-500230	Group Insurance	28,000.00	28,000.00	79.36	1,976.33	26,023.67	7.06 %
103-535000-500340	Sewer/wastewater	1,200,000.00	1,200,000.00	80,383.24	331,085.85	868,914.15	27.59 %
103-535000-500345	Contractual Services	55,000.00	55,000.00	1,113.55	4,561.67	50,438.33	8.29 %
103-535000-500430	Electric Service	33,000.00	33,000.00	1,688.33	9,009.12	23,990.88	27.30 %
103-535000-500431	Water Service	800.00	800.00	48.98	178.77	621.23	22.35 %
103-535000-500459	Sewer Line Maintenance	200,000.00	200,000.00	0.00	0.00	200,000.00	0.00 %
103-535000-500465	Pump Station Maintenance	3,000.00	3,000.00	0.00	0.00	3,000.00	0.00 %
103-535000-500497	Contingency	100,000.00	100,000.00	0.00	0.00	100,000.00	0.00 %
103-535000-500506	Printing & Binding	1,000.00	1,000.00	0.00	0.00	1,000.00	0.00 %
103-535000-500550	Operating Expenses	1,750.00	1,750.00	0.00	0.00	1,750.00	0.00 %
103-535000-500630	Cap Outlay Imp Other Than Bldg	75,345.00	75,345.00	0.00	0.00	75,345.00	0.00 %
	Department: 535000 - Sanitary Sewers Total:	**1,803,000.00**	**1,803,000.00**	**85,730.61**	**359,349.82**	**1,443,650.18**	**19.93%**
	Fund: 103 - Sewer Fund Surplus (Deficit):	**0.00**	**0.00**	**31,408.34**	**43,715.97**	**43,715.97**	**0.00%**
Fund: 115 - Fire Fund							
Department: 000000 - Assigned							
115-000000-380203	Appropriation From Fire Fund	150,000.00	150,000.00	0.00	0.00	-150,000.00	0.00 %
	Department: 000000 - Assigned Total:	**150,000.00**	**150,000.00**	**0.00**	**0.00**	**-150,000.00**	**0.00%**

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Department: 301050 - Fire Assessment							
115-301050-311200	Property Tax-fire Assessment	2,324,410.00	2,324,410.00	130,266.34	2,072,666.39	-251,743.61	89.17 %
	Department: 301050 - Fire Assessment Total:	**2,324,410.00**	**2,324,410.00**	**130,266.34**	**2,072,666.39**	**-251,743.61**	**89.17%**
Department: 304000 - Charges for Services							
115-304000-342210	Fire Inspection Fees	73,590.00	73,590.00	426.55	61,054.47	-12,535.53	82.97 %
	Department: 304000 - Charges for Services Total:	**73,590.00**	**73,590.00**	**426.55**	**61,054.47**	**-12,535.53**	**82.97%**
Department: 306000 - Miscellaneous Revenues							
115-306000-369100	Miscellaneous Revenues	0.00	0.00	34,311.39	59,311.39	59,311.39	0.00 %
	Department: 306000 - Miscellaneous Revenues Total:	**0.00**	**0.00**	**34,311.39**	**59,311.39**	**59,311.39**	**0.00%**
Department: 522000 - Fire Department							
115-522000-500315	Professional Services	234,000.00	234,000.00	0.00	49,165.55	184,834.45	21.01 %
115-522000-500345	Contractual Services	2,160,000.00	2,160,000.00	240,749.76	834,626.43	1,325,373.57	38.64 %
115-522000-500520	Bldg. Maintenance	4,000.00	4,000.00	0.00	0.00	4,000.00	0.00 %
115-522000-500624	Capital Outlay-bldg. Improvemt	150,000.00	150,000.00	0.00	0.00	150,000.00	0.00 %
	Department: 522000 - Fire Department Total:	**2,548,000.00**	**2,548,000.00**	**240,749.76**	**883,791.98**	**1,664,208.02**	**34.69%**
	Fund: 115 - Fire Fund Surplus (Deficit):	**0.00**	**0.00**	**-75,745.48**	**1,309,240.27**	**1,309,240.27**	**0.00%**
Fund: 300 - Capital Project Fund							
Department: 000000 - Assigned							
300-000000-380200	Appropriated Fund Balance	700,000.00	700,000.00	0.00	0.00	-700,000.00	0.00 %
	Department: 000000 - Assigned Total:	**700,000.00**	**700,000.00**	**0.00**	**0.00**	**-700,000.00**	**0.00%**
Department: 303000 - Intergovernmental Revenues							
300-303000-334920	Beach Portal-Funding	50,000.00	50,000.00	0.00	-1,000.00	-51,000.00	2.00 %
	Department: 303000 - Intergovernmental Revenues Total:	**50,000.00**	**50,000.00**	**0.00**	**-1,000.00**	**-51,000.00**	**2.00%**
Department: 519000 - General							
300-519000-500120	Regular Salaries	90,990.00	90,990.00	5,336.67	24,041.35	66,948.65	26.42 %
300-519000-500210	Employer Fica Taxes	6,961.00	6,961.00	408.25	1,839.15	5,121.85	26.42 %
300-519000-500220	Retirement	27,339.00	27,339.00	1,426.54	6,911.12	20,427.88	25.28 %
300-519000-500230	Group Insurance	21,252.00	21,252.00	148.93	4,252.20	16,999.80	20.01 %
	Department: 519000 - General Total:	**146,542.00**	**146,542.00**	**7,320.39**	**37,043.82**	**109,498.18**	**25.28%**
Department: 545170 - El Prado Park							
300-545170-500630	Cap Outlay Imp Other Than Bldg	1,300,000.00	1,300,000.00	3,214.26	25,306.26	1,274,693.74	1.95 %
	Department: 545170 - El Prado Park Total:	**1,300,000.00**	**1,300,000.00**	**3,214.26**	**25,306.26**	**1,274,693.74**	**1.95%**
Department: 559011 - Storm Sewer Lining							
300-559011-500630	Cap Outlay Imp other than bldg	500,000.00	500,000.00	0.00	0.00	500,000.00	0.00 %
	Department: 559011 - Storm Sewer Lining Total:	**500,000.00**	**500,000.00**	**0.00**	**0.00**	**500,000.00**	**0.00%**
Department: 572102 - Beach Portal							
300-572102-500629	Capital Outlay - Design/permit	50,000.00	50,000.00	0.00	53,610.87	-3,610.87	107.22 %
300-572102-500630	Cap Outlay Imp Other Than Bldg	700,871.00	700,871.00	0.00	0.00	700,871.00	0.00 %
	Department: 572102 - Beach Portal Total:	**750,871.00**	**750,871.00**	**0.00**	**53,610.87**	**697,260.13**	**7.14%**
Department: 572109 - FDOT Manhole Covers-Pine -Flamingo							
300-572109-500630	Cap Outlay Imp other than bldg	100,000.00	100,000.00	0.00	0.00	100,000.00	0.00 %
	Department: 572109 - FDOT Manhole Covers-Pine -Flamingo Total:	**100,000.00**	**100,000.00**	**0.00**	**0.00**	**100,000.00**	**0.00%**
Department: 572200 - Beach Renourishment							
300-572200-500630	Cap Outlay Imp Other Than Bldg	116,667.00	116,667.00	0.00	116,666.66	0.34	100.00 %
	Department: 572200 - Beach Renourishment Total:	**116,667.00**	**116,667.00**	**0.00**	**116,666.66**	**0.34**	**100.00%**
Department: 572202 - West Plaza Refurbishment							
300-572202-500630	Cap Outlay Imp other than bldg	500,000.00	500,000.00	0.00	0.00	500,000.00	0.00 %
	Department: 572202 - West Plaza Refurbishment Total:	**500,000.00**	**500,000.00**	**0.00**	**0.00**	**500,000.00**	**0.00%**
Department: 576136 - Street Proj.Bougain.Poinciana							
300-576136-500629	Capital Outlay - Design/permit	115,000.00	115,000.00	0.00	21,055.35	93,944.65	18.31 %
	Department: 576136 - Street Proj.Bougain.Poinciana Total:	**115,000.00**	**115,000.00**	**0.00**	**21,055.35**	**93,944.65**	**18.31%**

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Department: 576138 - Roadway Paving & Refurbishment							
300-576138-500630	Cap Outlay Imp Other Than Bldg	400,000.00	400,000.00	0.00	0.00	400,000.00	0.00 %
	Department: 576138 - Roadway Paving & Refurbishment Total:	**400,000.00**	**400,000.00**	**0.00**	**0.00**	**400,000.00**	**0.00%**
Department: 581100 - Interfund Transfers							
300-581100-381105	Transfer From General Fund	3,179,080.00	3,179,080.00	0.00	797,770.00	-2,381,310.00	25.09 %
	Department: 581100 - Interfund Transfers Total:	**3,179,080.00**	**3,179,080.00**	**0.00**	**797,770.00**	**-2,381,310.00**	**25.09%**
	Fund: 300 - Capital Project Fund Surplus (Deficit):	**0.00**	**0.00**	**-10,534.65**	**543,087.04**	**543,087.04**	**0.00%**
Fund: 310 - Parking Fund							
Department: 302000 - Licenses & Permits							
310-302000-313101	Pilop Fee	50,000.00	50,000.00	0.00	0.00	-50,000.00	0.00 %
	Department: 302000 - Licenses & Permits Total:	**50,000.00**	**50,000.00**	**0.00**	**0.00**	**-50,000.00**	**0.00%**
Department: 304000 - Charges for Services							
310-304000-344500	Parking Permits	160,000.00	160,000.00	7,444.43	74,208.07	-85,791.93	46.38 %
310-304000-344520	Parking Agreements	94,024.00	94,024.00	0.00	94,024.00	0.00	100.00 %
310-304000-344551	South Ocean	250,000.00	250,000.00	26,349.63	97,651.09	-152,348.91	39.06 %
310-304000-344552	Ocean Front Meters	450,000.00	450,000.00	43,034.93	199,661.62	-250,338.38	44.37 %
310-304000-344553	Commmercial Blvd. Meters	100,000.00	100,000.00	14,142.75	65,532.17	-34,467.83	65.53 %
310-304000-344554	Parking Meters - Beach	200,000.00	200,000.00	18,875.61	75,426.46	-124,573.54	37.71 %
310-304000-344555	Palm Portal- Fdg	130,000.00	130,000.00	10,899.55	43,853.07	-86,146.93	33.73 %
310-304000-344556	El Prado Parking Lot	654,000.00	654,000.00	53,778.57	199,773.61	-454,226.39	30.55 %
310-304000-344558	Town Hall Parking Lot	30,000.00	30,000.00	2,921.35	8,963.70	-21,036.30	29.88 %
310-304000-344559	El Mar Parking Lot	295,500.00	295,500.00	24,818.26	113,275.48	-182,224.52	38.33 %
310-304000-344560	A1A Parking Lot	700,000.00	700,000.00	63,053.29	234,931.83	-465,068.17	33.56 %
310-304000-344563	Bougainvilla/ Poinciana	210,000.00	210,000.00	32,051.63	119,050.45	-90,949.55	56.69 %
	Department: 304000 - Charges for Services Total:	**3,273,524.00**	**3,273,524.00**	**297,370.00**	**1,326,351.55**	**-1,947,172.45**	**40.52%**
Department: 305000 - Fines & Forfeitures							
310-305000-354100	Parking Fines	140,000.00	140,000.00	23,066.14	129,769.25	-10,230.75	92.69 %
	Department: 305000 - Fines & Forfeitures Total:	**140,000.00**	**140,000.00**	**23,066.14**	**129,769.25**	**-10,230.75**	**92.69%**
Department: 306000 - Miscellaneous Revenues							
310-306000-361100	Interest Earnings	0.00	0.00	4,441.10	13,990.02	13,990.02	0.00 %
310-306000-362001	Bougainvilla Rent	150,000.00	150,000.00	12,950.85	64,655.39	-85,344.61	43.10 %
	Department: 306000 - Miscellaneous Revenues Total:	**150,000.00**	**150,000.00**	**17,391.95**	**78,645.41**	**-71,354.59**	**52.43%**
Department: 545000 - Parking Operations							
310-545000-500120	Regular Salaries	286,028.00	286,028.00	11,142.51	54,188.28	231,839.72	18.95 %
310-545000-500140	Overtime Salaries	5,000.00	5,000.00	416.20	1,444.24	3,555.76	28.88 %
310-545000-500210	Employer Fica Taxes	22,264.00	22,264.00	655.27	2,870.73	19,393.27	12.89 %
310-545000-500220	Retirement	56,485.00	56,485.00	1,037.20	11,455.98	45,029.02	20.28 %
310-545000-500230	Group Insurance	85,000.00	85,000.00	415.98	18,553.45	66,446.55	21.83 %
310-545000-500345	Contractual Services	542,500.00	542,500.00	34,380.53	229,043.42	313,456.58	42.22 %
310-545000-500353	Parking Alternatives	85,000.00	85,000.00	3,777.74	12,629.67	72,370.33	14.86 %
310-545000-500410	Communications	3,000.00	3,000.00	152.80	736.32	2,263.68	24.54 %
310-545000-500430	Electric Service	10,750.00	10,750.00	937.33	4,094.31	6,655.69	38.09 %
310-545000-500431	Water Service	28,000.00	28,000.00	2,461.83	7,712.41	20,287.59	27.54 %
310-545000-500445	Equip Rent/lease	2,000.00	2,000.00	0.00	0.00	2,000.00	0.00 %
310-545000-500461	Vehicle Maintenance	14,000.00	14,000.00	3,357.20	6,907.20	7,092.80	49.34 %
310-545000-500462	Fuel	15,000.00	15,000.00	0.00	1,148.01	13,851.99	7.65 %
310-545000-500463	Service Maintenance Contracts	64,000.00	64,000.00	0.00	34,046.76	29,953.24	53.20 %
310-545000-500497	Contingency	10,000.00	10,000.00	0.00	0.00	10,000.00	0.00 %
310-545000-500506	Printing & Binding	7,500.00	7,500.00	0.00	243.00	7,257.00	3.24 %
310-545000-500508	Postage	1,000.00	1,000.00	0.00	83.56	916.44	8.36 %
310-545000-500510	Office Supplies	750.00	750.00	0.00	0.00	750.00	0.00 %
310-545000-500525	Uniform Expense	4,750.00	4,750.00	332.80	332.80	4,417.20	7.01 %
310-545000-500532	Signs	13,000.00	13,000.00	126.60	838.72	12,161.28	6.45 %
310-545000-500533	Parking Meter Parts-supplies	22,000.00	22,000.00	0.00	271.80	21,728.20	1.24 %
310-545000-500545	Training	2,351.00	2,351.00	0.00	0.00	2,351.00	0.00 %
310-545000-500550	Operating Expenses	39,000.00	39,000.00	2,005.69	17,502.54	21,497.46	44.88 %

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
310-545000-500630	Cap Outlay Imp Other Than Bldg	33,000.00	33,000.00	0.00	0.00	33,000.00	0.00 %
310-545000-500640	Capital Outlay - Equipt & Mach	79,500.00	79,500.00	0.00	0.00	79,500.00	0.00 %
310-545000-500644	Capital Outlay-vehicles	26,646.00	26,646.00	0.00	1,106.62	25,539.38	4.15 %
310-545000-500646	Capital Outlay-Reserves	2,155,000.00	2,155,000.00	0.00	0.00	2,155,000.00	0.00 %
	Department: 545000 - Parking Operations Total:	**3,613,524.00**	**3,613,524.00**	**61,199.68**	**405,209.82**	**3,208,314.18**	**11.21%**
	Fund: 310 - Parking Fund Surplus (Deficit):	**0.00**	**0.00**	**276,628.41**	**1,129,556.39**	**1,129,556.39**	**0.00%**
	Report Surplus (Deficit):	**0.00**	**0.00**	**-64,100.87**	**10,030,902.06**	**10,030,902.06**	**0.00%**

Group Summary

Departmen…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Fund: 001 - General Fund						
000000 - Assigned	2,607,943.00	2,607,943.00	0.00	0.00	-2,607,943.00	0.00%
301000 - Ad Valorem Property Taxes	14,205,956.00	14,205,956.00	706,929.83	12,581,447.01	-1,624,508.99	88.56%
301100 - Utility Taxes	1,221,868.00	1,221,868.00	113,886.37	371,983.76	-849,884.24	30.44%
301600 - Franchise Taxes	943,000.00	943,000.00	83,138.60	329,282.75	-613,717.25	34.92%
302000 - Licenses & Permits	203,400.00	203,400.00	1,800.68	171,529.09	-31,870.91	84.33%
303000 - Intergovernmental Revenues	1,383,384.00	1,383,384.00	88,736.88	359,575.56	-1,023,808.44	25.99%
304000 - Charges for Services	11,000.00	11,000.00	3,545.00	8,467.50	-2,532.50	76.98%
305000 - Fines & Forfeitures	81,000.00	81,000.00	2,427.33	10,384.65	-70,615.35	12.82%
306000 - Miscellaneous Revenues	698,657.00	698,657.00	82,899.93	372,245.75	-326,411.25	53.28%
511000 - Commission	353,940.00	353,940.00	14,422.53	87,759.32	266,180.68	24.79%
511100 - Donation-Non Profits	27,269.00	27,269.00	2,783.83	22,552.83	4,716.17	82.71%
511200 - Visitor Center	125,260.00	125,260.00	6,217.96	27,874.22	97,385.78	22.25%
513000 - Administration	1,525,958.00	1,525,958.00	109,741.03	450,591.67	1,075,366.33	29.53%
514000 - Town Attorney	400,000.00	400,000.00	37,792.00	94,014.17	305,985.83	23.50%
519000 - General	1,277,774.00	1,277,774.00	33,920.18	500,200.65	777,573.35	39.15%
519100 - Tourism and Community Outreach	642,387.00	642,387.00	37,777.22	166,395.63	475,991.37	25.90%
521000 - Police Department	7,278,274.00	7,278,274.00	612,669.16	2,998,284.15	4,279,989.85	41.19%
523000 - Emergency Medical Services	1,440,000.00	1,440,000.00	160,499.84	556,417.42	883,582.58	38.64%
524000 - Development Services	1,163,178.00	1,163,178.00	56,447.38	287,151.88	876,026.12	24.69%
541100 - Mun Srvsc - Public Works Div	4,121,540.00	4,121,540.00	271,739.81	1,279,313.06	2,842,226.94	31.04%
572000 - Recreation	121,548.00	121,548.00	18,723.65	54,242.86	67,305.14	44.63%
581100 - Interfund Transfers	-2,879,080.00	-2,879,080.00	0.00	-722,770.00	2,156,310.00	25.10%
Fund: 001 - General Fund Surplus (Deficit):	**0.00**	**0.00**	**-279,369.97**	**6,957,348.21**	**6,957,348.21**	**0.00%**
Fund: 102 - Building Fund						
000000 - Assigned	90,750.00	90,750.00	0.00	0.00	-90,750.00	0.00%
302100 - Building Permit and Inpection	1,850,190.00	1,850,190.00	78,940.65	609,629.47	-1,240,560.53	32.95%
524100 - Building	1,940,940.00	1,940,940.00	85,428.17	561,675.29	1,379,264.71	28.94%
Fund: 102 - Building Fund Surplus (Deficit):	**0.00**	**0.00**	**-6,487.52**	**47,954.18**	**47,954.18**	**0.00%**
Fund: 103 - Sewer Fund						
304000 - Charges for Services	1,803,000.00	1,803,000.00	117,138.95	403,065.79	-1,399,934.21	22.36%
535000 - Sanitary Sewers	1,803,000.00	1,803,000.00	85,730.61	359,349.82	1,443,650.18	19.93%
Fund: 103 - Sewer Fund Surplus (Deficit):	**0.00**	**0.00**	**31,408.34**	**43,715.97**	**43,715.97**	**0.00%**
Fund: 115 - Fire Fund						
000000 - Assigned	150,000.00	150,000.00	0.00	0.00	-150,000.00	0.00%
301050 - Fire Assessment	2,324,410.00	2,324,410.00	130,266.34	2,072,666.39	-251,743.61	89.17%
304000 - Charges for Services	73,590.00	73,590.00	426.55	61,054.47	-12,535.53	82.97%
306000 - Miscellaneous Revenues	0.00	0.00	34,311.39	59,311.39	59,311.39	0.00%
522000 - Fire Department	2,548,000.00	2,548,000.00	240,749.76	883,791.98	1,664,208.02	34.69%
Fund: 115 - Fire Fund Surplus (Deficit):	**0.00**	**0.00**	**-75,745.48**	**1,309,240.27**	**1,309,240.27**	**0.00%**
Fund: 300 - Capital Project Fund						
000000 - Assigned	700,000.00	700,000.00	0.00	0.00	-700,000.00	0.00%
303000 - Intergovernmental Revenues	50,000.00	50,000.00	0.00	-1,000.00	-51,000.00	2.00%
519000 - General	146,542.00	146,542.00	7,320.39	37,043.82	109,498.18	25.28%
545170 - El Prado Park	1,300,000.00	1,300,000.00	3,214.26	25,306.26	1,274,693.74	1.95%
559011 - Storm Sewer Lining	500,000.00	500,000.00	0.00	0.00	500,000.00	0.00%
572102 - Beach Portal	750,871.00	750,871.00	0.00	53,610.87	697,260.13	7.14%
572109 - FDOT Manhole Covers-Pine -Flamingo	100,000.00	100,000.00	0.00	0.00	100,000.00	0.00%
572200 - Beach Renourishment	116,667.00	116,667.00	0.00	116,666.66	0.34	100.00%
572202 - West Plaza Refurbishment	500,000.00	500,000.00	0.00	0.00	500,000.00	0.00%
576136 - Street Proj.Bougain.Poinciana	115,000.00	115,000.00	0.00	21,055.35	93,944.65	18.31%
576138 - Roadway Paving & Refurbishment	400,000.00	400,000.00	0.00	0.00	400,000.00	0.00%
581100 - Interfund Transfers	3,179,080.00	3,179,080.00	0.00	797,770.00	-2,381,310.00	25.09%
Fund: 300 - Capital Project Fund Surplus (Deficit):	**0.00**	**0.00**	**-10,534.65**	**543,087.04**	**543,087.04**	**0.00%**

Departmen…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Fund: 310 - Parking Fund						
302000 - Licenses & Permits	50,000.00	50,000.00	0.00	0.00	-50,000.00	0.00%
304000 - Charges for Services	3,273,524.00	3,273,524.00	297,370.00	1,326,351.55	-1,947,172.45	40.52%
305000 - Fines & Forfeitures	140,000.00	140,000.00	23,066.14	129,769.25	-10,230.75	92.69%
306000 - Miscellaneous Revenues	150,000.00	150,000.00	17,391.95	78,645.41	-71,354.59	52.43%
545000 - Parking Operations	3,613,524.00	3,613,524.00	61,199.68	405,209.82	3,208,314.18	11.21%
Fund: 310 - Parking Fund Surplus (Deficit):	**0.00**	**0.00**	**276,628.41**	**1,129,556.39**	**1,129,556.39**	**0.00%**
Report Surplus (Deficit):	**0.00**	**0.00**	**-64,100.87**	**10,030,902.06**	**10,030,902.06**	**0.00%**

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)
001 - General Fund	0.00	0.00	-279,369.97	6,957,348.21	6,957,348.21
102 - Building Fund	0.00	0.00	-6,487.52	47,954.18	47,954.18
103 - Sewer Fund	0.00	0.00	31,408.34	43,715.97	43,715.97
115 - Fire Fund	0.00	0.00	-75,745.48	1,309,240.27	1,309,240.27
300 - Capital Project Fund	0.00	0.00	-10,534.65	543,087.04	543,087.04
310 - Parking Fund	0.00	0.00	276,628.41	1,129,556.39	1,129,556.39
Report Surplus (Deficit):	**0.00**	**0.00**	**-64,100.87**	**10,030,902.06**	**10,030,902.06**

Town of Lauderdale-by-the-Sea
Cash and Investment Report
as of February 28,2026

Bank / Other	GL No.	Bank No.	Account Name	Account Type	Bank/ Pool	Balance 2/28/2026	Interest/ Avg % Yield	Interest/Chg Mkt Value	Interest/ Year to Date
			001 General Fund:						
Truist	101.000	8015	Master Account	Analyzed Interest Checking	Truist	11,798,146.40	2.75%	25,155.49	95,232.07
Truist	101.009	6876	Emergency Reserve	Public Special Money Rate Checking	Truist	2,659,439.33	2.75%	5,604.30	24,518.27
			GENERAL FUND	BANK SUBTOTAL		14,457,585.73		30,759.79	119,750.34
SBA	101.300	1471-A	General Fund Invest Acct A 471	SBA Invest Pool	SBA	207,104.19	3.84%	607.52	3,419.23
SBA	101.400	1472-A	Emergency Reserves Acct A 472	SBA Invest Pool	SBA	100,479.30	3.84%	294.75	1,708.92
SBA	101.301	1473-A	Florida Prime Investment	SBA Investment	SBA	3,109,972.69	3.84%	9,122.74	51,344.50
SouthState Inv.	101.110	9371	Investment	Investment	SSTI	2,539,551.85			
			GENERAL FUND	SBA / INV. SUBTOTAL		5,957,108.03		0.00	56,472.65
			GENERAL FUND	GRAND TOTAL		20,414,693.76		30,759.79	176,222.99
			101 Police Forfeiture & Training						
Truist	101.100	9613	Police Forfeiture Fund	Analyzed Interest Checking	Truist	589.59	2.75%	Included Above	Included Above
			POLICE FUND	TOTAL		589.59		0.00	0.00
			103 Sewer Enterprise Fund						
Truist	101.105	9999	Sewer Enterprise Fund	Analyzed Interest Checking	Truist	1,047,914.45	2.75%	2,191.40	11,135.32
			SEWER FUND	TOTAL		1,047,914.45		2,191.40	11,135.32
			115 Fire Fund:						
Truist	101.109	5379	Fire Fund Account	Analyzed Interest Checking	Truist	1,973,587.93	2.75%	4,357.20	19,086.60
Truist	101.110	6701	Public Safety Facility Account	Analyzed Interest Checking	Truist	1,302,303.38	2.75%	2,884.93	8,670.63
			FIRE FUND	GRAND TOTAL		3,275,891.31		7,242.13	19,086.60
			300 Capital Improvement Fund:						
Truist	101.115	0010	Capital Improvement Fund	Analyzed Interest Checking	Truist	3,522,095.94	2.75%	7,282.42	33,222.13
			CAPITAL IMPROVEMENT FUND	TOTAL		3,522,095.94		7,282.42	33,222.13
			310 Parking Improvement Fund						
Truist	101.125	0120	Parking Improvement Account	Analyzed Interest Checking	Truist	4,799,815.31	2.75%	9,462.68	58,599.09
SBA	101.301	1474	Florida Prime Investment	SBA Investment	SBA	1,513,990.02	3.84%	4,441.10	13,990.02
SouthState Inv.		7207	Investment	Investment	SSTI	1,500,000.00			
Truist	101.128	8554	PILOP Account	Analyzed Interest Checking	Truist	200.00	2.75%	Included Above	Included Above
			PARKING FUND	TOTAL		7,814,005.33		13,903.78	72,589.11
			102 Building Fund						
Truist	101.104	8686	Building Account	Analyzed Interest Checking	Truist	1,111,123.13	2.75%	2,254.60	12,656.35
			BUILDING FUND	TOTAL		1,111,123.13		2,254.60	12,656.35
			ALL FUNDS	GRAND TOTAL		37,186,313.51		63,634.12	324,912.50

Summary by Investment Type		Amount	Percent
Interest Bearing Checking		28,215,215.46	76%
Non-interest Bearing Checking	.		0%
SBA Trust Fund/Pools		307,583.49	1%
SBA Florida Prime Investment		4,623,962.71	12%
Investment		4,039,551.85	11%
Repurchase Agreements		0.00	0%
Money Market Funds		0.00	0%
U.S. Securities/Treasuries		0.00	0%
U.S. Federal Agencies		0.00	0%
Federal Instrumentalities		0.00	0%
	GRAND TOTAL	37,186,313.51	100%

Summary by Fund		Amount	Percent
101.000/101-400	General Fund	20,414,693.76	55%
	Police Fund	589.59	0%
	Sewer Fund	1,047,914.45	3%
	Fire Fund	3,275,891.31	9%
	Building Fund	1,111,123.13	3%
	Capital Improvement Fund	3,522,095.94	9%
	Parking Fund	7,814,005.33	21%
	GRAND TOTAL	37,186,313.51	100%

Summary by Bank/Pool/Inv		Amount	Percent
	Truist	28,215,215.46	76%
	Investment	4,039,551.85	11%
	Florida Prime/Investment	4,623,962.71	12%
	Florida Prime/State Board of Admin.	307,583.49	1%
	GRAND TOTAL	37,186,313.51	100%

Agenda Item No: 8.c.

Town Commission Agenda Item Report

Meeting Date: May 26, 2026
Submitted By: Lucila Lang, Finance Director
Submitting Department: Finance
Item Type: Presentation
Agenda Section:TOWN MANAGER REPORT

Subject Title: March 2026 Finance Report

Explanation: Presented is the March 2026 financial report which consists of the attached Revenue/Expenditure Report (Exhibit 2) and the Cash & Investment Report (Exhibit 3). At the end of March, the Town was 50% through the fiscal year.

Recommendation: N/A

Exhibits:
1. March 2026 Finance Report
2. March 2026 Revenue_Expenditure Report
3. March 2026 Cash & Investment Report

March is the sixth month of the fiscal year 2025-2026.

The following is a summary of the operating results through 3/31/26:

Fund	Annual Budget	Budgeted Appropriations	Budgeted Revenues Excluding Appropriations	YTD Revenues Amount	YTD Revenues % of Budget	YTD Expenditures Amount	YTD Expenditures % of Budget	Net Amount
General Fund	$ 21,656,208.00	$ 2,607,943.00	$ 19,048,265.00	$ 15,031,229.17	**78.91%**	$ 9,400,897.10	**49.35%**	$ 5,630,332.07
Building Fund	$ 1,940,940.00	$ 90,750.00	$ 1,850,190.00	$ 751,021.46	**40.59%**	$ 674,609.93	**36.46%**	$ 76,411.53
Sewer Fund	$ 1,803,000.00	$ -	$ 1,803,000.00	$ 547,077.72	**30.34%**	$ 552,725.98	**30.66%**	$ (5,648.26)
Fire Fund	$ 2,548,000.00	$ 150,000.00	$ 2,398,000.00	$ 2,261,050.02	**94.29%**	$ 1,111,764.28	**46.36%**	$ 1,149,285.74
Capital Fund	$ 3,929,080.00	$ 700,000.00	$ 3,229,080.00	$ 796,770.00	**24.67%**	$ 290,663.90	**7.40%**	$ 506,106.10
Parking Fund	$ 3,613,524.00	$ -	$ 3,613,524.00	$ 1,945,013.77	**53.83%**	$ 506,756.07	**14.02%**	$ 1,438,257.70
Grand Total	$ 35,490,752.00	$ 3,548,693.00	$ 31,942,059.00	$ 21,332,162.14		$ 12,537,417.26		$ 8,794,744.88

General Fund

The General Fund remains in a favorable financial position through March 2026. Revenues continue to perform strongly, particularly within Ad Valorem Property Taxes.

Ad Valorem Property Tax Revenues continue to perform strongly, with collections totaling approximately $12.93 million, or 91.02% of budget, consistent with the Town's normal revenue collection cycle. Other major revenues continue to perform generally as anticipated.

MARCH REPORT INFORMATION						
Collection Rates	2021	2022	2023	2024	2025	2026
November	24.52%	22.87%	22.43%	23.56%	20.53%	19.36%
December	83.41%	85.70%	84.17%	83.76%	82.38%	78.07%
January	87.04%	89.34%	87.32%	86.22%	85.90%	83.59%
February	90.85%	92.91%	91.31%	90.48%	89.92%	88.56%
March	92.83%	94.68%	93.10%	92.82%	92.41%	91.02%
April	97.64%	98.37%	96.88%	96.91%	96.84%	
May	98.85%	99.10%	97.86%	98.17%	97.98%	
June	100.17%	99.54%	98.89%	99.20%	99.28%	
July	101.51%	101.25%	101.23%	101.56%	101.60%	

General Fund expenditures remain controlled and within anticipated levels. Total expenditures through March totaled approximately $9.40 million, or 43.41% of budget. Most departments continue to operate below the proportional budget benchmark at this point in the fiscal year.

Below is a breakdown of attorney fees:

Services Rendered	Matter	Total
March, 2026	General Representation	$14,582.66
	Commission Meetings	$ 3,096.20
	Board Meetings	
	Land Use	$ 1,863.20
	Fire	$ 1,835.80
	Police	
	Labor	$ 904.20
	Ethics	
	Charter Review Board	$ 4,192.20
	Cost Recovery	$ 4,164.80
	Code Enforcement	$ 712.40
	Total:	**$31,351.46**

At the close of March 2026, the General Fund reflects a positive operating position, with revenues exceeding expenditures year-to-date.

Building Fund

For the month ended March 31, 2026, Building Fund revenues totaled approximately $751,021, representing 38.69% of the annual budget, while expenditures totaled approximately $674,610, or 34.76% of the budget. Overall, the Building Fund remains financially stable and continues to operate within budgetary expectations through the second quarter of the fiscal year.

Sewer Fund

For the month ended March 31, 2026, Sewer Fund revenues totaled approximately $547,078, representing 30.34% of the approved budget, while expenditures totaled approximately $552,726, or 30.66% of the annual budget. Overall, the Sewer Fund remains financially stable and is operating within budgetary expectations through the second quarter of the fiscal year.

Fire Fund

For the month ended March 31, 2026, Fire Fund revenues totaled approximately $2.26 million, representing 88.74% of the amended budget, while expenditures totaled approximately $1.11 million, or 43.63% of the approved budget. Overall, the Fire Fund remains financially stable and continues to perform favorably through the second quarter of the fiscal year.

Capital Improvement Fund

For the month ended March 31, 2026, Capital Improvement Project (CIP) Fund revenues totaled approximately $796,770, representing 20.28% of the approved budget, while expenditures totaled approximately $290,664, or 7.40% of the annual budget. Overall, the CIP Fund remains financially stable, with expenditures continuing to align with the timing of planned capital improvement activities and project implementation schedules.

The chart below shows activity for the CIP Fund:

MARCH, 2026 REPORT INFORMATION					
CIP Projects	Budget	YTD Expenditures	March Expenditures	% Completion	Comments
El Prado Park	$ 1,300,000.00	$ 25,306.26	$ -	1.95%	
Storm Sewer Lining	$ 500,000.00	$ -	$ -	0.00%	
Beach Portal	$ 750,871.00	$ 53,610.87	$ -	7.14%	
FDOT Manhole Covers-Pine to Flamingo	$ 100,000.00	$ -	$ -	0.00%	
Beach Renourishment	$ 116,667.00	$ 116,666.66	$ -	100.00%	Project complete.
West Plaza Refurbishment	$ 500,000.00	$ -	$ -	0.00%	
Street Project-Bougainvilla/Poinciana	$ 115,000.00	$ 21,055.35	$ -	18.31%	
Roadway Paving & Refurbishment	$ 400,000.00	$ 28,292.00	$ 28,292.00	7.07%	Payments made to: Earth Surfaces of America, Inc. and Artisan Tile & Flooring, Inc.
Totals:	**$ 3,782,538.00**	$ 244,931.14	$ 28,292.00		

Parking Fund

For the month ended March 31, 2026, Parking Fund revenues totaled approximately $1.95 million, representing 53.83% of the approved budget, while expenditures totaled approximately $506,756, or 14.02% of the annual budget. Overall, the Parking Fund continues to remain in a very strong financial position through the second quarter of the fiscal year, with revenues significantly exceeding expenditures.

March, 2026	
	FY2026
South Ocean	$ 35,187.69
Ocean Front Meters	$ 50,669.85
Commercial Blvd. Meters	$ 15,488.16
Parking Meters-Beach	$ 23,817.13
Palm Portal-FDG	$ 14,577.05
El Prado Parking Lot	$ 70,711.51
Town Hall Parking Lot	$ 3,886.50
El Mar Parking Lot	$ 28,629.22
A1A Parking Lot	$ 76,750.98
Bougainvilla/Poinciana	$ 39,041.45
Monthly Total:	$ 358,759.54

The top producing lots were:

1. A1A Parking Lot
2. El Prado Parking Lot
3. Ocean Front Meters
4. Bougainvilla/Poinciana

Budget Report

Lauderdale-By-The-Sea, FL

Account Summary

For Fiscal: 2025-2026 Period Ending: 03/31/2026

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Fund: 001 - General Fund							
Department: 000000 - Assigned							
001-000000-380200	Appropriated Fund Balance	2,607,943.00	2,607,943.00	0.00	0.00	-2,607,943.00	0.00 %
	Department: 000000 - Assigned Total:	**2,607,943.00**	**2,607,943.00**	**0.00**	**0.00**	**-2,607,943.00**	**0.00%**
Department: 301000 - Ad Valorem Property Taxes							
001-301000-311100	Ad Valorem Property Taxes	14,205,956.00	14,205,956.00	348,636.50	12,930,083.51	-1,275,872.49	91.02 %
	Department: 301000 - Ad Valorem Property Taxes Total:	**14,205,956.00**	**14,205,956.00**	**348,636.50**	**12,930,083.51**	**-1,275,872.49**	**91.02%**
Department: 301100 - Utility Taxes							
001-301100-311101	Fpl Utility Tax	991,111.00	991,111.00	87,186.86	382,372.78	-608,738.22	38.58 %
001-301100-311440	Gas Utility Tax	23,500.00	23,500.00	4,022.25	10,821.42	-12,678.58	46.05 %
001-301100-314300	Water Utility Tax	207,257.00	207,257.00	22,002.31	92,000.98	-115,256.02	44.39 %
	Department: 301100 - Utility Taxes Total:	**1,221,868.00**	**1,221,868.00**	**113,211.42**	**485,195.18**	**-736,672.82**	**39.71%**
Department: 301600 - Franchise Taxes							
001-301600-313100	Fl Power & Light Franchise	750,000.00	750,000.00	61,428.35	330,654.29	-419,345.71	44.09 %
001-301600-313300	Waste Franchise Collection	169,000.00	169,000.00	16,109.46	68,319.37	-100,680.63	40.43 %
001-301600-313400	Gas Franchise	23,500.00	23,500.00	3,275.76	11,122.66	-12,377.34	47.33 %
001-301600-313600	Towing Franchise Fees	500.00	500.00	0.00	0.00	-500.00	0.00 %
	Department: 301600 - Franchise Taxes Total:	**943,000.00**	**943,000.00**	**80,813.57**	**410,096.32**	**-532,903.68**	**43.49%**
Department: 302000 - Licenses & Permits							
001-302000-321100	Business License Taxes	100,500.00	100,500.00	2,625.87	53,632.30	-46,867.70	53.37 %
001-302000-321110	Sidewalk Cafe Row	100,000.00	100,000.00	4,475.83	124,563.49	24,563.49	124.56 %
001-302000-322150	Miscellaneous Permits	500.00	500.00	0.00	100.00	-400.00	20.00 %
001-302000-322250	Development Services Applications	2,400.00	2,400.00	0.00	0.00	-2,400.00	0.00 %
001-302000-322400	Sign Permits	0.00	0.00	100.00	435.00	435.00	0.00 %
	Department: 302000 - Licenses & Permits Total:	**203,400.00**	**203,400.00**	**7,201.70**	**178,730.79**	**-24,669.21**	**87.87%**
Department: 303000 - Intergovernmental Revenues							
001-303000-311120	Municipal Revenue Sharing	185,000.00	185,000.00	16,267.41	101,011.79	-83,988.21	54.60 %
001-303000-311150	Alcoholic Beverage License	15,000.00	15,000.00	0.00	2,642.98	-12,357.02	17.62 %
001-303000-311180	Sales Tax	550,000.00	550,000.00	37,626.39	186,645.37	-363,354.63	33.94 %
001-303000-312410	Local Op Gas Tax 1 - 6 Cent	80,000.00	80,000.00	4,403.08	23,725.97	-56,274.03	29.66 %
001-303000-312420	Local Op Gas Tax 2 - 5 Cent	49,000.00	49,000.00	3,290.72	16,635.60	-32,364.40	33.95 %
001-303000-315100	Communication Service Tax	320,000.00	320,000.00	24,244.63	108,522.83	-211,477.17	33.91 %
001-303000-334915	Fdot-reimbursable Grant	34,384.00	34,384.00	0.00	0.00	-34,384.00	0.00 %
001-303000-334930	Emergency Supplemental Funding	0.00	0.00	0.00	6,223.25	6,223.25	0.00 %
001-303000-343401	Surtax Revenue	150,000.00	150,000.00	0.00	0.00	-150,000.00	0.00 %
	Department: 303000 - Intergovernmental Revenues Total:	**1,383,384.00**	**1,383,384.00**	**85,832.23**	**445,407.79**	**-937,976.21**	**32.20%**
Department: 304000 - Charges for Services							
001-304000-347500	Tennis - Shuffle Key	11,000.00	11,000.00	1,400.00	9,867.50	-1,132.50	89.70 %
	Department: 304000 - Charges for Services Total:	**11,000.00**	**11,000.00**	**1,400.00**	**9,867.50**	**-1,132.50**	**89.70%**
Department: 305000 - Fines & Forfeitures							
001-305000-354150	Fines,trafficviolation,citatio	30,000.00	30,000.00	1,787.41	9,172.06	-20,827.94	30.57 %
001-305000-354160	Code Enforcement Fines	50,000.00	50,000.00	14,100.00	17,100.00	-32,900.00	34.20 %
001-305000-359100	Other Fines & Alarms	1,000.00	1,000.00	0.00	0.00	-1,000.00	0.00 %
	Department: 305000 - Fines & Forfeitures Total:	**81,000.00**	**81,000.00**	**15,887.41**	**26,272.06**	**-54,727.94**	**32.43%**
Department: 306000 - Miscellaneous Revenues							
001-306000-361100	Interest Earnings	500,000.00	500,000.00	70,594.28	354,241.33	-145,758.67	70.85 %
001-306000-362000	Rent/lease Royalties	136,157.00	136,157.00	11,076.00	55,263.00	-80,894.00	40.59 %
001-306000-366100	Donations	3,000.00	3,000.00	0.00	0.00	-3,000.00	0.00 %
001-306000-366101	Special Events -Donations	10,000.00	10,000.00	0.00	0.00	-10,000.00	0.00 %
001-306000-369100	Miscellaneous Revenues	5,000.00	5,000.00	14,064.99	29,282.00	24,282.00	585.64 %

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
001-306000-369101	Special Events- Applications	2,000.00	2,000.00	0.00	0.00	-2,000.00	0.00 %
001-306000-369200	Miscellaneous Applications	3,000.00	3,000.00	1,470.00	6,255.00	3,255.00	208.50 %
001-306000-369201	Miscellaneous Merchandisesales	5,000.00	5,000.00	0.00	2,477.86	-2,522.14	49.56 %
001-306000-369250	Recreational Activities Fee	19,000.00	19,000.00	1,125.00	21,070.00	2,070.00	110.89 %
001-306000-369500	miscellaneous Lobbyist	500.00	500.00	0.00	200.00	-300.00	40.00 %
001-306000-369901	Insurance Reimbursement	15,000.00	15,000.00	0.00	1,786.83	-13,213.17	11.91 %
	Department: 306000 - Miscellaneous Revenues Total:	**698,657.00**	**698,657.00**	**98,330.27**	**470,576.02**	**-228,080.98**	**67.35%**
Department: 511000 - Commission							
001-511000-500110	Commission Salaries	141,750.00	141,750.00	6,905.40	40,704.19	101,045.81	28.72 %
001-511000-500210	Employer Fica Taxes	12,000.00	12,000.00	504.71	2,856.95	9,143.05	23.81 %
001-511000-500220	Retirement	68,000.00	68,000.00	3,768.28	23,522.27	44,477.73	34.59 %
001-511000-500230	Group Insurance	55,000.00	55,000.00	2,589.75	26,801.53	28,198.47	48.73 %
001-511000-500345	Contractual Services	17,540.00	17,540.00	616.25	3,195.17	14,344.83	18.22 %
001-511000-500510	Office Supplies	1,000.00	1,000.00	0.00	0.00	1,000.00	0.00 %
001-511000-500512	Elections	20,000.00	20,000.00	0.00	0.00	20,000.00	0.00 %
001-511000-500525	Uniform Expense	1,500.00	1,500.00	0.00	0.00	1,500.00	0.00 %
001-511000-500540	Dues & Subscriptions	3,250.00	3,250.00	0.00	2,929.68	320.32	90.14 %
001-511000-500545	Training	12,000.00	12,000.00	0.00	1,409.80	10,590.20	11.75 %
001-511000-500550	Operating Expenses	21,900.00	21,900.00	90.85	814.97	21,085.03	3.72 %
	Department: 511000 - Commission Total:	**353,940.00**	**353,940.00**	**14,475.24**	**102,234.56**	**251,705.44**	**28.88%**
Department: 511100 - Donation-Non Profits							
001-511100-500820	Donations-aids To Private Org	27,269.00	27,269.00	706.57	23,259.40	4,009.60	85.30 %
	Department: 511100 - Donation-Non Profits Total:	**27,269.00**	**27,269.00**	**706.57**	**23,259.40**	**4,009.60**	**85.30%**
Department: 511200 - Visitor Center							
001-511200-500120	Regular Salaries	70,000.00	70,000.00	4,004.98	21,595.08	48,404.92	30.85 %
001-511200-500210	Employer Fica Taxes	5,355.00	5,355.00	273.60	1,433.82	3,921.18	26.78 %
001-511200-500220	Retirement	8,885.00	8,885.00	555.08	2,747.81	6,137.19	30.93 %
001-511200-500230	Group Insurance	3,050.00	3,050.00	6.63	411.29	2,638.71	13.48 %
001-511200-500311	Advertisements	6,795.00	6,795.00	0.00	475.00	6,320.00	6.99 %
001-511200-500340	Sewer/wastewater	4,410.00	4,410.00	317.56	1,632.00	2,778.00	37.01 %
001-511200-500345	Contractual Services	3,750.00	3,750.00	0.00	452.77	3,297.23	12.07 %
001-511200-500430	Electric Service	2,415.00	2,415.00	86.60	598.48	1,816.52	24.78 %
001-511200-500431	Water Service	6,360.00	6,360.00	465.39	2,395.51	3,964.49	37.67 %
001-511200-500463	Service Maintenance Contracts	3,150.00	3,150.00	139.43	252.92	2,897.08	8.03 %
001-511200-500506	Printing & Binding	2,590.00	2,590.00	0.00	0.00	2,590.00	0.00 %
001-511200-500520	Bldg. Maintenance	4,000.00	4,000.00	261.48	1,779.09	2,220.91	44.48 %
001-511200-500550	Operating Expenses	4,500.00	4,500.00	-11.23	199.97	4,300.03	4.44 %
	Department: 511200 - Visitor Center Total:	**125,260.00**	**125,260.00**	**6,099.52**	**33,973.74**	**91,286.26**	**27.12%**
Department: 513000 - Administration							
001-513000-500120	Regular Salaries	748,453.00	748,453.00	54,972.22	294,998.58	453,454.42	39.41 %
001-513000-500121	Temporary Salaries/ Interns	15,000.00	15,000.00	0.00	0.00	15,000.00	0.00 %
001-513000-500140	Overtime Salaries	5,775.00	5,775.00	96.55	886.68	4,888.32	15.35 %
001-513000-500210	Employer Fica Taxes	56,543.00	56,543.00	4,209.46	19,912.17	36,630.83	35.22 %
001-513000-500220	Retirement	165,555.00	165,555.00	15,158.62	80,042.90	85,512.10	48.35 %
001-513000-500230	Group Insurance	204,000.00	204,000.00	6,708.01	66,434.17	137,565.83	32.57 %
001-513000-500315	Professional Services	43,500.00	43,500.00	8,662.50	17,500.00	26,000.00	40.23 %
001-513000-500320	Audit Expense	50,000.00	50,000.00	0.00	7,500.00	42,500.00	15.00 %
001-513000-500344	Hr Expenses	4,250.00	4,250.00	843.25	5,158.25	-908.25	121.37 %
001-513000-500345	Contractual Services	94,970.00	94,970.00	4,411.81	29,497.00	65,473.00	31.06 %
001-513000-500463	Service Maintenance Contracts	41,000.00	41,000.00	31,659.13	35,577.67	5,422.33	86.77 %
001-513000-500506	Printing & Binding	3,200.00	3,200.00	0.00	24.05	3,175.95	0.75 %
001-513000-500508	Postage	5,000.00	5,000.00	866.62	7,132.28	-2,132.28	142.65 %
001-513000-500510	Office Supplies	13,800.00	13,800.00	81.15	1,060.70	12,739.30	7.69 %
001-513000-500525	Uniform Expense	1,075.00	1,075.00	0.00	71.32	1,003.68	6.63 %
001-513000-500540	Dues & Subscriptions	10,437.00	10,437.00	288.73	975.46	9,461.54	9.35 %
001-513000-500545	Training	37,050.00	37,050.00	602.80	6,278.13	30,771.87	16.95 %

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
001-513000-500550	Operating Expenses	26,350.00	26,350.00	272.39	6,375.55	19,974.45	24.20 %
	Department: 513000 - Administration Total:	**1,525,958.00**	**1,525,958.00**	**128,833.24**	**579,424.91**	**946,533.09**	**37.97%**
Department: 514000 - Town Attorney							
001-514000-500310	Legal Expense	350,560.00	350,560.00	31,182.84	125,197.01	225,362.99	35.71 %
001-514000-500314	Litigation	49,440.00	49,440.00	0.00	0.00	49,440.00	0.00 %
	Department: 514000 - Town Attorney Total:	**400,000.00**	**400,000.00**	**31,182.84**	**125,197.01**	**274,802.99**	**31.30%**
Department: 519000 - General							
001-519000-500311	Advertisements	6,200.00	6,200.00	0.00	0.00	6,200.00	0.00 %
001-519000-500315	Professional Services	133,500.00	133,500.00	11,158.53	65,222.16	68,277.84	48.86 %
001-519000-500345	Contractual Services	71,350.00	71,350.00	0.00	29,587.96	41,762.04	41.47 %
001-519000-500349	Community Mobility Services	230,000.00	230,000.00	15,956.42	82,910.90	147,089.10	36.05 %
001-519000-500451	Auto, Property & Liability Ins	345,300.00	345,300.00	67,370.50	270,480.00	74,820.00	78.33 %
001-519000-500452	Workers Compensation Insur	101,024.00	101,024.00	13,204.00	39,612.00	61,412.00	39.21 %
001-519000-500463	Service Maintenance Contracts	23,100.00	23,100.00	0.00	6,420.00	16,680.00	27.79 %
001-519000-500497	Contingency	190,000.00	190,000.00	0.00	0.00	190,000.00	0.00 %
001-519000-500511	Computer Expense	15,000.00	15,000.00	2,405.14	2,405.14	12,594.86	16.03 %
001-519000-500550	Operating Expenses	96,300.00	96,300.00	910.00	85,292.46	11,007.54	88.57 %
001-519000-500552	Recycling And Solid Waste Exp	66,000.00	66,000.00	5,326.66	34,601.28	31,398.72	52.43 %
	Department: 519000 - General Total:	**1,277,774.00**	**1,277,774.00**	**116,331.25**	**616,531.90**	**661,242.10**	**48.25%**
Department: 519100 - Tourism and Community Outreach							
001-519100-500120	Regular Salaries	110,000.00	110,000.00	5,965.28	33,400.16	76,599.84	30.36 %
001-519100-500210	Employer Fica Taxes	8,415.00	8,415.00	456.66	2,310.34	6,104.66	27.46 %
001-519100-500220	Retirement	21,872.00	21,872.00	836.93	5,059.72	16,812.28	23.13 %
001-519100-500230	Group Insurance	22,400.00	22,400.00	1,277.40	10,499.14	11,900.86	46.87 %
001-519100-500311	Advertisements	13,000.00	13,000.00	0.00	2,844.95	10,155.05	21.88 %
001-519100-500315	Professional Services	166,000.00	166,000.00	8,534.62	49,151.27	116,848.73	29.61 %
001-519100-500345	Contractual Services	6,750.00	6,750.00	0.00	1,625.13	5,124.87	24.08 %
001-519100-500347	Programs	13,300.00	13,300.00	0.00	555.54	12,744.46	4.18 %
001-519100-500495	Special Events	203,000.00	203,000.00	37,832.23	96,188.39	106,811.61	47.38 %
001-519100-500506	Printing & Binding	70,000.00	70,000.00	786.20	19,805.31	50,194.69	28.29 %
001-519100-500540	Dues & Subscriptions	1,650.00	1,650.00	0.00	0.00	1,650.00	0.00 %
001-519100-500545	Training	4,000.00	4,000.00	0.00	645.00	3,355.00	16.13 %
001-519100-500550	Operating Expenses	2,000.00	2,000.00	0.00	0.00	2,000.00	0.00 %
	Department: 519100 - Tourism and Community Outreach Total:	**642,387.00**	**642,387.00**	**55,689.32**	**222,084.95**	**420,302.05**	**34.57%**
Department: 521000 - Police Department							
001-521000-500141	Bso Overtime	100,000.00	100,000.00	11,108.49	31,332.46	68,667.54	31.33 %
001-521000-500345	Contractual Services	7,159,374.00	7,159,374.00	1,193,229.00	4,159,689.74	2,999,684.26	58.10 %
001-521000-500352	Contract Services	5,800.00	5,800.00	0.00	4,996.19	803.81	86.14 %
001-521000-500640	Capital Outlay - Equipt & Mach	13,100.00	13,100.00	0.00	6,603.25	6,496.75	50.41 %
	Department: 521000 - Police Department Total:	**7,278,274.00**	**7,278,274.00**	**1,204,337.49**	**4,202,621.64**	**3,075,652.36**	**57.74%**
Department: 523000 - Emergency Medical Services							
001-523000-500345	Contractual Services	1,440,000.00	1,440,000.00	151,981.53	708,398.95	731,601.05	49.19 %
	Department: 523000 - Emergency Medical Services Total:	**1,440,000.00**	**1,440,000.00**	**151,981.53**	**708,398.95**	**731,601.05**	**49.19%**
Department: 524000 - Development Services							
001-524000-500120	Regular Salaries	465,000.00	465,000.00	36,584.84	201,650.10	263,349.90	43.37 %
001-524000-500121	Temporary Salaries/ Interns	8,000.00	8,000.00	0.00	0.00	8,000.00	0.00 %
001-524000-500140	Overtime Salaries	4,500.00	4,500.00	271.91	2,886.26	1,613.74	64.14 %
001-524000-500210	Employer Fica Taxes	35,917.00	35,917.00	2,870.08	13,885.04	22,031.96	38.66 %
001-524000-500220	Retirement	94,321.00	94,321.00	6,359.47	38,642.49	55,678.51	40.97 %
001-524000-500230	Group Insurance	120,000.00	120,000.00	7,590.49	57,008.11	62,991.89	47.51 %
001-524000-500315	Professional Services	60,000.00	60,000.00	0.00	0.00	60,000.00	0.00 %
001-524000-500345	Contractual Services	329,000.00	329,000.00	1,805.00	22,187.75	306,812.25	6.74 %
001-524000-500462	Fuel	0.00	0.00	-34.59	-34.59	34.59	0.00 %
001-524000-500463	Service Maintenance Contracts	5,200.00	5,200.00	0.00	0.00	5,200.00	0.00 %
001-524000-500506	Printing & Binding	3,000.00	3,000.00	950.41	2,195.77	804.23	73.19 %
001-524000-500508	Postage	4,000.00	4,000.00	0.00	0.00	4,000.00	0.00 %

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
001-524000-500510	Office Supplies	3,500.00	3,500.00	0.00	718.26	2,781.74	20.52 %
001-524000-500525	Uniform Expense	1,740.00	1,740.00	0.00	55.21	1,684.79	3.17 %
001-524000-500540	Dues & Subscriptions	4,000.00	4,000.00	0.00	999.04	3,000.96	24.98 %
001-524000-500545	Training	12,000.00	12,000.00	0.00	2,345.51	9,654.49	19.55 %
001-524000-500550	Operating Expenses	13,000.00	13,000.00	1,085.64	2,096.18	10,903.82	16.12 %
Department: 524000 - Development Services Total:		**1,163,178.00**	**1,163,178.00**	**57,483.25**	**344,635.13**	**818,542.87**	**29.63%**
Department: 541100 - Mun Srvsc - Public Works Div							
001-541100-500120	Regular Salaries	1,181,125.00	1,181,125.00	65,218.19	361,870.43	819,254.57	30.64 %
001-541100-500140	Overtime Salaries	75,075.00	75,075.00	4,717.63	28,344.89	46,730.11	37.76 %
001-541100-500210	Employer Fica Taxes	96,099.00	96,099.00	5,379.10	26,232.58	69,866.42	27.30 %
001-541100-500220	Retirement	171,307.00	171,307.00	9,430.86	68,783.82	102,523.18	40.15 %
001-541100-500230	Group Insurance	367,000.00	367,000.00	22,756.43	181,304.45	185,695.55	49.40 %
001-541100-500315	Professional Services	65,000.00	65,000.00	0.00	363.24	64,636.76	0.56 %
001-541100-500340	Sewer/wastewater	18,000.00	18,000.00	1,663.73	7,550.97	10,449.03	41.95 %
001-541100-500345	Contractual Services	655,281.00	655,281.00	84,015.78	308,103.71	347,177.29	47.02 %
001-541100-500410	Communications	77,000.00	77,000.00	9,069.90	41,900.65	35,099.35	54.42 %
001-541100-500430	Electric Service	62,000.00	62,000.00	3,956.25	26,637.04	35,362.96	42.96 %
001-541100-500431	Water Service	260,000.00	260,000.00	28,081.84	129,198.53	130,801.47	49.69 %
001-541100-500433	Electic Service-streets	72,500.00	72,500.00	5,634.01	34,308.15	38,191.85	47.32 %
001-541100-500445	Equip Rent/lease	40,000.00	40,000.00	488.70	4,806.90	35,193.10	12.02 %
001-541100-500460	Equipment Maintenance	55,000.00	55,000.00	1,899.08	30,880.27	24,119.73	56.15 %
001-541100-500461	Vehicle Maintenance	27,500.00	27,500.00	5,983.20	35,471.91	-7,971.91	128.99 %
001-541100-500462	Fuel	45,000.00	45,000.00	1,498.44	12,237.80	32,762.20	27.20 %
001-541100-500463	Service Maintenance Contracts	35,000.00	35,000.00	2,571.97	24,830.31	10,169.69	70.94 %
001-541100-500469	Buoy Maintenance	15,000.00	15,000.00	0.00	0.00	15,000.00	0.00 %
001-541100-500470	Radio Maintenance	3,000.00	3,000.00	0.00	0.00	3,000.00	0.00 %
001-541100-500498	Storm Drain Rehab/maint	90,000.00	90,000.00	11,703.00	11,703.00	78,297.00	13.00 %
001-541100-500508	Postage	350.00	350.00	0.00	0.00	350.00	0.00 %
001-541100-500510	Office Supplies	750.00	750.00	0.00	0.00	750.00	0.00 %
001-541100-500520	Bldg. Maintenance	130,000.00	130,000.00	7,431.73	35,747.71	94,252.29	27.50 %
001-541100-500525	Uniform Expense	17,500.00	17,500.00	2,087.48	16,308.79	1,191.21	93.19 %
001-541100-500529	Street Light Maintenance	65,000.00	65,000.00	0.00	39,078.65	25,921.35	60.12 %
001-541100-500530	Street Maint Repair Supply	82,500.00	82,500.00	0.00	16,818.89	65,681.11	20.39 %
001-541100-500531	Grounds Maint/landscaping	55,000.00	55,000.00	17,272.53	37,552.40	17,447.60	68.28 %
001-541100-500532	Signs	17,000.00	17,000.00	346.76	13,102.09	3,897.91	77.07 %
001-541100-500534	Sidewalk Maint Repair	7,500.00	7,500.00	0.00	2,500.00	5,000.00	33.33 %
001-541100-500535	Flags	3,250.00	3,250.00	0.00	1,899.74	1,350.26	58.45 %
001-541100-500536	Sea Oats	10,000.00	10,000.00	0.00	2,500.00	7,500.00	25.00 %
001-541100-500540	Dues & Subscriptions	5,500.00	5,500.00	0.00	4,169.18	1,330.82	75.80 %
001-541100-500545	Training	8,000.00	8,000.00	1,574.21	4,579.19	3,420.81	57.24 %
001-541100-500547	Hurricane Expenditure	10,000.00	10,000.00	0.00	0.00	10,000.00	0.00 %
001-541100-500550	Operating Expenses	150,000.00	150,000.00	13,996.33	67,906.59	82,093.41	45.27 %
001-541100-500624	Capital Outlay-bldg. Improvemt	50,000.00	50,000.00	1,090.07	1,090.07	48,909.93	2.18 %
001-541100-500640	Capital Outlay - Equipt & Mach	45,000.00	45,000.00	0.00	4,585.00	40,415.00	10.19 %
001-541100-500644	Capital Outlay-vehicles	53,303.00	53,303.00	1,032.23	5,845.56	47,457.44	10.97 %
Department: 541100 - Mun Srvsc - Public Works Div Total:		**4,121,540.00**	**4,121,540.00**	**308,899.45**	**1,588,212.51**	**2,533,327.49**	**38.53%**
Department: 572000 - Recreation							
001-572000-500342	Senior Rec. Ctr. Contract	117,548.00	117,548.00	2,034.80	55,555.84	61,992.16	47.26 %
001-572000-500463	Service Maintenance Contracts	2,500.00	2,500.00	274.74	549.22	1,950.78	21.97 %
001-572000-500510	Office Supplies	1,500.00	1,500.00	0.00	447.34	1,052.66	29.82 %
Department: 572000 - Recreation Total:		**121,548.00**	**121,548.00**	**2,309.54**	**56,552.40**	**64,995.60**	**46.53%**
Department: 581100 - Interfund Transfers							
001-581100-380102	Transfer From Bldg-oh Costs	300,000.00	300,000.00	0.00	75,000.00	-225,000.00	25.00 %
001-581100-500910	Transfer To Cip Fund	3,179,080.00	3,179,080.00	0.00	797,770.00	2,381,310.00	25.09 %
Department: 581100 - Interfund Transfers Surplus (Deficit):		**-2,879,080.00**	**-2,879,080.00**	**0.00**	**-722,770.00**	**2,156,310.00**	**25.10%**
Fund: 001 - General Fund Surplus (Deficit):		**0.00**	**0.00**	**-1,327,016.14**	**5,630,332.07**	**5,630,332.07**	**0.00%**

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Fund: 102 - Building Fund							
Department: 000000 - Assigned							
102-000000-380200	Appropriated Fund Balance	90,750.00	90,750.00	0.00	0.00	-90,750.00	0.00 %
	Department: 000000 - Assigned Total:	**90,750.00**	**90,750.00**	**0.00**	**0.00**	**-90,750.00**	**0.00%**
Department: 302100 - Building Permit and Inpection							
102-302100-322100	Building Permits	1,800,190.00	1,800,190.00	141,187.99	728,439.25	-1,071,750.75	40.46 %
102-302100-322105	Fire Plan Review Fees	50,000.00	50,000.00	204.00	22,519.96	-27,480.04	45.04 %
102-302100-322106	Building Recording Fee	0.00	0.00	0.00	62.25	62.25	0.00 %
	Department: 302100 - Building Permit and Inpection Total:	**1,850,190.00**	**1,850,190.00**	**141,391.99**	**751,021.46**	**-1,099,168.54**	**40.59%**
Department: 524100 - Building							
102-524100-500120	Regular Salaries	300,433.00	300,433.00	13,816.18	78,246.12	222,186.88	26.04 %
102-524100-500121	Temporary Salaries/ Interns	8,000.00	8,000.00	0.00	0.00	8,000.00	0.00 %
102-524100-500140	Overtime Salaries	10,500.00	10,500.00	0.00	0.00	10,500.00	0.00 %
102-524100-500210	Employer Fica Taxes	24,398.00	24,398.00	1,021.38	6,222.15	18,175.85	25.50 %
102-524100-500220	Retirement	64,579.00	64,579.00	3,376.21	20,315.94	44,263.06	31.46 %
102-524100-500230	Group Insurance	77,000.00	77,000.00	6,399.97	35,528.73	41,471.27	46.14 %
102-524100-500315	Professional Services	175,000.00	175,000.00	6,443.47	30,438.55	144,561.45	17.39 %
102-524100-500345	Contractual Services	64,158.00	64,158.00	3,372.00	39,485.21	24,672.79	61.54 %
102-524100-500402	Building Permit Services	900,000.00	900,000.00	78,132.00	385,718.15	514,281.85	42.86 %
102-524100-500463	Service Maintenance Contracts	3,552.00	3,552.00	373.43	3,526.26	25.74	99.28 %
102-524100-500525	Uniform Expense	4,060.00	4,060.00	0.00	128.82	3,931.18	3.17 %
102-524100-500540	Dues & Subscriptions	1,960.00	1,960.00	0.00	0.00	1,960.00	0.00 %
102-524100-500545	Training	3,000.00	3,000.00	0.00	0.00	3,000.00	0.00 %
102-524100-500550	Operating Expenses	4,300.00	4,300.00	0.00	0.00	4,300.00	0.00 %
102-524100-581001	Transfer To GF-OH Costs	300,000.00	300,000.00	0.00	75,000.00	225,000.00	25.00 %
	Department: 524100 - Building Total:	**1,940,940.00**	**1,940,940.00**	**112,934.64**	**674,609.93**	**1,266,330.07**	**34.76%**
	Fund: 102 - Building Fund Surplus (Deficit):	**0.00**	**0.00**	**28,457.35**	**76,411.53**	**76,411.53**	**0.00%**
Fund: 103 - Sewer Fund							
Department: 304000 - Charges for Services							
103-304000-343500	Sewer Fees	1,803,000.00	1,803,000.00	144,011.93	547,077.72	-1,255,922.28	30.34 %
	Department: 304000 - Charges for Services Total:	**1,803,000.00**	**1,803,000.00**	**144,011.93**	**547,077.72**	**-1,255,922.28**	**30.34%**
Department: 535000 - Sanitary Sewers							
103-535000-500120	Regular Salaries	76,408.00	76,408.00	1,824.28	10,644.14	65,763.86	13.93 %
103-535000-500140	Overtime Salaries	6,000.00	6,000.00	0.00	0.00	6,000.00	0.00 %
103-535000-500210	Employer Fica Taxes	6,304.00	6,304.00	139.56	814.28	5,489.72	12.92 %
103-535000-500220	Retirement	16,393.00	16,393.00	439.32	3,482.82	12,910.18	21.25 %
103-535000-500230	Group Insurance	28,000.00	28,000.00	752.60	2,728.93	25,271.07	9.75 %
103-535000-500340	Sewer/wastewater	1,200,000.00	1,200,000.00	167,477.36	498,563.21	701,436.79	41.55 %
103-535000-500345	Contractual Services	55,000.00	55,000.00	1,311.03	5,872.70	49,127.30	10.68 %
103-535000-500430	Electric Service	33,000.00	33,000.00	1,556.33	10,565.45	22,434.55	32.02 %
103-535000-500431	Water Service	800.00	800.00	99.68	278.45	521.55	34.81 %
103-535000-500459	Sewer Line Maintenance	200,000.00	200,000.00	19,776.00	19,776.00	180,224.00	9.89 %
103-535000-500465	Pump Station Maintenance	3,000.00	3,000.00	0.00	0.00	3,000.00	0.00 %
103-535000-500497	Contingency	100,000.00	100,000.00	0.00	0.00	100,000.00	0.00 %
103-535000-500506	Printing & Binding	1,000.00	1,000.00	0.00	0.00	1,000.00	0.00 %
103-535000-500550	Operating Expenses	1,750.00	1,750.00	0.00	0.00	1,750.00	0.00 %
103-535000-500630	Cap Outlay Imp Other Than Bldg	75,345.00	75,345.00	0.00	0.00	75,345.00	0.00 %
	Department: 535000 - Sanitary Sewers Total:	**1,803,000.00**	**1,803,000.00**	**193,376.16**	**552,725.98**	**1,250,274.02**	**30.66%**
	Fund: 103 - Sewer Fund Surplus (Deficit):	**0.00**	**0.00**	**-49,364.23**	**-5,648.26**	**-5,648.26**	**0.00%**
Fund: 115 - Fire Fund							
Department: 000000 - Assigned							
115-000000-380203	Appropriation From Fire Fund	150,000.00	150,000.00	0.00	0.00	-150,000.00	0.00 %
	Department: 000000 - Assigned Total:	**150,000.00**	**150,000.00**	**0.00**	**0.00**	**-150,000.00**	**0.00%**

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Department: 301050 - Fire Assessment							
115-301050-311200	Property Tax-fire Assessment	2,324,410.00	2,324,410.00	64,883.96	2,137,550.35	-186,859.65	91.96 %
	Department: 301050 - Fire Assessment Total:	**2,324,410.00**	**2,324,410.00**	**64,883.96**	**2,137,550.35**	**-186,859.65**	**91.96%**
Department: 304000 - Charges for Services							
115-304000-342210	Fire Inspection Fees	73,590.00	73,590.00	3,052.00	64,106.47	-9,483.53	87.11 %
	Department: 304000 - Charges for Services Total:	**73,590.00**	**73,590.00**	**3,052.00**	**64,106.47**	**-9,483.53**	**87.11%**
Department: 306000 - Miscellaneous Revenues							
115-306000-369100	Miscellaneous Revenues	0.00	0.00	81.81	59,393.20	59,393.20	0.00 %
	Department: 306000 - Miscellaneous Revenues Total:	**0.00**	**0.00**	**81.81**	**59,393.20**	**59,393.20**	**0.00%**
Department: 522000 - Fire Department							
115-522000-500315	Professional Services	234,000.00	234,000.00	0.00	49,165.55	184,834.45	21.01 %
115-522000-500345	Contractual Services	2,160,000.00	2,160,000.00	227,972.30	1,062,598.73	1,097,401.27	49.19 %
115-522000-500520	Bldg. Maintenance	4,000.00	4,000.00	0.00	0.00	4,000.00	0.00 %
115-522000-500624	Capital Outlay-bldg. Improvemt	150,000.00	150,000.00	0.00	0.00	150,000.00	0.00 %
	Department: 522000 - Fire Department Total:	**2,548,000.00**	**2,548,000.00**	**227,972.30**	**1,111,764.28**	**1,436,235.72**	**43.63%**
	Fund: 115 - Fire Fund Surplus (Deficit):	**0.00**	**0.00**	**-159,954.53**	**1,149,285.74**	**1,149,285.74**	**0.00%**
Fund: 300 - Capital Project Fund							
Department: 000000 - Assigned							
300-000000-380200	Appropriated Fund Balance	700,000.00	700,000.00	0.00	0.00	-700,000.00	0.00 %
	Department: 000000 - Assigned Total:	**700,000.00**	**700,000.00**	**0.00**	**0.00**	**-700,000.00**	**0.00%**
Department: 303000 - Intergovernmental Revenues							
300-303000-334920	Beach Portal-Funding	50,000.00	50,000.00	0.00	-1,000.00	-51,000.00	2.00 %
	Department: 303000 - Intergovernmental Revenues Total:	**50,000.00**	**50,000.00**	**0.00**	**-1,000.00**	**-51,000.00**	**2.00%**
Department: 519000 - General							
300-519000-500120	Regular Salaries	90,990.00	90,990.00	5,337.86	29,379.21	61,610.79	32.29 %
300-519000-500210	Employer Fica Taxes	6,961.00	6,961.00	408.35	2,247.50	4,713.50	32.29 %
300-519000-500220	Retirement	27,339.00	27,339.00	1,426.70	8,337.82	19,001.18	30.50 %
300-519000-500230	Group Insurance	21,252.00	21,252.00	1,516.03	5,768.23	15,483.77	27.14 %
	Department: 519000 - General Total:	**146,542.00**	**146,542.00**	**8,688.94**	**45,732.76**	**100,809.24**	**31.21%**
Department: 545170 - El Prado Park							
300-545170-500630	Cap Outlay Imp Other Than Bldg	1,300,000.00	1,300,000.00	0.00	25,306.26	1,274,693.74	1.95 %
	Department: 545170 - El Prado Park Total:	**1,300,000.00**	**1,300,000.00**	**0.00**	**25,306.26**	**1,274,693.74**	**1.95%**
Department: 559011 - Storm Sewer Lining							
300-559011-500630	Cap Outlay Imp other than bldg	500,000.00	500,000.00	0.00	0.00	500,000.00	0.00 %
	Department: 559011 - Storm Sewer Lining Total:	**500,000.00**	**500,000.00**	**0.00**	**0.00**	**500,000.00**	**0.00%**
Department: 572102 - Beach Portal							
300-572102-500629	Capital Outlay - Design/permit	50,000.00	50,000.00	0.00	53,610.87	-3,610.87	107.22 %
300-572102-500630	Cap Outlay Imp Other Than Bldg	700,871.00	700,871.00	0.00	0.00	700,871.00	0.00 %
	Department: 572102 - Beach Portal Total:	**750,871.00**	**750,871.00**	**0.00**	**53,610.87**	**697,260.13**	**7.14%**
Department: 572109 - FDOT Manhole Covers-Pine -Flamingo							
300-572109-500630	Cap Outlay Imp other than bldg	100,000.00	100,000.00	0.00	0.00	100,000.00	0.00 %
	Department: 572109 - FDOT Manhole Covers-Pine -Flamingo Total:	**100,000.00**	**100,000.00**	**0.00**	**0.00**	**100,000.00**	**0.00%**
Department: 572200 - Beach Renourishment							
300-572200-500630	Cap Outlay Imp Other Than Bldg	116,667.00	116,667.00	0.00	116,666.66	0.34	100.00 %
	Department: 572200 - Beach Renourishment Total:	**116,667.00**	**116,667.00**	**0.00**	**116,666.66**	**0.34**	**100.00%**
Department: 572202 - West Plaza Refurbishment							
300-572202-500630	Cap Outlay Imp other than bldg	500,000.00	500,000.00	0.00	0.00	500,000.00	0.00 %
	Department: 572202 - West Plaza Refurbishment Total:	**500,000.00**	**500,000.00**	**0.00**	**0.00**	**500,000.00**	**0.00%**
Department: 576136 - Street Proj.Bougain.Poinciana							
300-576136-500629	Capital Outlay - Design/permit	115,000.00	115,000.00	0.00	21,055.35	93,944.65	18.31 %
	Department: 576136 - Street Proj.Bougain.Poinciana Total:	**115,000.00**	**115,000.00**	**0.00**	**21,055.35**	**93,944.65**	**18.31%**

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Department: 576138 - Roadway Paving & Refurbishment							
300-576138-500630	Cap Outlay Imp Other Than Bldg	400,000.00	400,000.00	28,292.00	28,292.00	371,708.00	7.07 %
	Department: 576138 - Roadway Paving & Refurbishment Total:	**400,000.00**	**400,000.00**	**28,292.00**	**28,292.00**	**371,708.00**	**7.07%**
Department: 581100 - Interfund Transfers							
300-581100-381105	Transfer From General Fund	3,179,080.00	3,179,080.00	0.00	797,770.00	-2,381,310.00	25.09 %
	Department: 581100 - Interfund Transfers Total:	**3,179,080.00**	**3,179,080.00**	**0.00**	**797,770.00**	**-2,381,310.00**	**25.09%**
	Fund: 300 - Capital Project Fund Surplus (Deficit):	**0.00**	**0.00**	**-36,980.94**	**506,106.10**	**506,106.10**	**0.00%**
Fund: 310 - Parking Fund							
Department: 302000 - Licenses & Permits							
310-302000-313101	Pilop Fee	50,000.00	50,000.00	0.00	0.00	-50,000.00	0.00 %
	Department: 302000 - Licenses & Permits Total:	**50,000.00**	**50,000.00**	**0.00**	**0.00**	**-50,000.00**	**0.00%**
Department: 304000 - Charges for Services							
310-304000-344500	Parking Permits	160,000.00	160,000.00	8,743.92	82,951.99	-77,048.01	51.84 %
310-304000-344520	Parking Agreements	94,024.00	94,024.00	0.00	94,024.00	0.00	100.00 %
310-304000-344551	South Ocean	250,000.00	250,000.00	35,187.69	132,838.78	-117,161.22	53.14 %
310-304000-344552	Ocean Front Meters	450,000.00	450,000.00	50,669.85	250,331.47	-199,668.53	55.63 %
310-304000-344553	Commmercial Blvd. Meters	100,000.00	100,000.00	15,488.16	81,020.33	-18,979.67	81.02 %
310-304000-344554	Parking Meters - Beach	200,000.00	200,000.00	23,817.13	99,243.59	-100,756.41	49.62 %
310-304000-344555	Palm Portal- Fdg	130,000.00	130,000.00	14,577.05	58,430.12	-71,569.88	44.95 %
310-304000-344556	El Prado Parking Lot	654,000.00	654,000.00	70,711.51	270,485.12	-383,514.88	41.36 %
310-304000-344558	Town Hall Parking Lot	30,000.00	30,000.00	3,886.50	12,850.20	-17,149.80	42.83 %
310-304000-344559	El Mar Parking Lot	295,500.00	295,500.00	28,629.22	141,904.70	-153,595.30	48.02 %
310-304000-344560	A1A Parking Lot	700,000.00	700,000.00	76,750.98	311,682.81	-388,317.19	44.53 %
310-304000-344563	Bougainvilla/ Poinciana	210,000.00	210,000.00	39,041.45	158,091.90	-51,908.10	75.28 %
	Department: 304000 - Charges for Services Total:	**3,273,524.00**	**3,273,524.00**	**367,503.46**	**1,693,855.01**	**-1,579,668.99**	**51.74%**
Department: 305000 - Fines & Forfeitures							
310-305000-354100	Parking Fines	140,000.00	140,000.00	24,911.09	154,680.34	14,680.34	110.49 %
	Department: 305000 - Fines & Forfeitures Total:	**140,000.00**	**140,000.00**	**24,911.09**	**154,680.34**	**14,680.34**	**110.49%**
Department: 306000 - Miscellaneous Revenues							
310-306000-361100	Interest Earnings	0.00	0.00	4,919.04	18,909.06	18,909.06	0.00 %
310-306000-362001	Bougainvilla Rent	150,000.00	150,000.00	12,913.97	77,569.36	-72,430.64	51.71 %
	Department: 306000 - Miscellaneous Revenues Total:	**150,000.00**	**150,000.00**	**17,833.01**	**96,478.42**	**-53,521.58**	**64.32%**
Department: 545000 - Parking Operations							
310-545000-500120	Regular Salaries	286,028.00	286,028.00	11,127.49	65,315.77	220,712.23	22.84 %
310-545000-500140	Overtime Salaries	5,000.00	5,000.00	505.36	1,949.60	3,050.40	38.99 %
310-545000-500210	Employer Fica Taxes	22,264.00	22,264.00	664.73	3,535.46	18,728.54	15.88 %
310-545000-500220	Retirement	56,485.00	56,485.00	3,157.07	14,613.05	41,871.95	25.87 %
310-545000-500230	Group Insurance	85,000.00	85,000.00	4,790.24	23,343.69	61,656.31	27.46 %
310-545000-500345	Contractual Services	542,500.00	542,500.00	72,997.13	302,040.55	240,459.45	55.68 %
310-545000-500353	Parking Alternatives	85,000.00	85,000.00	3,462.61	16,092.28	68,907.72	18.93 %
310-545000-500410	Communications	3,000.00	3,000.00	152.80	889.12	2,110.88	29.64 %
310-545000-500430	Electric Service	10,750.00	10,750.00	742.40	4,836.71	5,913.29	44.99 %
310-545000-500431	Water Service	28,000.00	28,000.00	1,838.08	9,550.49	18,449.51	34.11 %
310-545000-500445	Equip Rent/lease	2,000.00	2,000.00	0.00	0.00	2,000.00	0.00 %
310-545000-500461	Vehicle Maintenance	14,000.00	14,000.00	0.00	6,907.20	7,092.80	49.34 %
310-545000-500462	Fuel	15,000.00	15,000.00	613.24	1,761.25	13,238.75	11.74 %
310-545000-500463	Service Maintenance Contracts	64,000.00	64,000.00	0.00	34,046.76	29,953.24	53.20 %
310-545000-500497	Contingency	10,000.00	10,000.00	0.00	0.00	10,000.00	0.00 %
310-545000-500506	Printing & Binding	7,500.00	7,500.00	0.00	243.00	7,257.00	3.24 %
310-545000-500508	Postage	1,000.00	1,000.00	0.00	83.56	916.44	8.36 %
310-545000-500510	Office Supplies	750.00	750.00	0.00	0.00	750.00	0.00 %
310-545000-500525	Uniform Expense	4,750.00	4,750.00	0.00	332.80	4,417.20	7.01 %
310-545000-500532	Signs	13,000.00	13,000.00	105.90	944.62	12,055.38	7.27 %
310-545000-500533	Parking Meter Parts-supplies	22,000.00	22,000.00	0.00	271.80	21,728.20	1.24 %
310-545000-500545	Training	2,351.00	2,351.00	0.00	0.00	2,351.00	0.00 %
310-545000-500550	Operating Expenses	39,000.00	39,000.00	760.72	18,263.26	20,736.74	46.83 %

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
310-545000-500630	Cap Outlay Imp Other Than Bldg	33,000.00	33,000.00	0.00	0.00	33,000.00	0.00 %
310-545000-500640	Capital Outlay - Equipt & Mach	79,500.00	79,500.00	0.00	0.00	79,500.00	0.00 %
310-545000-500644	Capital Outlay-vehicles	26,646.00	26,646.00	628.48	1,735.10	24,910.90	6.51 %
310-545000-500646	Capital Outlay-Reserves	2,155,000.00	2,155,000.00	0.00	0.00	2,155,000.00	0.00 %
	Department: 545000 - Parking Operations Total:	**3,613,524.00**	**3,613,524.00**	**101,546.25**	**506,756.07**	**3,106,767.93**	**14.02%**
	Fund: 310 - Parking Fund Surplus (Deficit):	**0.00**	**0.00**	**308,701.31**	**1,438,257.70**	**1,438,257.70**	**0.00%**
	Report Surplus (Deficit):	**0.00**	**0.00**	**-1,236,157.18**	**8,794,744.88**	**8,794,744.88**	**0.00%**

Group Summary

Departmen…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Fund: 001 - General Fund						
000000 - Assigned	2,607,943.00	2,607,943.00	0.00	0.00	-2,607,943.00	0.00%
301000 - Ad Valorem Property Taxes	14,205,956.00	14,205,956.00	348,636.50	12,930,083.51	-1,275,872.49	91.02%
301100 - Utility Taxes	1,221,868.00	1,221,868.00	113,211.42	485,195.18	-736,672.82	39.71%
301600 - Franchise Taxes	943,000.00	943,000.00	80,813.57	410,096.32	-532,903.68	43.49%
302000 - Licenses & Permits	203,400.00	203,400.00	7,201.70	178,730.79	-24,669.21	87.87%
303000 - Intergovernmental Revenues	1,383,384.00	1,383,384.00	85,832.23	445,407.79	-937,976.21	32.20%
304000 - Charges for Services	11,000.00	11,000.00	1,400.00	9,867.50	-1,132.50	89.70%
305000 - Fines & Forfeitures	81,000.00	81,000.00	15,887.41	26,272.06	-54,727.94	32.43%
306000 - Miscellaneous Revenues	698,657.00	698,657.00	98,330.27	470,576.02	-228,080.98	67.35%
511000 - Commission	353,940.00	353,940.00	14,475.24	102,234.56	251,705.44	28.88%
511100 - Donation-Non Profits	27,269.00	27,269.00	706.57	23,259.40	4,009.60	85.30%
511200 - Visitor Center	125,260.00	125,260.00	6,099.52	33,973.74	91,286.26	27.12%
513000 - Administration	1,525,958.00	1,525,958.00	128,833.24	579,424.91	946,533.09	37.97%
514000 - Town Attorney	400,000.00	400,000.00	31,182.84	125,197.01	274,802.99	31.30%
519000 - General	1,277,774.00	1,277,774.00	116,331.25	616,531.90	661,242.10	48.25%
519100 - Tourism and Community Outreach	642,387.00	642,387.00	55,689.32	222,084.95	420,302.05	34.57%
521000 - Police Department	7,278,274.00	7,278,274.00	1,204,337.49	4,202,621.64	3,075,652.36	57.74%
523000 - Emergency Medical Services	1,440,000.00	1,440,000.00	151,981.53	708,398.95	731,601.05	49.19%
524000 - Development Services	1,163,178.00	1,163,178.00	57,483.25	344,635.13	818,542.87	29.63%
541100 - Mun Srvsc - Public Works Div	4,121,540.00	4,121,540.00	308,899.45	1,588,212.51	2,533,327.49	38.53%
572000 - Recreation	121,548.00	121,548.00	2,309.54	56,552.40	64,995.60	46.53%
581100 - Interfund Transfers	-2,879,080.00	-2,879,080.00	0.00	-722,770.00	2,156,310.00	25.10%
Fund: 001 - General Fund Surplus (Deficit):	**0.00**	**0.00**	**-1,327,016.14**	**5,630,332.07**	**5,630,332.07**	**0.00%**
Fund: 102 - Building Fund						
000000 - Assigned	90,750.00	90,750.00	0.00	0.00	-90,750.00	0.00%
302100 - Building Permit and Inpection	1,850,190.00	1,850,190.00	141,391.99	751,021.46	-1,099,168.54	40.59%
524100 - Building	1,940,940.00	1,940,940.00	112,934.64	674,609.93	1,266,330.07	34.76%
Fund: 102 - Building Fund Surplus (Deficit):	**0.00**	**0.00**	**28,457.35**	**76,411.53**	**76,411.53**	**0.00%**
Fund: 103 - Sewer Fund						
304000 - Charges for Services	1,803,000.00	1,803,000.00	144,011.93	547,077.72	-1,255,922.28	30.34%
535000 - Sanitary Sewers	1,803,000.00	1,803,000.00	193,376.16	552,725.98	1,250,274.02	30.66%
Fund: 103 - Sewer Fund Surplus (Deficit):	**0.00**	**0.00**	**-49,364.23**	**-5,648.26**	**-5,648.26**	**0.00%**
Fund: 115 - Fire Fund						
000000 - Assigned	150,000.00	150,000.00	0.00	0.00	-150,000.00	0.00%
301050 - Fire Assessment	2,324,410.00	2,324,410.00	64,883.96	2,137,550.35	-186,859.65	91.96%
304000 - Charges for Services	73,590.00	73,590.00	3,052.00	64,106.47	-9,483.53	87.11%
306000 - Miscellaneous Revenues	0.00	0.00	81.81	59,393.20	59,393.20	0.00%
522000 - Fire Department	2,548,000.00	2,548,000.00	227,972.30	1,111,764.28	1,436,235.72	43.63%
Fund: 115 - Fire Fund Surplus (Deficit):	**0.00**	**0.00**	**-159,954.53**	**1,149,285.74**	**1,149,285.74**	**0.00%**
Fund: 300 - Capital Project Fund						
000000 - Assigned	700,000.00	700,000.00	0.00	0.00	-700,000.00	0.00%
303000 - Intergovernmental Revenues	50,000.00	50,000.00	0.00	-1,000.00	-51,000.00	2.00%
519000 - General	146,542.00	146,542.00	8,688.94	45,732.76	100,809.24	31.21%
545170 - El Prado Park	1,300,000.00	1,300,000.00	0.00	25,306.26	1,274,693.74	1.95%
559011 - Storm Sewer Lining	500,000.00	500,000.00	0.00	0.00	500,000.00	0.00%
572102 - Beach Portal	750,871.00	750,871.00	0.00	53,610.87	697,260.13	7.14%
572109 - FDOT Manhole Covers-Pine -Flamingo	100,000.00	100,000.00	0.00	0.00	100,000.00	0.00%
572200 - Beach Renourishment	116,667.00	116,667.00	0.00	116,666.66	0.34	100.00%
572202 - West Plaza Refurbishment	500,000.00	500,000.00	0.00	0.00	500,000.00	0.00%
576136 - Street Proj.Bougain.Poinciana	115,000.00	115,000.00	0.00	21,055.35	93,944.65	18.31%
576138 - Roadway Paving & Refurbishment	400,000.00	400,000.00	28,292.00	28,292.00	371,708.00	7.07%
581100 - Interfund Transfers	3,179,080.00	3,179,080.00	0.00	797,770.00	-2,381,310.00	25.09%
Fund: 300 - Capital Project Fund Surplus (Deficit):	**0.00**	**0.00**	**-36,980.94**	**506,106.10**	**506,106.10**	**0.00%**

Departmen…	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Used
Fund: 310 - Parking Fund						
302000 - Licenses & Permits	50,000.00	50,000.00	0.00	0.00	-50,000.00	0.00%
304000 - Charges for Services	3,273,524.00	3,273,524.00	367,503.46	1,693,855.01	-1,579,668.99	51.74%
305000 - Fines & Forfeitures	140,000.00	140,000.00	24,911.09	154,680.34	14,680.34	110.49%
306000 - Miscellaneous Revenues	150,000.00	150,000.00	17,833.01	96,478.42	-53,521.58	64.32%
545000 - Parking Operations	3,613,524.00	3,613,524.00	101,546.25	506,756.07	3,106,767.93	14.02%
Fund: 310 - Parking Fund Surplus (Deficit):	**0.00**	**0.00**	**308,701.31**	**1,438,257.70**	**1,438,257.70**	**0.00%**
Report Surplus (Deficit):	**0.00**	**0.00**	**-1,236,157.18**	**8,794,744.88**	**8,794,744.88**	**0.00%**

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)
001 - General Fund	0.00	0.00	-1,327,016.14	5,630,332.07	5,630,332.07
102 - Building Fund	0.00	0.00	28,457.35	76,411.53	76,411.53
103 - Sewer Fund	0.00	0.00	-49,364.23	-5,648.26	-5,648.26
115 - Fire Fund	0.00	0.00	-159,954.53	1,149,285.74	1,149,285.74
300 - Capital Project Fund	0.00	0.00	-36,980.94	506,106.10	506,106.10
310 - Parking Fund	0.00	0.00	308,701.31	1,438,257.70	1,438,257.70
Report Surplus (Deficit):	**0.00**	**0.00**	**-1,236,157.18**	**8,794,744.88**	**8,794,744.88**

Town of Lauderdale-by-the-Sea
Cash and Investment Report
as of March 31,2026

Bank / Other	GL No.	Bank No.	Account Name	Account Type	Bank/ Pool	Balance 3/31/2026	Interest/ Avg % Yield	Interest/Chg Mkt Value	Interest/ Year to Date
			001 General Fund:						
Truist	101.000	8015	Master Account	Analyzed Interest Checking	Truist	10,601,889.43	2.75%	25,207.98	120,440.05
Truist	101.009	6876	Emergency Reserve	Public Special Money Rate Checking	Truist	2,665,599.00	2.75%	6,218.42	30,736.69
			GENERAL FUND	BANK SUBTOTAL		13,267,488.43		31,426.40	151,176.74
SBA	101.300	1471-A	General Fund Invest Acct A 471	SBA Invest Pool	SBA	207,777.09	3.83%	672.9	4,092.13
SBA	101.400	1472-A	Emergency Reserves Acct A 472	SBA Invest Pool	SBA	100,805.76	3.83%	294.75	2,003.67
SBA	101.301	1473-A	Florida Prime Investment	SBA Investment	SBA	3,120,077.14	3.83%	10,104.45	61,448.95
SouthState Inv.	101.110	9371	Investment	Investment	SSTI	2,539,551.85			
			GENERAL FUND	SBA / INV. SUBTOTAL		5,968,211.84		0.00	67,544.75
			GENERAL FUND	GRAND TOTAL		19,235,700.27		31,426.40	218,721.49
			101 Police Forfeiture & Training						
Truist	101.100	9613	Police Forfeiture Fund	Analyzed Interest Checking	Truist	589.59	2.75%	Included Above	Included Above
			POLICE FUND	TOTAL		589.59		0.00	0.00
			103 Sewer Enterprise Fund						
Truist	101.105	9999	Sewer Enterprise Fund	Analyzed Interest Checking	Truist	945,570.31	2.75%	2,211.97	13,347.29
			SEWER FUND	TOTAL		945,570.31		2,211.97	13,347.29
			115 Fire Fund:						
Truist	101.109	5379	Fire Fund Account	Analyzed Interest Checking	Truist	1,810,499.59	2.75%	4,336.22	23,422.82
Truist	101.110	6701	Public Safety Facility Account	Analyzed Interest Checking	Truist	1,302,303.38	2.75%	2,884.93	11,555.56
			FIRE FUND	GRAND TOTAL		3,112,802.97		7,221.15	23,422.82
			300 Capital Improvement Fund:						
Truist	101.115	0010	Capital Improvement Fund	Analyzed Interest Checking	Truist	3,490,589.68	2.75%	8,069.83	41,291.96
			CAPITAL IMPROVEMENT FUND	TOTAL		3,490,589.68		8,069.83	41,291.96
			310 Parking Improvement Fund						
Truist	101.125	0120	Parking Improvement Account	Analyzed Interest Checking	Truist	5,067,048.21	2.75%	11,092.59	69,691.68
SBA	101.301	1474	Florida Prime Investment	SBA Investment	SBA	1,518,909.06	3.83%	4,919.04	18,909.06
SouthState Inv.		7207	Investment	Investment	SSTI	1,500,000.00			
Truist	101.128	8554	PILOP Account	Analyzed Interest Checking	Truist	200.00	2.75%	Included Above	Included Above
			PARKING FUND	TOTAL		8,086,157.27		16,011.63	88,600.74
			102 Building Fund						
Truist	101.104	8686	Building Account	Analyzed Interest Checking	Truist	1,056,379.86	2.75%	2,532.28	15,188.63
			BUILDING FUND	TOTAL		1,056,379.86		2,532.28	15,188.63
			ALL FUNDS	GRAND TOTAL		35,927,789.95		67,473.26	400,572.93

Summary by Investment Type		Amount	Percent
Interest Bearing Checking		26,940,669.05	75%
Non-interest Bearing Checking	.		0%
SBA Trust Fund/Pools		308,582.85	1%
SBA Florida Prime Investment		4,638,986.20	13%
Investment		4,039,551.85	11%
Repurchase Agreements		0.00	0%
Money Market Funds		0.00	0%
U.S. Securities/Treasuries		0.00	0%
U.S. Federal Agencies		0.00	0%
Federal Instrumentalities		0.00	0%
	GRAND TOTAL	35,927,789.95	100%

Summary by Fund		Amount	Percent
101.000/101-400	General Fund	19,235,700.27	54%
	Police Fund	589.59	0%
	Sewer Fund	945,570.31	3%
	Fire Fund	3,112,802.97	9%
	Building Fund	1,056,379.86	3%
	Capital Improvement Fund	3,490,589.68	10%
	Parking Fund	8,086,157.27	23%
	GRAND TOTAL	35,927,789.95	100%

Summary by Bank/Pool/Inv		Amount	Percent
	Truist	26,940,669.05	75%
	Investment	4,039,551.85	11%
	Florida Prime/Investment	4,638,986.20	13%
	Florida Prime/State Board of Admin.	308,582.85	1%
	GRAND TOTAL	35,927,789.95	100%

Agenda Item No: 10.a.

Town Commission Agenda Item Report

Meeting Date: May 26, 2026
Submitted By: Melissa Vasami, Town Clerk
Submitting Department: Administration
Item Type: Approval of Minutes
Agenda Section: APPROVAL OF MINUTES

Subject Title: Approval of Minutes of the April 28, 2026, Regular Town Commission Meeting

Explanation: Approval of Minutes of the April 28, 2026, Regular Town Commission Meeting

Recommendation: Accept/Approve

Exhibits:
1. Draft Minutes of the Town Commission Meeting – April 28, 2026

DRAFT
TOWN OF LAUDERDALE-BY-THE-SEA
TOWN COMMISSION
Jarvis Hall
4505 N. Ocean Drive
Tuesday, April 28, 2026
6:30 PM

1. **CALL TO ORDER, MAYOR EDMUND MALKOON**

Mayor Edmund Malkoon called the meeting to order at 6:30 p.m. Also present were Vice Mayor Randy Strauss, Commissioner Richard DeNapoli, Commissioner John A. Graziano, Commissioner Theo Poulopoulos, Town Manager Ken Rubach, Town Attorney Susan Trevarthen, Public Works Director Chris Lips, Finance Director Lucila Lang, Assistant Finance Director Edner Saint-Jean, Development Services Director Jhanelle Campbell, Assistant Director of Code Compliance Terry-Ann Boyd, Assistant to the Town Manager Courtney Easley, Events and Marketing Manager Katie Anderson, and Town Clerk Melissa Vasami.

2. **PLEDGE OF ALLEGIANCE TO THE FLAG**

3. **INVOCATION**

Rabbi Bentzion Singer gave the Invocation.

4. **ADDITIONS, DELETIONS, DEFERRALS OF AGENDA ITEMS**

Mayor Malkoon requested that the following Items be heard immediately after Public Comments: 18.a, 19.a, and 13.a.

5. **PRESENTATIONS**

   a. **Mental Health Awareness Month Proclamation**

Mayor Malkoon read a Proclamation designating May 2026 as Mental Health Awareness Month in Lauderdale-By-The-Sea. Susan Agemy, representing the Board of Directors for National Alliance on Mental Illness (NAMI) Broward County, accepted the Proclamation.

6. **PUBLIC COMMENTS**

At this time, Mayor Malkoon opened public comment.

Mary Callahan, resident, expressed concern that residents of Lauderdale-By-The-Sea have lost trust in Town leadership due to the process of co-designating Sea Grape Drive after a sitting president, despite the objections of many residents. She saw no benefit to the Town in renaming a portion of Commercial Boulevard as described above.

Commissioner DeNapoli stated that all procedures were followed correctly by the Commission regarding the co-designation of the roadway.

Kimberly Bertsch, resident, recalled that during Public Comments at the April 14, 2026, Town Commission meeting, another resident had referred to an Agenda Report from May 2025, which had never been included on a Commission Agenda. The Item had been intended to accompany a Resolution for the co-designation of Sea Grape Drive.

Ms. Bertsch advised that the Agenda Report included recommendations which could have been helpful to the Commission and the public. She clarified that the April 14 speaker had not intended to suggest that votes taken in September 2025 or March 2026 were invalid, but to express concern with why the recommendations had not been followed. She emphasized the importance of public comment.

Mayor Malkoon stated that at the previous Town Commission meeting, the Town Attorney had reviewed the Commission's procedure regarding the co-designation and concluded that no improper actions occurred. He asserted that this issue has been decided and discouraged further discussion of the co-designation at public meetings.

Cristie Furth, resident, addressed proposed Charter changes, expressing concern with the following proposals and encouraging the Commission to vote against them:

- Increasing the Mayor's term of office from two to four years, which she cautioned could decrease accountability from Commissioners
- Reducing minimum residency requirements to six months, which she felt could encourage individuals with no deep local ties to run for office
- Replacing the Town's existing process for removing an elected official from office with the state of Florida's process

- Requiring a majority vote rather than a supermajority vote to excuse absences by elected officials
- Modifying some of the terms used in establishing qualifications for office, including “domicile” and “residency”

Ms. Furth requested that the Commissioners vote against these proposed Charter amendments. She provided the Town Clerk with a question for the Town Attorney.

With no other individuals wishing to speak at this time, Mayor Malkoon closed public comment.

The following Items were taken out of order on the Agenda.

18. <u>RESOLUTIONS – PUBLIC COMMENTS</u>

a. RESOLUTION 2026-14: A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA, APPROVING AN AGREEMENT WITH CLEARGOV, INC. FOR BUDGETING AND DIGITAL BUDGET BOOK SOFTWARE SERVICES IN AN AMOUNT NOT TO EXCEED $129,751.76; WAIVING THE TOWN’S PURCHASING MANUAL FOR THE PURCHASE OF THE SERVICES; PROVIDING FOR AUTHORIZATION; PROVIDING FOR IMPLEMENTATION AND FOR AN EFFECTIVE DATE.

At this time, Mayor Malkoon opened public comment, which he closed upon receiving no input.

Finance Director Lucila Lang explained that this Agenda Item addresses a new law scheduled to take effect on January 1, 2027, which will require municipalities to enhance how budget information is presented as well as how this information is made available to the public. Requirements include posting the tentative budget, the adopted tentative budget, and the final budget on the Town's website in PDF or similar electronically accessible form.

Finance Director Lang noted that the Town's current procedure makes the budget available in Word and Excel digital formats, which are not interactive. Staff has researched the issue with potential companies that could provide this service. She advised that many of the companies approached by the Town are more expensive than the proposed contractor, which is ClearGov, Inc. Documentation has been sent to the Town Attorney for review.

Tyler Yehl and Ryan Guidry, representing ClearGov, Inc., gave a presentation on the proposed service, which would implement the requirements of Florida House Bill (HB) 1329. The Town will be required to publish the tentative, adopted, and final versions of its budget on the Town website in downloadable digital format.

HB 1329 also increases the amount of information that must be posted, which will include four fiscal years' worth of prior data such as revenues, expenditures, and fund balances, which must be broken down by departments and funds. Another new requirement will be a budget reduction scenario, which will require the Commission to provide a model budget reflecting a 10% reduction without affecting core services.

ClearGov provides a single integrated platform for building the budget with the new required level of detail as well as publishing budget documents in a manner that will make them more accessible to the public. Instead of managing information across multiple documents, Town Staff will be able to build, manage, update, and publish budget documents using one platform. The result will be a modern digital budget book including charts, narratives, historical comparisons, and department- and fund-level detail.

Many South Florida municipalities, including Coral Springs and Fort Lauderdale, have already adopted ClearGov's platform, which supports over 1,700 communities nationwide. Mr. Yehl reported that this platform has a 98% satisfaction rating through onboarding. He showed an example of the proposed new digital budget book, which is fully compliant with the Americans with Disabilities Act (ADA) as well as with the additional requirements of HB 1329.

Finance Director Lang explained that by the next budget year, the Town will need to be fully compliant with HB 1329. ClearGov's annual fee is $20,000, with a one-time setup fee of $12,000. The Town has requested that the company prorate this year's costs, which means they will only need to pay for May 1 through September 30, 2026. The full $20,000 fee will be charged in fiscal year (FY) 2026-2027, which begins on October 1, 2026. The fee carries an annual 3% increase.

Finance Director Lang continued that at least three months are anticipated to bring the Town up to speed on the ClearGov platform. Staff hopes to begin this process now in order to be fully acquainted with the new system in time to post the final budget for FY 2025-2026.

Commissioner DeNapoli observed that one goal of HB 1329 is to reduce expenses by requiring municipalities to perform and publish a budget reduction exercise identifying at least a 10% reduction scenario without impacting essential services. He asked if Staff already performs this exercise. Finance Director Lang explained that Staff use Word and Excel documents at present, which are not compliant with HB 1329. The new law mandates an interactive budget book that allows viewers to click on individual aspects of the budget.

Commissioner DeNapoli also expressed concern with early implementation of the platform, as well as with increases in fixed costs in advance of the Town's budget process. He suggested that this Item be brought back during the budget process, also asking if other platforms were considered.

Finance Director Lang advised that the Town currently provides the information required by HB 1329, although not in the format that will be required by the new law in 2027. She expressed concern that prices may increase if the platform is adopted closer to the state deadline of January 1, 2027. Staff has negotiated successfully with ClearGov to reduce the fee to $20,000.

Commissioner DeNapoli asked if Staff had spoken with other provider firms. Finance Director Lang confirmed that Staff reached out to other firms, but their costs were significantly higher than ClearGov's proposal. She noted that ClearGov deals with many smaller municipalities, while other providers focused on larger towns and cities.

Town Manager Ken Rubach further clarified that implementing the new platform at this time would provide Staff with time to become familiar with it in advance of either the audit or budget processes. He noted that larger municipalities are more likely to have sufficient staff to fulfill the new requirements, while the Town's Finance Department consists of only three individuals, one of whom is dedicated to the process of accounts payable.

Town Manager Rubach added that one of the competing firms to which the Town had reached out was recently purchased by ClearGov. He concluded that there is a small market for these required services.

Vice Mayor Strauss observed that he shared Commissioner DeNapoli's concerns and requested additional information from the ClearGov representatives on the anticipated learning curve for the platform. Mr. Guidry characterized implementation as a process in which most of the work is done up-front by ClearGov. They will meet weekly with Town Staff to ensure that processes are properly followed. During the latter portion of the implementation process, ClearGov will train Town Staff on how to use the product. 24-hour customer support will be available, as will a dedicated representative who will work with the Town throughout its tenure as a client.

Vice Mayor Strauss concluded that he understood the reasoning and process behind the proposal and understood the costs associated with the contract to be competitive.

Commissioner Graziano stated that he did not take issue with the proposed contractor, but was not comfortable with bypassing the bid process. He asked if a “piggyback” contract might be an option. Town Manager Rubach replied that Staff had negotiated a less expensive price than what was originally offered to them. Commissioner Graziano reiterated his concern regarding the bid process, suggesting that other nearby small municipalities may be able to offer piggyback options. He also emphasized the importance of including a convenience clause in any contract.

Town Manager Rubach advised that Staff had reviewed neighboring municipalities' contracts and determined that the piggybacking option would be less beneficial than the negotiated offer.

Commissioner Poulopoulos commented that he had no previous knowledge of the industry in which ClearGov operates. He asked if contracts were presented to Staff by other providers, or if there are additional options the Town can review for comparison. Town Manager Rubach replied that Staff spoke with neighboring South Florida communities that use ClearGov, which indicated that they were satisfied with the system.

Commissioner Poulopoulos concluded that he was in favor of entering into an agreement at present in order to ensure Staff is familiar with the new processes in time for budget season.

Commissioner Graziano again emphasized that while he may or may not vote in favor of Resolution 2026-14, he remained uncomfortable bypassing the bid or piggyback processes.

Commissioner DeNapoli pointed out that there is no requirement under HB 1329 that the Town must purchase a platform to make the necessary changes. Town Manager Rubach confirmed this, but noted again that the Town lacks the capability to produce the required documentation in-house. He added that Staff had not looked into artificial intelligence (AI) options due to concerns that incorrect information could accidentally be posted if that process were adopted, which could make the Town vulnerable to repercussions from the state.

Commissioner DeNapoli concluded that he felt entering into a contract before the budgeting process begins would tie the Town to the fixed costs of a five-year contract immediately before budgeting, concluding that while HB 1329 would take effect on January 1, 2027, the Town's budgeting process would not start until some months after that date.

Town Manager Rubach expressed concern with the potential impact of requiring Finance Department Staff to implement a new platform during the audit and/or budget processes of FY 2026-2027, including the requirement for a 10% budget reduction exercise. Adopting the platform in FY 2025-2026 would allow Staff to become familiar with the new system during this year's budget process.

Vice Mayor Strauss requested more information on the Item's convenience clause. Mr. Yehl replied that these clauses are typically addressed by the firm's contract team during negotiations with a prospective client. Both parties have signed off on a termination clause.

Town Attorney Susan Trevarthen referred the Commissioners to Subsection 5 of the contract's addendum, which provides two options for termination: one related to availability of funds, which would allow the Commission to terminate the contract upon 30 days' prior written notice if Town funds are unavailable, and a second clause allowing the Town to terminate for cause if ClearGov breaches the contract and fails to correct it within 10 days, following written notice.

Town Attorney Trevarthen concluded that there is no language conferring the ability to cancel the contract at will or for convenience. She noted that the Town may ask the vendor if they would be willing to add such a clause. Town Manager Rubach advised that ClearGov does not allow termination for convenience in their contracts.

Commissioner Poulopoulos made a motion, seconded by Vice Mayor Strauss, to approve. Motion carried 4-1 (Commissioner DeNapoli dissenting).

19. QUASI JUDICIAL PUBLIC HEARINGS

Town Attorney Trevarthen reviewed the requirements for quasi-judicial items, and any individuals wishing to speak on the Item was sworn in. The Commissioners disclosed any ex parte communications related to the Item.

a. Pursuant to Chapter 30 “Unified Land Development Regulations,” Section 30-128 “Administrative Adjustments,” of the Town’s Code of Ordinances (the “Town Code,” the Applicant has requested an administrative adjustment from Section 30-313 (t)(2)(b)(1) “Permanent Generators” of the Town’s Code, to permit the encroachment of a generator one (1) foot , four (4) and one-quarter (1/4) inches into the required 5 foot side setback for the property located at 228 Imperial Lane (the “Property”).

Development Services Director Jhanelle Campbell stated that the request is for a Level 2 administrative adjustment that would allow a generator to encroach 1 ft. 4.25 in. into the required 5 ft. side setback. The property is a single-family structure located on a 9,473 sq. ft. lot in the RS-5 zoning district.

The generator was initially included in the Applicant's construction documents but was denied in 2024 due to setback issues. Later on, conditional approval was granted; however, upon inspection, it was determined that the generator was installed outside the required setback area.

This Item was previously presented to the Planning and Zoning Board in July 2025. That advisory body recommended denial of the request due to potential impacts, and some residents opposed the Application as well. The Applicant reviewed their request and contacted the generator's manufacturer, after which they submitted a revised Application which included sound-dampening technology and screening options. An adjacent neighbor who had originally opposed the Application withdrew his opposition following these changes. A letter from this individual documenting this withdrawal is included in the Staff Report accompanying the Item.

Section 30-128 of Town Code governs administrative adjustments and requires a 30% setback encroachment under the Level 2 category. The request is within this threshold.

Staff finds that the request meets the requirements for recommendation of approval of the Application, as it does not increase density or height, impact easements or rights-of-way, is compatible with neighborhood character, does not adversely affect health and safety, and is consistent with the Town's Comprehensive Plan.

The initial concern regarding noise in proximity to adjacent properties was resolved. The Application was noticed in accordance with the Town's public notice requirements. No additional correspondence relating to the Application has been received. Staff recommends approval of the Application.

Mayor Malkoon emphasized that a neighbor to the property had withdrawn his original opposition to the Application, as he was satisfied with the measures taken by the Applicant.

Nectaria Chakas, representing the Applicant, advised that the Applicant had worked with their neighbor to determine appropriate mitigation measures. She noted that the generator's manufacturer had designed it with residential use in mind. Additional mitigation measures include a sound panel on the wall and screening on the fence. She reiterated that the neighbor was satisfied with these measures.

At this time Mayor Malkoon opened the public hearing. With no individuals wishing to speak on the Item, the Mayor closed the public hearing.

Commissioner DeNapoli made a motion, seconded by Commissioner Graziano, to approve. Motion carried 5-0.

13. NEW BUSINESS

a. Mitigation of Fines – 230 Basin Drive (Marina)

Assistant Director of Code Compliance Terry-Ann Boyd stated that this Item is a mitigation request submitted by Marina-By-The-Sea for a property at 226-240 Basin Drive. The property was first cited in 2015 for seven violations, which included:

- Building maintenance issues
- Property maintenance issues
- Dock exceeding the maximum slope of 8%
- Dock maintenance issues

The Code case remained in effect for 299 days, and fines accrued to a total of $369,500. The new property owner brought the property into compliance; however, the fines were never addressed until tonight's mitigation Application was submitted. Permits submitted for the correction of the violations were entered into the record. Permit fees related to the correction of violations totaled $1,852.

There have been two separate owners of the subject property throughout the life of the case. Seven additional cases were cited against the first property owner. Since the new owner acquired the property, there have only been two instances in which Code Compliance became involved. Both cases came into compliance, and no fines accrued.

Staff recommends that the Commission hear from the Applicant and determine whether or not the request to mitigate accrued fines to $0 is appropriate. Assistant Director Boyd showed before-and-after photographs of the subject property.

Development Services Director Campbell advised that over $700,000 has been invested in property upgrades by the new owner, including floating dock renovations, utility infrastructure upgrades, and aesthetic upgrades. Renovation of the floating dock exceeded $628,000, and installation of portable water, sewer, and fire service lines on the floating dock exceeded $88,000. An open ornamental fence replaced a solid fence in order to enhance public views of the renovated marina, and associated landscaping improvements were made as well.

Marina-By-The-Sea continues to invest in enhancements of the property. In lieu of remitting payment to a negotiated settlement for the outstanding Code Compliance fine, the property owner has requested full mitigation of fines in exchange for installation of this skimmer on-site. The cost of the trash-skimming system is estimated at $39,770, which will be maintained at the owner's expense.

The owner also requests that the Town consider the $716,000 in improvements previously completed on the property, which reflect a substantial good-faith investment in the property.

Should the Commission determine that 100% mitigation is appropriate, Staff recommends that any reduction be expressly conditioned upon the specific installation, permitting, operational inspection, maintenance, recording, transfer, modification, default, and enforcement requirements set forth in the approved Mitigation Order, including but not limited to:

- Requirement that the obligation run with the land
- No modification may occur without prior Development Services review
- Failure to comply with any condition would result in automatic reinstatement of the original lien amount

The outstanding lien shall be reduced to $0 only upon the full installation, final inspection approval, and continued compliance with all conditions in the mitigation order.

Dylan Tannenbaum, applicant, advised that trash accumulates at the marina's end of the basin. He plans to invest in the trash skimmer to keep these waters clean going forward, including maintenance on a weekly basis or more often. Mayor Malkoon acknowledged that all of the fines had accrued under the previous property owner, and Mr. Tannenbaum has invested significantly in the property to correct issues.

Vice Mayor Strauss stated that the current owner purchased a marina in run-down condition, and had not only brought it into compliance, but had gone above and beyond what was expected. He was in favor of complete mitigation of fines.

Commissioner Poulopoulos agreed, noting that the current owner had been aware of the lien when he purchased the property. He asked why the lien was only now being discussed more than 10 years later. Mr. Tannenbaum advised that he did not know all the reasons action might not have been taken, although he suggested that the COVID-19 pandemic may have played a role in the delay.

Development Services Director Campbell explained that once a lien has been recorded, the Town may not force an owner to come forward and request mitigation. She confirmed that she and the Assistant Director of Code Compliance are preparing a presentation for an upcoming Code workshop in May 2026, which will address other properties with outstanding fines or liens.

Commissioner Poulopoulos indicated that he was also in favor of full mitigation in this case.

Commissioner Graziano advised that there should be recognition of the current owner's investment in the subject property, which has improved it significantly. He suggested a symbolic fine of $1, as he was not in favor of 100% mitigation.

Commissioner DeNapoli requested clarification of the amount the current owner has already invested in the property. Mr. Tannenbaum replied that the trash skimmer will cost over $39,000. He has also made significant renovations to the property. Commissioner DeNapoli advised that it was only due to these investments that he was willing to approve full mitigation.

Commissioner DeNapoli also emphasized the need to encourage mitigation by current owners. He suggested that offers could be made to these owners in order to move the compliance process along and bring revenue to the Town.

Assistant Director of Code Compliance Boyd advised that Staff periodically sends cost-recovery letters to properties with outstanding fines. She offered to bring information on monies collected in response to these letters to the upcoming workshop.

At this time Mayor Malkoon opened public comment on the Item.

Ron Piersante, resident, stated that he lives in the neighborhood in which the marina is located. He thanked Mr. Tannenbaum for his renovation of the property and concluded that he was in favor of 100% mitigation in consideration of the owner's improvements.

With no other individuals wishing to speak on this Item, Mayor Malkoon closed public comment.

Vice Mayor Strauss made a motion, seconded by Commissioner Graziano, to mitigate the fine to $1 and other Staff requirements. Motion carried 5-0.

7. PUBLIC SAFETY DISCUSSION

None.

8. TOWN MANAGER REPORT

a. Town Manager Report

Town Manager Rubach thanked all who attended the April 15, 2026, Art in the Park/mural unveiling event in Friedt Family Park. A photo shoot is scheduled for that Park's new playground on Tuesday, May 12, 2026, from 4:30 to 5:30 p.m. Families with young children who are interested in participating in the photo shoot may contact Special Events and Marketing Manager Katie Anderson for more information.

The Town annually appoints a Commissioner to act as Chair of the Town's Fourth of July event, acting as liaison between the Commission and Staff to plan that event. Commissioner Poulopoulos volunteered to serve as Chair for a second year.

The Town has purchased a Starlink device as part of its resiliency planning efforts in order to ensure communication with Broward County and/or other partners during an emergency if internet and telephone resources become unavailable. The purchase was made using a piggyback agreement on the City of Pompano Beach's purchase.

The City of Fort Lauderdale is upgrading its water meters to smart meters, which is expected to increase accuracy in reporting and detection of problems. Residents using these devices will be able to set up leak or high bill detection notifications. Representatives of Fort Lauderdale have offered to provide a presentation to the Town if the Commission wishes.

Commissioner DeNapoli requested that Fort Lauderdale staff be invited to make a presentation to Lauderdale-By-The-Sea residents. Town Manager Rubach confirmed that the cost of the new meters will be included in future bills.

Vice Mayor Strauss added that he was interested in the possibility of installing dual meters for residents who water their lawns and vegetation. Town Manager Rubach replied that Development Services Staff has reached out to both Pompano Beach and Fort Lauderdale about this possibility.

The Town's first budget workshop of the year is scheduled for Wednesday, May 13, 2026, at 5 p.m. The first Capital Improvement Program (CIP) workshop will be held on Tuesday, June 9, 2026, at 5:30 p.m., preceding the regular Commission meeting.

9. TOWN ATTORNEY REPORT

Town Attorney Trevarthen addressed comments made during Public Comments relating to the Town's naming policy for different types of locations. She clarified that the Resolution cited by a speaker specifically excludes streets from that policy.

10. APPROVAL OF MINUTES

a. Approval of the Minutes from the February 10, 2026, and March 24, 2026, Regular Town Commission Meetings

Commissioner DeNapoli addressed p.16 of the March 24, 2026, regular meeting minutes, pointing out that both he and Vice Mayor Strauss had indicated their support for a study related to the possibility of the Town establishing its own Fire Department, both citing the reasons stated by Commissioner Poulopoulos.

Commissioner DeNapoli made a motion, seconded by Commissioner Poulopoulos, to approve as amended. Motion carried 5-0.

11. CONSENT AGENDA

a. RESOLUTION 2026-13: A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA, APPROVING AN AGREEMENT WITH ZAMBELLI FIREWORKS MANUFACTURING CO. FOR THE TOWN'S FOURTH OF JULY FIREWORKS DISPLAY; FINDING THAT THE AGREEMENT IS IN THE BEST INTEREST OF THE TOWN AND EXEMPT FROM COMPETITIVE SOLICITATION PURSUANT TO SECTION I V.L OF THE TOWN'S PURCHASING MANUAL; AUTHORIZING THE TOWN MANAGER TO EXECUTE THE AGREEMENT; PROVIDING FOR IMPLEMENTATION AND AN EFFECTIVE DATE.

Vice Mayor Strauss made a motion, seconded by Commissioner DeNapoli, to approve. Motion carried 5-0.

The Commission took a brief recess at this time.

12. OLD BUSINESS

a. Final Discussion of Charter Review Board and Commission Recommendations for Charter Questions

At this time, Mayor Malkoon opened public comment on the Item.

Kimberly Bertsch, resident, expressed concern with the proposed Charter amendments, which she felt would shift power from residents of the Town and move them to the

Commission and the state. She asserted that none of the proposed changes benefit residents.

Ms. Bertsch acknowledged that the Town's Charter currently includes conflicting language with regard to the six months' residency requirement for candidates for public office. She characterized the language recommended by the Commission as a means to invite outsiders to use the Town as a potential political stepping-stone. She was also concerned with the replacement of the term "domicile" with "residency," which she felt would create ambiguity and allow non-full-time residents to qualify for office.

Ms. Bertsch continued that she did not understand why power would be shifted from the Commission to the state with respect to the removal of a Commissioner from office. She was also concerned with the proposal to extend the Mayor's term of office from two to four years, which she felt took power away from voting residents. She encouraged the Commission to choose what is best for residents of the Town.

With no other individuals wishing to speak on the Item, Mayor Malkoon closed public comment.

Town Attorney Trevarthen explained that the changes proposed by the Commission during previous Charter discussions would be presented as first and second readings of Ordinances, with the intent of placing approved questions on the November 3, 2026, ballot.

The Charter review process began with the involvement of the Town's Charter Review Board (CRB) in accordance with Charter requirements to revisit the Charter at least every 12 years. The CRB's recommendations were brought forward in fall 2025 but were deferred until February 2026. Substantive discussions of potential Charter amendments were held at the February 24 and March 24, 2026, meetings. Ordinances addressing Charter amendments must be adopted and provided to the Broward County Supervisor of Elections by June 8, 2026, for inclusion on the November ballot.

The issues discussed by the Commission as potential Charter amendments were as follows:

- Residency requirement: the Commission agreed by consensus to retain the current six-month residency requirement and clarify that this time frame is measured from the date of election

- Standardization of the term “residency” rather than “domicile”: while there are some distinctions between the definitions of these terms, the Charter's specific use of “residency” differs slightly from its formal definition in context, and most references within the Charter use this term instead of “domicile”; a Mayor or Commissioner must reside in the Town throughout their term of office, and a Commissioner must reside within their district
- Mayoral term changes: the Commission agreed by consensus to amend the Mayor's term of office from three two-year terms to two four-year terms beginning in 2028, with any service immediately prior to that year counting as one term; to accommodate the change in total years in office from six to eight, the Mayor's overall term limit would be amended to 16 years
- Term limit clarifications: retain the two-year break in service required once an individual reaches their term limit, but allow the appointment of a former elected official who has not yet completed this two-year break; allow a Mayor who has not previously served as Commissioner to run for the office of Commissioner
- Amend language from “be a candidate” to “appear on the ballot”; add language clarifying how the additional months of service between March and November 2026 affect the calculation of the overall term limit
- Commission districts: retain the structure of two Commission districts, but define the boundary and remove the boundary revision process from the Charter
- Time frames: include additional time for the review of petitions and use calendar days to clarify these time periods
- Audit deadline: extend this deadline to align with state law
- Allow online notices
- Address minor “cleanup” items, including statutory references

Town Attorney Trevarthen recalled that in March 2026, the Commission had also discussed how to address forfeiture of office. The proposed changes would limit the required qualifications for purposes of considering forfeiture to Sections 6.3 and 6.4. In the case of forfeiture due to medical issues, a requirement of medical certification and court order would be added for disability removal. In the case of removal due to an ethics issue, the proposed language would require this issue to be determined by the Florida Commission on Ethics rather than by the Town Commission.

While a majority rather than a unanimous vote would be required to excuse an absence, a unanimous vote would still be required for discretionary forfeiture decisions. The proposed language would also clarify that there would be no need for the Commission to vote if forfeiture is mandated by a court order or other mandatory circumstance in which the Commission no longer has the ability to speak to the issue.

Town Attorney Trevarthen recalled that the Commissioners had generally expressed support to proceed with these changes; however, she pointed out that another way to address the existing conflict between language in Section 3.3 and Section 6 would be to remove those conflicts rather than amend the Charter. She explained that the measurement used in Section 3.3 includes the phrase “prior to qualifying,” while in Sections 6.3 and 6.4 the Charter uses “prior to date of election.” The Commission had previously indicated willingness to clarify this measurement to the date of election. There is also some overlap between Section 3.3 and Section 6 regarding district residency, age, or registered voter status.

Town Attorney Trevarthen proposed that the two sentences in Section 3.3 which refer to “prior to qualifying” and age, district residency, and registration be removed, which would leave the six-month residency requirement, registered voter requirement, and district residency requirement in place. Article 6 refers to these same requirements. She emphasized the importance of clarity and consistency in the Charter's language.

The final two sentences of Section 3.3 are unique and have meaning within the Charter. These two sentences would be retained but moved to Section 6.3 so all qualifications for office can be found in the same place within the document. The loss of district residency while in office would result in forfeiture, and any future changes to the districts' boundaries would not shorten a term of office.

Commissioner DeNapoli stated that the Commission had previously discussed the proposed changes and agreed with the Town Attorney's proposal.

Commissioner DeNapoli made a motion to approve what has already been voted upon with respect to Charter amendments, and to approve the Town Attorney's recommendations as described above.

Commissioner DeNapoli continued that there had been Commission consensus on the 16-year total term limit to provide clarity. He offered to work with the Town Attorney on ballot language prior to the next scheduled Commission meeting.

Commissioner Graziano noted that if language is standardized to refer to six months prior to election rather than prior to qualifying, this could mean an individual could move into the Town in May and be able to run for office in November of that same year. He stated that he did not believe this was the actual intent of the Charter and opposed the change to consistent language referring to six months prior to election.

Town Attorney Trevarthen confirmed that the direction she had previously received from the Commission was to proceed with the change to six months prior to the date of election. If no alternative direction is provided, she would draft this change into an Ordinance for first reading in May 2026.

Commissioner Graziano also addressed language which would defer aspects of forfeiture to the state, asserting that he was not in favor of allowing the state of Florida to make decisions that should be made by the Commission. Town Attorney Trevarthen clarified that the current Charter language states the Town Commission acts as judge of its own membership across the board; the proposed language would mean if an ethical issue affects a Commissioner's or Mayor's qualification for office, determination on that issue would be made by the Florida Commission on Ethics rather than the Town Commission.

Commissioner Graziano asserted that the authors of the original Charter were Town residents who wished to hold the Commission accountable by allowing the elected officials to monitor themselves. He did not feel they would have wanted to cede this authority to the state and reiterated his opposition to the proposed change.

Commissioner Poulopoulos commented that he was in favor of the changes reflected in the Town Attorney's presentation. He pointed out that candidates for state office in Florida have no minimum residency requirements for the districts they represent; an individual must only have been a resident of Florida for at least two years prior to election. He concluded that all the proposed changes will be voted upon by Town voters in November 2026.

Commissioner DeNapoli observed that all the Commissioners signed the six-month residency oath prior to the date of election when they stood as candidates for office, adding that the intent was to conform the Charter with this oath. He briefly reviewed previous Commission votes on the proposed Charter amendments, noting that the item addressing removal from office had carried by a 5-0 vote. The language addressing forfeiture of office was intended to clarify how and when an elected official could be removed from office; the proposed involvement of the Florida Commission on Ethics was suggested due to the vagueness of terms in the current Charter, which he cautioned could allow for the politically motivated removal of an elected official.

Commissioner DeNapoli cited the phrase “incapable of performing the duties of the office for a period of more than three months” as one example of vague language, noting that his proposed language would require certification from a licensed medical professional or a final court order. The requirement for a unanimous vote would be retained in all cases with the exception of excused absences, which would require only a majority vote.

Vice Mayor Strauss advised that he shared Commissioner Graziano's concerns with inserting state authority into Town matters. He did not see any issue with the existing language and procedures, which maintained local authority, which have been in effect for at least 20 years. He characterized the proposal as bringing big government into the Town rather than maintaining local independence.

Vice Mayor Strauss continued that he did not feel there was a compelling reason to make changes which would give the state more power over the Town. He added that he was also concerned with the six-month residency requirement prior to the date of election, which could mean an individual who may not understand what is happening in the Town could run for office. He also noted that with respect to the residency requirements for state representatives, local offices typically reflect a more personal connection between the elected individual and the residents they represent, particularly in a smaller municipality.

Vice Mayor Strauss observed that while he had voted for the proposed changes at a previous meeting, he still had concerns regarding the proposed changes. He did not feel a one-year residency requirement, or a six-month requirement prior to the date of qualification, was unreasonable.

Mayor Malkoon acknowledged the points made during discussion of this Item, adding that he felt the proposed forfeiture language would neither place the issue in the state's hands or compromise local authority. Any allegation brought to the state would first be made at the local level and would require a vote by the Commission. He also noted that the proposed language replaces the term “ethics,” which can be seen as vague, with specific criteria and standards.

Mayor Malkoon continued that the proposed change would allow medical issues to be addressed by medical professionals, again based on specific criteria. He added that the state of Florida has experts in the field of ethics who could assist in determining what is or is not ethical. He did not feel the involvement of these experts would take any decisions away from the Commission.

Commissioner DeNapoli commented that no coastal municipalities in the area, with the exception of Pompano Beach, require a year's residency, and pointed out that requiring residency six months prior to qualifying would mean 11 months' residency. He emphasized the importance of due process with regard to ethical issues, stating that rather than giving more authority to the state, the involvement of the Florida Commission on Ethics would provide a neutral third party.

Commissioner Poulopoulos noted that the proposed Charter amendments would not change the current residency oath or requirement. He did not believe there was a risk of “big government” involvement in Town matters, as the Town is already subject to state and county controls. The Florida Commission on Ethics would represent a neutral third party to serve as arbitrator in instances of ethical issues.

Commissioner Poulopoulos concluded that he felt the issue of Charter amendments was beginning to “turn political” when it did not need to.

Commissioner Graziano stated that he did not see this issue as political, and reiterated that he felt an elected official should live in the Town for longer than the six-month requirement prior to election. He asserted again that he did not want to cede any local authority to the state, and concluded that the Commission would vote on the proposed changes once Ordinances are brought forward.

Commissioner DeNapoli requested clarification of whether or not a motion was necessary to move the Item forward. Town Attorney Trevarthen explained that she had hoped to confirm Commission consensus; if the Commission wished to offer a motion, that would also be appropriate. The Ordinance(s) would be brought back for first and second readings and votes by the Commission.

Commissioner DeNapoli **restated** his **motion** as follows: **for an omnibus motion to approve what was presented by the Town Attorney, which conforms to what was already voted upon at the March 24, 2026, meeting.**

Commissioner Poulopoulos seconded the motion. Motion carried 3-2 (Vice Mayor Strauss and Commissioner Graziano dissenting).

14. COMMISSIONER PRESENTATIONS

None.

15. COMMISSIONER COMMENTS

Commissioner DeNapoli recalled that at the April 14, 2026, meeting, Commissioner Graziano had cast a dissenting vote regarding amendments to the March 10, 2026, minutes. He noted that meeting minutes are presented in draft form so they may be corrected at meetings if necessary; due to the circumstances of his attendance at the April 14 meeting, he had presented his proposed amendments in written form so they were easier to understand.

With regard to remarks made during Public Comments at today's meeting, Commissioner DeNapoli stated that these statements were inaccurate with respect to both himself and the Commission. He added that the issue in question has been resolved by the Commission and expressed concern that Commission meetings should not serve as a stage for ongoing political commentary on items with no further action scheduled or contemplated. He added that Florida Statute 286.0114 does not require local governments to continue to hear matters that have already been decided.

Commissioner DeNapoli also directly addressed the public comments made by Ms. Furth, asserting that she has repeatedly made inaccurate statements about him and about the Commission during Public Comments. He felt statements that approach the level of defamation required him to defend himself and correct inaccuracies in those statements. He described Ms. Furth's comments as incomplete and misleading with respect to a draft memorandum from Staff, noting that the matter raised by Ms. Furth was properly noted and voted upon with appropriate transparency and has not been brought forward for further action or reconsideration.

Commissioner DeNapoli concluded that if comments of this nature persist, he would continue to correct inaccuracies as necessary.

Commissioner DeNapoli noted that Dive Into Summer is scheduled for May 29-30, 2026, followed by the Town's Fourth of July celebration. He added that there are a number of new members of the Chamber of Commerce, including businesses in Fort Lauderdale and Lauderhill. The *Town Topics* newsletter also includes information on hurricane season, and encouraged residents to read the most recent edition.

Commissioner Graziano stated that Florida Power and Light (FPL) has provided him with new data regarding possible undergrounding of utilities in vulnerable Town neighborhoods. He thanked the utility for providing this information and indicated that he was hopeful the address of vulnerable areas would be able to move forward in a reasonable amount of time.

Commissioner Graziano recognized Events and Marketing Manager Katie Anderson and members of her team for the success of the recent Friedt Family Park mural event. He noted that the Chamber of Commerce recently held a successful event at Coast Boutique, and encouraged residents to attend the Farmers Market before the end of its season.

Commissioner Graziano concluded that he hoped the Town would soon be able to make progress toward a Fire services contract, and asked if an update was available. Town Manager Rubach replied that the study addressing the possibility of the Town establishing its own Fire Department is expected to be complete this summer. Staff continues discussions with the other potential service providers.

Vice Mayor Strauss strongly emphasized the rights of Town residents to respectfully express their opinions and concerns on any matters.

Mayor Malkoon recalled that the Town recently held an Arbor Day event at which a blue jacaranda tree was planted in honor of the late Tiana Ganswith, who served the Town as Assistant to the Public Works Director. The Garden Club was a sponsor of this event.

Mayor Malkoon continued that there have been ongoing discussions with microtransit provider Circuit, which have led to a better understanding of the service's operations. He has also scheduled a meeting with representatives of Nova Southeastern University, which previously monitored plantings of staghorn coral off the Town's shores. He hoped that this type of program could be reinstated in the future to protect the environment.

Mayor Malkoon also noted that the Town is looking into the provision of a code to supplement ride-sharing costs to or from Commercial Boulevard. This may provide a benefit to Town businesses during the off-season. He will meet with the Chamber of Commerce during the next month to share ideas.

Commissioner DeNapoli emphasized his belief in free speech and clarified that his intent was to correct the public record when misleading comments are made.

16.ORDINANCES 1ST READING

None.

17.ORDINANCES 2ND READING

None.

18.RESOLUTIONS – PUBLIC COMMENTS

b. RESOLUTION 2026-15: A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA, AUTHORIZING THE TOWN MANAGER TO NEGOTIATE AND EXECUTE AN AGREEMENT WITH ART SIGN COMPANY, INC. FOR THE DESIGN, FABRICATION, AND INSTALLATION OF DIRECTORY SIGNAGE AS PART OF THE WEST PLAZA REFURBISHMENT PROJECT IN AN AMOUNT NOT TO EXCEED $76,264.00; WAIVING THE TOWN'S PURCHASING MANUAL FOR THE PURCHASE OF THE SERVICES; PROVIDING FOR AUTHORIZATION; PROVIDING FOR IMPLEMENTATION; AND FOR AN EFFECTIVE DATE.

At this time, Mayor Malkoon opened public comment, which he closed upon receiving no input.

Commissioner DeNapoli spoke in favor of consistency between new and existing signage and stated he was in favor of Resolution 2026-15.

Town Manager Rubach explained that Art Sign Company had originally worked with the Town in 2023 on Downtown signage, which serves as the basis for the proposed additional signage. He emphasized the importance of consistency of design and materials, which was why the vendor was recommended. They were selected through the bid process in 2023 as part of the Downtown enhancement project.

Commissioner Graziano expressed concern that the proposed Item would not go through the request for proposal (RFP) process, particularly for larger contracts. Town Manager Rubach explained that Staff had recommended approval of this Resolution based on the vendor's history with the Town and construction of custom signage. He concluded that this recommendation was the exception rather than the rule.

Commissioner Poulopoulos asked where the proposed signage would be placed. Town Manager Rubach replied that the four signs would be placed in each of the Town's four plazas and will identify the businesses in those locations. They will be placed in the plazas' parking lots and will include backlighting for improved visibility. The list of tenant buildings can be changed if necessary.

Commissioner Poulopoulos concluded that he was in favor of the Resolution in this instance due to the need for consistency in signage, but noted that he would otherwise share Commissioner Graziano's preference for the RFP process.

Commissioner DeNapoli made a motion, seconded by Vice Mayor Strauss, to approve. Motion carried 5-0.

Commissioner Graziano requested clarification of where the signs would be placed, pointing out that there is now more pedestrian traffic from the western side. He suggested that more than four signs could be necessary. Town Manager Rubach replied that Staff would review the signs' locations to ensure they are placed where it makes most sense.

Events and Marketing Manager Katie Anderson explained that Staff has identified potential locations for the new signs throughout all four plazas, with the intent of placing the signs near landscaped areas for ease of access and to minimize cost. The areas will be highly visible to those parking in the plazas. Town Manager Rubach advised that he could provide additional information on these locations, emphasizing that the signs are designed for visibility by pedestrians.

c. RESOLUTION 2026-16: A RESOLUTION OF THE TOWN COMMISSION OF THE TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA, APPROVING THE PURCHASE AND INSTALLATION OF DECORATIVE BOLLARD AND LIGHT COLUMN FIXTURES FOR THE WEST PLAZA REFURBISHMENT PROJECT PURSUANT TO A PIGGYBACK AGREEMENT WITH KILOWATT ELECTRIC

COMPANY IN AN AMOUNT NOT TO EXCEED $220,238.00; PROVIDING FOR AUTHORIZATION; PROVIDING FOR IMPLEMENTATION AND FOR AN EFFECTIVE DATE.

At this time, Mayor Malkoon opened public comment, which he closed upon receiving no input.

Town Manager Rubach explained that many of the existing bollards in the Downtown area are unlit or not consistently functional. Resolution 2026-16 would add more than 60 new fixtures to the subject area. The proposed LED lights are changeable in color and can assist in the promotion of nearby businesses, particularly those in the western portion of the Downtown.

Commissioner DeNapoli noted that this Item was contemplated in the Town's previously approved CIP and can be fulfilled through a piggyback agreement.

Commissioner DeNapoli made a motion, seconded by Commissioner Graziano, to approve. Motion carried 5-0.

20. ADJOURNMENT

With no other business to come before the Commission at this time, the meeting was adjourned at 9:15 p.m.

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Mayor Edmund Malkoon

ATTEST:

____________________________________ ____________________

Melissa Vasami, Town Clerk Date

Agenda Item No: 13.a.

Town Commission Agenda Item Report

Meeting Date: May 26, 2026
Submitted By: Jhanelle Campbell, Development Services Director
Submitting Department: Development Services
Item Type: Action Item
Agenda Section: NEW BUSINESS

Subject Title: Discussion and Direction – Potential Expansion of Beach Uses

Explanation:

BACKGROUND

The current discussion regarding beach uses within the Town of Lauderdale-By-The-Sea (the "Town") is being brought forward as a result of issues staff has encountered as well as requests from local businesses seeking clarification and potential expansion of allowable activities on the beach. The following is a summary of the regulatory framework related to beach uses and activities within the Town and related issues staff has identified for Town Commission discussion and policy direction.

I. Town Code

Under the Town's Land Development Code (LDC), watercraft-related businesses may be permitted within the B-1 zoning district through a Conditional Use approval. However, such approvals apply to the commercial property only and do not extend to activities occurring on the beach **(Exhibit 1)**.

The beach itself is governed separately under Town Code of Ordinances (the "Town Code") Chapter 5, Beaches and Waterways **(Exhibit 2)**, which generally prohibits commercial activity, solicitation, and certain watercraft operations on the beach. As a result, while businesses may operate within the Town, their ability to conduct activities directly on the beach remains restricted. Under Town Code, commercial activity, solicitation, and certain watercraft operations on the beach are generally prohibited unless specifically authorized. Section 5-22 prohibits solicitation on the public beach except in conformance with a special event application approved by the Town Commission or through authorized beach franchises and enclosed business operations. The Code defines "soliciting" broadly to include the sale or promotion of goods, services, rentals, subscriptions, real estate, or other commercial activities, including the use of signage or displays intended to facilitate such activity.

Town Code Chapter 14.3 also regulates the use of public parks and recreational areas. Since the Town considers its beaches to be parks, the Code provisions applicable to parks and recreational areas must also be considered. Under Section 14.3-3 **(Exhibit 3)**, parks are generally open to the public only during designated operating hours unless otherwise authorized by permit or Town program. Permits are required for exclusive or special uses of park facilities, including entertainment activities, tournaments, exhibitions, or events expected to involve 25 or more persons or potentially impact public property or other users. The Code further authorizes the Town to impose conditions relating to security, insurance, bonds, and user fees associated with such activities.

In addition, Town Code Section 17-111 **(Exhibit 4)** requires that any special event advertised to the public or conducted within the Town first obtain approval through the Town's special event permitting process. Section 17-112 **(Exhibit 4)** defines a "special event" broadly to include concerts, festivals, races, walks, carnivals, exhibitions, parades, and other similar outdoor activities involving public participation or spectators.

II. Discussion Items

1. On-Beach Services by Brick-and-Mortar Town Businesses (e.g., Scuba Operations)

The Town Code prohibits commercial activity on the beach, including the solicitation and sale of goods or services, in order to preserve the beach as a public, open space.

Key Issue:

The key issue for consideration is whether to allow established businesses within Town limits to operate directly on the beach through elements such as tents, staging areas, or service points. In evaluating a potential shift, considerations may include the preservation of the beach's character, the potential for incremental commercialization over time, consistency in how businesses are treated, and the possible visual and operational impacts associated with equipment, storage, and congestion.

2. Low-Speed Watercraft

Under Chapter 5 of the Town Code, non-motorized watercraft such as paddle boards and kayaks are permitted to launch and land from the beach, subject to safety requirements including maintaining an appropriate distance from swimmers. These uses are consistent with the Town's longstanding approach of allowing passive, low-impact recreational activities.

In contrast, motorized watercraft are generally prohibited from launching or landing on the beach, except in emergencies and in limited circumstances authorized through the waiver provisions for businesses contained within Sections 5-105 through 5-107 **(Exhibit 2)** of the Town Code. Those provisions establish a formal waiver process requiring Town Commission approval and impose extensive operational, safety, and regulatory requirements, including designated marked corridors, public safety monitoring, limitations on the number and operation of watercraft, Business Tax Receipt requirements, and revocation provisions related to safety violations or noncompliance. The Code further provides that no motorized watercraft shall be permitted within the restricted swimming area or directly on the beach.

While allowing low-speed motorized devices could expand recreational opportunities, support local businesses, and enhance the visitor experience, the current Code framework presents limitations and potential conflicts related to swimmer safety, enforcement challenges, expansion of motorized uses, and impacts on the character of the beach. Additionally, emerging electric devices such as Sea Bobs are not specifically addressed in the current Code and fall between traditional non-motorized and motorized categories, creating a need for policy clarification and potential code amendments should the Commission wish to consider such uses.

Key Issue:

Whether motorized watercraft should be allowed on the beach and, if so, under what conditions and operational limitations. This includes determining whether low-speed motorized devices, such as low speed watercraft, should remain prohibited as traditional motorized watercraft or be recognized as a separate, low-impact category subject to defined speed limits, safety requirements, designated operational areas, and Commission-approved authorization processes.

3. Mobile / Roving Water-Based Businesses (Scuba, Rentals, etc.)

Under the current Town policy, operators who conduct transactions online and do not directly solicit on the beach are not regulated through a Business Tax Receipt (BTR), even when their operations rely on access through Town beach portals.

Key Issue:

The key issue is whether the Town should regulate businesses that utilize these public access points as part of their operations, despite transactions occurring off-site.

4. Expansion of Hotel Food and Beverage Service

Resolution 2024-44 **(Exhibit 5)** allowed limited food and beverage service, including alcohol, for hotel patrons under a structured and time-limited program, which has since expired but may be renewed. During the implementation period, no issues were observed.

Key Issue:

The key issue is whether to reinstate or expand the program in terms of scope, duration, or eligibility. As currently structured, participation was limited to hotels with 100 or more rooms; however, other hotels within the Town also have onsite kitchens and provide food service to their guests. This raises the question of whether smaller hotels should be afforded the same opportunity to serve their patrons on the beach, including alcoholic beverages, and under what conditions. In considering this, the Town may evaluate the balance between enhancing the guest experience and preserving public access to the beach, the ability to effectively enforce limitations such as hours of operation, patron restrictions, and designated service areas, as well as potential environmental impacts and maintenance demands. Additionally, consideration may be given to maintaining equity among hotels of varying sizes and between hotels and other businesses that do not have similar access or permissions.

POLICY QUESTIONS FOR COMMISSION

Staff is seeking direction on the following:

1. Does the Town Commission want to consider allowing established Town businesses, such as scuba operators, to provide limited services directly on the beach through temporary setups such as tents or staging areas?

2. Does the Town Commission want to consider allowing motorized watercraft on the beach and, if so, under what conditions and operational limitations, including whether low-speed electric devices should remain prohibited as motorized watercraft or be treated as a separate low-impact category subject to specific safety requirements, speed limitations, designated operating areas, and Commission-approved authorization processes?

3. Does the Town Commission want to consider regulating mobile or roving water-based

businesses, such as scuba or rental operators, that utilize Town beach access points as part of their operations, even when transactions and bookings do not occur directly on the beach?

4. Does the Town Commission consider reinstating the hotel beach food and beverage service program established under Resolution 2024-44?

Recommendation:

RECOMMENDATION

This item is presented for discussion and policy direction. Staff recommends that the Town Commission provide clear guidance on the questions outlined above so that staff may return with additional information, proposed code amendments, policies, or pilot programs consistent with the Commission's direction.

Exhibits:

1. EXHIBIT 1- Sec._30_271.___B_1_district_Business.
2. EXHIBIT 2- Chapter_5___BEACHES_AND_WATERWAYS
3. EXHIBIT 3-Chapter_14.3___PARKS_AND_RECREATIONAL_FACILITIES (1)
4. EXHIBIT 4-Chapter_17___STREETS__SIDEWALKS_AND_OTHER_PUBLIC_PLACES
5. Exhibit 5- Resolution 2024-44 Alcohol Sales at Beachfront Properties

EXHIBIT 1

Sec. 30-271. B-1 district—Business.

(a) *B-1 uses permitted.*

(1) *Permitted uses.* No building or premises shall be used and no building with the usual accessories shall be erected or altered other than a building or premises arranged, intended, or designed for any of the following uses, not to exceed 10,000 square feet in gross floor area, except for waterfront hotel uses:

a. Antiques store,

b. Art galleries,

c. Arts and crafts supply store,

d. Automobile rental or leasing agencies (no outdoor display),

e. Bait and tackle shop,

f. Bakery,

g. Bank,

h. Barber shops and hair salons,

i. Bicycle rental shop with no outside storage,

j. Book store,

k. Business and professional employment agency,

l. Camera and photographic supply store,

m. Card and stationery store,

n. Catering businesses,

o. Church and place of worship,

p. Clothing store,

q. Coin-operated dry cleaning and laundry and/or pickup station,

r. Community theaters, dinner theaters and cultural centers,

s. Computer/software store,

t. Consignment store,

u. Cooking schools,

v. Copy center,

w. Courier service,

x. Delicatessen,

y. Dental laboratory,

z. Drug store/pharmacy (no on-site prescription writing for controlled substances identified in Schedule II, III, or IV in F.S. §§ 893.03, 893.035, or 893.0355),

aa. Fabric/needlework/yarn shop,

bb. Fishing pier,

EXHIBIT 1

cc. Florist shop,

dd. Formal wear sales and rental,

ee. Fruit and produce store,

ff. Furniture and home furnishings,

gg. Gift shop,

hh. Government administration,

ii. Grocery/food store/supermarket,

jj. Hardware store,

kk. Health and fitness center,

ll. Household appliances store,

mm. Ice cream/yogurt store,

nn. Interior decorator,

oo. Jewelry store,

pp. Library branch,

qq. Linen/bath/bedding store,

rr. Luggage/handbag/leather goods store,

ss. Mail/postage/fax service,

tt. Marine parts and supplies store,

uu. Reserved,

vv. Massage therapist (licensed therapist to be on premises at all times of operation; see subsection (j) below for supplemental regulations),

ww. Meat and poultry store,

xx. Medical supplies sales, medical/dental office,

yy. Motorized scooter sales or moped sales and rentals (indoor only, outdoor sales, storage or display prohibited),

zz. Museum,

aaa. Music/musical instrument store, Tapes/videos/music CD/vinyl record stores

bbb. Office building,

ccc. Optical store,

ddd. Reserved,

eee. Photographic studio,

fff. Police and fire substation,

ggg. Retail electronic sales and repair,

hhh. Restaurant, which may also include the following accessory uses:

1. Sidewalk cafés which would be appurtenant to, and a part of, a restaurant, subject to the requirements of chapter 17, article VI, sidewalk cafés.
2. Outside seating for restaurants, on private property other than a sidewalk, that is accessory to the principal restaurant use and that is not regulated under chapter 17, article VI, and subject to the regulations set forth in subsection (h), below.
3. Walk-up windows for food and/or beverage service.

iii. Seafood store,

jjj. Shoe sales and repair,

kkk. Shop for marking articles sold at retail on the premises,

lll. Reserved,

mmm. Sporting goods store, including dive shops,

nnn. Studios for artists, photographers, musicians (including recording studios), and dance,

ooo. Reserved,

ppp. Tailor/dressmaking store, direct to the customer,

qqq. Reserved,

rrr. Tool rental (small tools and equipment, indoor display only),

sss. Toy/game store,

ttt. Reserved,

uuu. Travel agency,

vvv. Veterinarian or animal grooming with all activities enclosed within the building with no outside noise,

www. Watch and jewelry repair,

xxx. Cigar store (not meeting the definition of tobacco paraphernalia store, no customer service area),

yyy. *Uses not listed.*

1. Any use not covered by the above list may be authorized in the B-1-A district by the Town Manager or designee only if the proposed use is similar to a listed use; otherwise, an amendment to this chapter is required.
2. The Town Manager or designee shall consult with the Town Commission on any proposal to find that a use is similar, prior to authorizing such use in the B-1-A district.
3. Whenever a use is approved as a similar use, the Town Manager shall report such finding in the written Town Manager report at a subsequent Town Commission meeting.

(2) *Conditional uses.* The following conditional uses may be permitted upon approval pursuant to the conditional use procedures of this Code:

a. Bicycle taxi (no outside storage or display).

b. Reserved.

c. Reserved,

d. Charter and sightseeing boat.

EXHIBIT 1

e. Child and adult day-care centers.

f. Convenience store, subject to the requirements as set forth in subsection (i), below.

g. Drive-through services that are accessory to a primary use, provided that any approval of the drive-through use by the Town Commission shall specifically establish the location and traffic flow pattern of the drive-through.

h. Dry cleaner.

i. Marina, subject to the requirements as set forth in subsection (i) below.

j. Mixed use, subject to the requirements as set forth in subsection (i) below.

k. "Paid private parking" on parcels with a primary use, excluding standalone parking lots subject to the requirements as set forth in subsection (i) below.

l. Parking garage.

m. Permitted use exceeding 10,000 square feet in gross floor area.

n. Pet store (see subsection (k) below for supplemental regulations).

o. Pool supply store.

p. Outside storage of propane tank cabinets for the storage, sale or rental of propane tanks.

q. Water craft sales and rental (new or used).

r. Waterfront hotel.

s. *Conditional uses not listed.*

1. Permission to apply for conditional uses not covered by the above list in the B-1 district may be granted by the Town Manager or designee only if the proposed conditional use is similar to a listed conditional use; otherwise, an amendment to this chapter is required.
2. The Town Manager or designee shall consult with the Town Commission on any proposal to determine that a conditional use is similar to those listed, prior to authorizing the filing of an application to seek approval of that conditional use in the B-1 district.
3. Whenever a use is approved as a similar use, the Town Manager shall report such finding in the written Town Manager report at a subsequent Town Commission meeting.
4. Approval of a conditional use shall also be subject to the requirements for conditional use review as set forth in section 30-126 of the Town Code.

EXHIBIT 2

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Sec. 5-6. Non-motorized watercraft prohibited in proximity of bathers.

It shall be unlawful for any person or persons to use or operate non-motorized watercraft within 25 feet of a bather or fisherman inside the "watercraft prohibited zone" as such is defined in section 5-101.

(Ord. No. 2014-05, § 2, 7-9-2014)

Editor's note(s)—Ord. No. 2014-05, § 2, adopted July 9, 2014, repealed the former § 5-6, and enacted a new section as set out herein. The former § 5-6 pertained to surfboards, kiteboards and windsurfing boards prohibited in proximity of bathers and derived from Code 1962, § 5-8; Ord. No. 2009-27, § 1, adopted Oct. 13, 2009; Ord. No. 2011-04, § 3, adopted April 27, 2011.

Sec. 5-7. Fishing regulated; exhibiting fish on beach and spearfishing prohibited.

(a) It shall be unlawful for any person to spearfish on the public beach within the corporate limits of the Town.

(b) It shall be unlawful for any person to fish or surf cast from any part of the public beach within the corporate limits of the Town unless in compliance with the following:

(1) Fishing and surf casting shall be allowed on the public beach at any time other than the hours of 9:00 a.m. through 4:00 p.m. Monday through Friday, and 9:00 a.m. through 6:00 p.m. on Saturday, Sunday and national holidays.

(2) Persons are prohibited from engaging in fishing and surf casting within the proximity of swimmers, scuba divers, snorkelers and bathers.

(3) Chumming is prohibited.

(4) The Town Manager or designee may temporarily place further restrictions on fishing or surf casting on any part of the public beach to accommodate an event taking place on the beach or in a declared emergency.

(c) It shall be unlawful for any person to use the beaches of the Town for the purpose of landing or exhibiting sharks, barracuda or sting rays.

(Code 1962, § 5-1; Ord. No. 2009-27, § 1, 10-13-2009)

Cross reference(s)—Animals, Ch. 4.

Sec. 5-8. Prohibition on distribution or sale of plastic straws.

(a) *Definitions.* For purposes of this section, the following definitions apply:

(1) *Commercial establishment* means a property used for commercial purposes, such as a restaurant, café or retail stores.

(2) *Plastic straw* means a straw or stirrer provided, sold, or distributed for the purpose of imbibing liquids or transferring a beverage from its container to the mouth of the drinker by suction or for the purpose of mixing a beverage, which is made predominantly of plastic derived from one or more of the following: petroleum, a biologically-based source (such as corn or other plants), or polystyrene, polypropylene, or polyethylene, and which is intended for a single-use. A plastic straw does not include a straw that is made of non-plastic materials, such as paper, sugar case, bamboo, or other similar materials.

(3) *Special event permittee* means any person or entity, and their subcontractor(s), issued a special event permit by the Town pursuant to article VIII, special events, of chapter 17, streets, sidewalks and other places.

(4) *Town facility* includes, but is not limited to, any building, structure, park, beach, road, street, right-of-way, or other facility owned, operated or managed by the Town.

(5) *Town property* includes, but is not limited to, any land, water, or air rights owned, operated or managed by the Town.

***

(c) *Enforcement; penalties.*

(1) Following adoption of this section, the Town shall engage in public education efforts to inform commercial establishments, users of Town facilities and properties, and special event permittees of the provisions of this section and to provide assistance with identifying alternatives to plastic straws.

(2) Beginning August 15, 2019, the Town's Code Compliance Department shall enforce all provisions of this section.

(3) Penalties for violations of the provisions of this section shall be enforced through chapter 6.5 of the Town Code. Fines shall be in the amounts prescribed in the schedule of civil penalties adopted by resolution.

(Ord. No. 2019-03, § 2, 5-28-2019)

Editor's note(s)—Ord. No. 2019-03, § 6, adopted May 28, 2019 states that the ordinance from which § 5-8 is derived shall be in full force and effect immediately upon its passage on second reading. The Town Manager shall have the discretion to delay the start of enforcement of [said] ordinance beyond August 15, 2019 as he may deem necessary.

Secs. 5-9—5-20. Reserved.

ARTICLE II. BEACH REGULATIONS

Sec. 5-21. Offenses on public beach.

It shall be unlawful for any person or persons to commit any acts hereinafter set out upon the municipal beach and recreational area within the Town boundaries.

(03-513, § 1, 5-13-03)

Cross reference(s)—Offenses, Ch. 14.

Sec. 5-22. Soliciting on the beach.

(a) It shall be unlawful to solicit on the public beach except in conformance with a special event application approved by the Town Commission, provided that this provision shall not apply to persons operating under beach franchises and established business operations conducted entirely within an enclosed building or structure.

(b) The term "solicit" or "soliciting" shall mean and include any one or more of the following activities:

(1) Seeking to obtain orders for the purchase of goods, merchandise, foodstuff, services or any other thing of any kind, character or description whatsoever for any kind of consideration whatsoever;

(2) Selling goods, merchandise, foodstuff, services or other thing of any kind, character or description whatsoever, for any kind of consideration whatsoever;

(3) Selling or seeking to obtain subscriptions to books, magazines, periodicals, newspapers and every other type or kind of publication for any kind of consideration whatsoever;

(4) Seeking to obtain gifts, or contributions of money, clothing or any other thing for any reason whatsoever;

(5) Seeking to obtain orders for, or selling real estate of any kind, character or description whatsoever for any kind of consideration whatsoever;

(6) Renting or seeking to obtain orders for the rental of goods, merchandise, foodstuff, services, real estate or any other thing of any kind, character or description whatsoever, for any kind of consideration whatsoever;

(7) Promoting sales or rentals of real estate, services or goods by the offering of any free services or goods of any kind, character or description whatsoever as an inducement to examine the desirability of such purchase or rental;

(8) Placing or carrying, or causing to be placed or carried any showboard, placard or sign for the purpose of accomplishing any of the activities set forth in subparagraphs (1) through (7) above.

(Ord. No. 2015-02, § 2, 2-10-2015)

Cross reference(s)—Vending and soliciting prohibited on the beach, § 14.5-27.

Sec. 5-23. Playing ball on beach with hard object prohibited.

It shall be unlawful for any person to engage in or play ball or other games upon the public beaches wherein a hard ball or hard object is used which could endanger persons upon the beach.

(Code 1962, § 5-3(a)(2); Ord. No. 2015-02, § 2, 2-10-2015)

Sec. 5-24. Pets prohibited on beach.

It shall be unlawful for any person to take, carry, lead, or permit dogs or other pets to come upon the public beach or beach area at any time, except seeing-eye and hearing dogs.

(Code 1962, § 5-3(a)(3))

Cross reference(s)—Animals, Ch. 4.

Sec. 5-25. Operating vehicles on beach prohibited; exemptions.

(a) It shall be unlawful for any person to operate or drive any bicycle, motorcycle, motor-driven cycle, motor vehicle or taxi on the beaches in the Town.

(b) The provisions of this section shall not apply to authorized contractors and regular employees of the Town working under the direction and supervision of the Town.

(Code 1962, § 5-3(a)(4))

Cross reference(s)—Traffic and motor vehicles, Ch. 19.

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ARTICLE III. WATERCRAFT REGULATIONS[1]

DIVISION 1. GENERAL REGULATIONS

Sec. 5-51. Operation of watercraft restricted.

Launching or landing of non-motorized watercraft upon the Town beaches is allowed. It shall be unlawful for any person to:

(1) Operate or pilot a watercraft, whether motorized or not, within a 100-yard area directly north, south and east of, or directly under or beneath, the fishing pier situated at the east end of Commercial Boulevard;

(2) Launch or land motorized watercraft of any kind upon the Town beaches, except in case of an emergency; or

(3) Use the beaches, either public or private, for the storage or parking of watercraft, whether motorized or not.

(Code 1962, § 5-6; Ord. No. 266, 9-14-82; Ord. No. 389, § 2, 6-24-97; Ord. No. 2014-05, § 2, 7-9-2014; Ord. No. 2015-16, § 2, 11-24-2015)

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Sec. 5-58. Business use prohibited.

No watercraft of any kind whatsoever moored or docked in any canal or waterway within the Town shall be used as a place from which business or professional services are conducted. This shall not apply to charter fishing boats and/or sightseeing boats duly licensed by the Town.

(Code 1962, § 6-8; Ord. No. 2015-16, § 2, 11-24-2015)

Cross reference(s)—Licenses, Ch. 12; land development, Ch. 24.

[1]Editor's note(s)—Ord. No. 2015-16, § 2, adopted Nov. 24, 2015, changed the title of Art. III from "Boat Regulations" to read as set out herein.

State law reference(s)—Local regulations not to conflict and preempted in Florida Intercoastal Waterway, F.S. § 327.60.

Sec. 5-59. Jurisdiction.

All watercraft of any type whatsoever, operated on, or moored, docked or anchored at any place in the canals or waters within the corporate limits of the Town and the owners, operators, or occupants thereof, shall be governed by and observe the provisions of this article.

(Code 1962, § 6-10)

ARTICLE V. BEACH MANAGEMENT AREA

Sec. 5-101. Watercraft prohibited zone.

Except as hereinafter provided, it shall be unlawful for any person to steer, propel, operate or cause to be operated, any motorized watercraft within the waters of the following described area which is bounded by the mean high water mark of the Atlantic Ocean on the west, the corporate limits on the north, a line 100 yards east of the mean high water mark of the Atlantic Ocean on the east and on the corporate limits on the south, more particularly described in Appendix A attached to Ordinance No. 389.

(Ord. No. 389, § 1, 6-24-97; Ord. No. 2014-05, § 2, 7-9-2014)

Editor's note(s)—Appendix A referenced above is not set out at length herein, but is on file and available for inspection in the Office of the Town Clerk.

Sec. 5-102. Government watercraft not included.

The above restriction shall not apply to watercraft of the Federal government, State, County, or Town while engaged in law enforcement or other necessary municipal or governmental tasks.

(Ord. No. 389, § 1, 6-24-97)

Sec. 5-103. Reserved.

Editor's note(s)—Ord. No. 2014-05, § 2, adopted July 9, 2014, repealed § 5-103, which pertained to definitions and derived from Ord. No. 389, § 1, adopted June 24, 1997.

Sec. 5-104. Exceptions.

Exceptions to the provisions of section 5-101 shall be limited to the following:

(a) Special events of short-term duration such as regattas, tournaments and events of a similar nature, where, in the opinion of the Town Manager, such events can be safely conducted at specifically defined and designated locations within the restricted area. Applications for such special events shall be submitted, reviewed and acted upon as provided under section 17-111 et seq. Events approved under section 17-111 are not required to obtain a waiver under section 5-105.

(b) A business operator may request a waiver pursuant to this article to establish a watercraft corridor for the access of motorized watercraft through the watercraft prohibited zone (the "restricted area") defined in 5-101.

(Ord. No. 389, § 1, 6-24-97; Ord. No. 2014-05, § 2, 7-9-2014)

Sec. 5-105. Waiver application.

(a) A business owner seeking a waiver from the provisions of section 5-101 shall file an application with the Town Manager. The application shall include the following information:

(1) The name, address, telephone number and signature of the owner seeking the waiver.

(2) The address of the premises from which operations will be conducted under the waiver.

(3) A statement that the owner agrees to establish and maintain, at owner's expense, a marked corridor extending from the shoreline to the eastward extremity of the restricted area, which corridor shall be marked with buoys or similar devices conforming to the uniform State waterway marking system.

(4) A complete description of all activities proposed to be conducted under the waiver, including a description of the type, size and number of watercraft to be operated and a statement of provisions to be made for the safety of the public during operations under the waiver. The maximum number of motorized watercraft allowed to be operated from the owner's property shall be set proportionate to the front footage of real property along the shoreline with a ratio of one motorized watercraft per five feet of frontage, up to a maximum of 20 motorized watercraft per property. No motorized watercraft shall be permitted in the restricted area defined in section 5-51(2) or on the beach, and no trailers of any sort shall be permitted to be stored on the beach.

(5) For any activity requiring conditional use approval pursuant to the Town Code, evidence that such conditional use approval has been granted by the Town Commission prior to submission of the waiver application.

(6) A scaled drawing showing the specific location of the activities to be conducted under the waiver and indicating the specific location and width of the marked corridor. The specific location and width of the marked corridor shall be subject to the approval of the Town Manager in accordance with the following provisions:

a. The corridor shall be no wider than 40 feet at the shoreline and 80 feet at the eastward end of the corridor.

b. The corridor shall be wholly contained within the seaward extension of the real property boundary line.

(7) A statement that the owner shall permit no more than one motorized watercraft to be operated within the corridor at any one time. As an exception to the foregoing, "motorized watercraft" shall not include the chase or emergency watercraft required to be available pursuant to this section.

(8) A statement that the owner shall maintain a safety watch in the water whenever any motorized watercraft is in operation within the corridor, and shall warn all swimmers to stay out of the corridor until the motorized watercraft has cleared the corridor.

(9) A statement that the owner shall warn all watercraft operators to yield the right-of-way to any swimmer.

(10) A statement that the owner shall not place any structure seaward of the coastal construction control line of the owner's property without first obtaining State and Town permits as required.

(11) A statement that the owner shall not place or store any watercraft west of the erosion control line.

(12) A statement that the owner agrees not to assign, sell, encumber or otherwise transfer such waiver. Any change of ownership of the owner's property shall require the new owner to submit a new application subject to all of the conditions and requirements of this article.

(13) A statement that the owner shall obtain all business tax receipts required by the Code prior to conducting the activities proposed under the waiver.

(b) If the Town Commission has granted an owner a waiver to operate certain watercraft, no owner or business operator shall change the type or increase the size or number of watercraft permitted by the waiver until the owner submits a new application subject to and in compliance with all of the conditions and requirements of this article.

(Ord. No. 389, § 1, 6-24-97; Ord. No. 2007-06, § 2, 4-10-07; Ord. No. 2014-05, § 2, 7-9-2014)

Sec. 5-106. Town Commission action and findings.

Within 60 days after the filing of a waiver application, the Town Commission at a regular scheduled meeting shall take action on the application and shall thereafter send the owner written notice by regular U.S. Mail of the action taken. The waiver shall be granted unless one or more of the following conditions is found to exist:

(1) The application is incomplete.

(2) The application contains inaccurate information.

(3) The activity proposed under the waiver application could not be conducted without a reasonably likely threat of endangering public safety.

(Ord. No. 389, § 1, 6-24-97)

Sec. 5-107. Waiver subject to revocation for cause.

(a) Any waiver granted under provisions of this article shall be revoked by the Town Manager following notice to the owner or business operator for any of the following reasons:

(1) Upon discovery that the application contained inaccurate information.

(2) When the Town Manager finds that any activity conducted under the waiver presents a clear and present danger to members of the public. "Clear and present danger" as used herein means such activity creates a reasonably likely threat of endangering public safety. It shall be a permissible inference that an activity creates a reasonably likely threat of endangering public safety if nine citations have been issued to customers of the owner within the fiscal year of the Town for operating the watercraft in violation of Town or County ordinance or in violation of any Federal or State law. For the purposes of this subsection, only those citations resulting in a finding of guilt by a court of law, or for which a plea of guilty or nolo contendre is entered, regardless of whether a violator is formally adjudicated guilty, shall apply.

(3) Upon discovery that the owner has failed to fulfill any one of the obligations imposed on the owner or business operator by section 5-105.

(4) When the operation of any watercraft permitted to be operated through the corridor results in a death, permanent injury, scarring or disfigurement to any swimmer within the restricted swimming area or marked corridor.

(5) When the owner or its employees have been issued six citations within the fiscal year of the Town for violating any of the provisions of this article or other Town or County ordinance or any Federal or State law. For the purposes of this subsection, only those citations resulting in a finding of guilt by a court of law, or for which a plea of guilty or nolo contendre is entered, regardless of whether a violator is formally adjudicated guilty, shall apply.

(b) Prior to a revocation becoming effective, the owner shall be entitled to be heard by the Town Commission upon the filing of a request for such hearing, if the request is filed with the Town Clerk within five business days after receipt of notice of the intent to revoke.

(Ord. No. 389, § 1, 6-24-97)

Sec. 5-108. Marked corridor.

Only one marked corridor shall be permitted seaward of each upland beach property having littoral rights.

(Ord. No. 389, § 1, 6-24-97)

EXHIBIT 3

Chapter 14.3 PARKS AND RECREATIONAL FACILITIES[1]

Sec. 14.3-1. Purpose.

The Town of Lauderdale-By-The-Sea deems it appropriate, reasonable and necessary to provide an ordinance specifying rules and regulations in order to provide for the recreational enjoyment of park areas and facilities; for the protection and preservation of park property, facilities and natural resources of the Town; and for the safety and general welfare of the public.

(Ord. No. 2004-3, § 1, 5-11-04)

Sec. 14.3-2. Definitions.

The following words, terms and phrases, when used in this chapter, shall have the meanings ascribed to them in this section, except where the context clearly indicates a different meaning:

Adult is a person who has reached the age of 18 years.

Amusement contraptions means any contrivance, device, gadget, machine or structure designed to test the skill or strength of the user or to provide the user with any sort of ride, lift, swing or fall experience including, but not limited to, ball-throwing contest devices, pinball type devices, animal ride devices, dunk tanks, ball and hammer devices, trampoline devices and the like.

Child/ren is/are a person(s) 12 years of age or younger.

Children's play area means the area within a Town park bounded by signs that identify the designated area as a children's play area pursuant to this chapter.

Area or *areas* means a specified place within a park.

Director means the Director of Public Works.

Employee means any Town or full or part-time regular or temporary worker hired by the Town.

Hiking means traveling on foot, i.e., walking, running or with an assistive mobility device.

Laser means any device, which emits a coherent, monochromatic beam of light.

Law Enforcement Officer means those individuals that are licensed as Florida Law Enforcement Officers by the [those] vested with the legal authority to enforce laws and ordinances.

Motor vehicle means every device in, upon, or by which any person or property is or may be transported or drawn upon a roadway, except devices moved by human power or used exclusively upon stationary rails or tracks.

Natural resources means all flora and fauna within the Town and the physical factors upon which they depend, including air, water, soil and minerals.

Park means any land, water area, or trail corridor and all facilities thereon, under the jurisdiction, control or ownership of the Town.

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[1]Editor's note(s)—Ord. No. 2004-3, § 2, adopted May 11, 2004, amended the Code by adding Ch. 17A. In order to conform to the alphabetical order of chapter titles used in this Code, the editor has added the provisions of Ord. No. 2004-03 as a new Ch. 14.3 as herein set out.

Permit/special use permit means written permission obtained from the Town to carry out certain activities.

Person or *persons* means individuals, firms, corporations, societies or any group or gathering whatsoever.

Pest means any plant, animal, or microorganism that is determined to be undesirable because it conflicts with park management objectives, creates an annoyance to park guests, or has the potential to create a health hazard.

Pesticide means a chemical or biological substance intended to prevent or destroy a pest; and/or a substance to be used as a plant regulator, defoliant, or desiccant. Repellents are not considered pesticide.

Pet means a domestic animal who is accompanied by a person in the immediate vicinity of the animal.

Pollutant means any substance, solid, liquid or gas, which could cause contamination of air, land or water so as to create or cause a nuisance or render it unclean or noxious or unpure so as to be actually or potentially harmful or detrimental or injurious to public health, safety or welfare, or that of wildlife or vegetation.

Possession.

(1) *Physical possession:* Having a controlled substance on one's person with knowledge of the nature of the substance.

(2) *Constructive possession:* Having once possessed a controlled substance or continuing to exercise dominion and control over the substance up to the time of arrest, or aiding and abetting another in possessing a controlled substance.

Property means any land, waters, facilities or possessions of the Town.

Responsible person means the parent, guardian, or person having lawful custody and control of a juvenile.

Rollerskater is any person riding or propelling oneself by human power or gravity on wheeled devices that are worn on a person's feet or stood upon by a person. Such devices specifically include, but are not limited to, rollerskates, in-line skates, rollerskis, skateboards and scooters.

Town means the Town of Lauderdale-By-The-Sea.

Weapon means all those weapons, excluding firearms, as that term is defined in F.S. § 790.001, but also includes spears, crossbows, bows and arrows, sling shots, paintball guns or any other dangerous weapon or projectile.

Wildlife means any living creature, not human, wild by nature, including, but not limited to, mammals, birds, fish, amphibians, insects, reptiles, crustaceans and mollusks.

(Ord. No. 2004-3, § 2, 5-11-04; Ord. No. 2011-15, § 4, 8-23-2011; Ord. No. 2023-04, § 2, 9-26-2023)

Sec. 14.3-3. Regulation of public use.

(a) *Park hours.*

(1) Parks shall be open to the public from 7:00 a.m. until 10:00 p.m. Children's play area shall be open from 7:00 a.m. to 7:00 p.m. (8:00 p.m. during Daylight Savings). It shall be unlawful for any person to enter or remain in a park at any other time without a use permit except when the park area or facility is otherwise designated by the Town, or the park area or facility is being used as part of an authorized Town program.

(2) The Town Manager, his/her designee or an on-duty Law Enforcement Supervisor is authorized to close any park or portion thereof at any time for the protection of park property or the public health, safety or welfare.

(b) *Permits.*

(1) Town permits shall be required for the exclusive or special use of all or portions of park areas, buildings or trails or for the use of park areas and facilities when they are otherwise closed to the public.

(2) Permits shall be required for an entertainment, tournament, exhibition or any other special use which can reasonably be expected to have 25 or more persons involved or potentially have a detrimental effect on park property or other park users. Security, insurance and/or security bonds may be required and paid by permit holder prior to usage.

It shall be unlawful for a person to violate any provision of a permit.

(c) *Use fee; failure to pay use fee.* It shall be unlawful for any person to use, without payment, any facility or area for which a permit is required and user fee charged, unless the payment is waived by permit.

(Ord. No. 2004-03, § 3, 5-11-04; Ord. No. 2023-04, § 2, 9-26-2023)

Sec. 14.3-4. Regulation of general conduct—Personal behavior.

(a) *Drug and alcohol use.* It shall be unlawful for any person to:

(1) Use, consume, possess or sell any alcoholic beverage, unless expressly approved by Town permit or license.

(2) Consume or display any alcoholic beverage at sites where the Town or its agent is a licensed vendor of alcoholic beverages, unless purchased at that site, or authorized by special permit.

(3) Use, consume, possess or sell any drug in violation of any law.

(b) *Public nuisance/personal safety.* It shall be unlawful for any person to:

(1) Engage in fighting or exhibit threatening, violent, disorderly or indecent behaviors.

(2) Make unreasonable coarse utterance, gesture or display.

(3) Address abusive language tending to incite a breach of the peace or to be inimical to the peace of any person present.

(4) Engage in any course of conduct or participate in any activity in any park after he or she is advised by a Law Enforcement Officer or other park employee or park patrol agent having authority to regulate or manage the area, that such conduct or participation is unreasonably and unnecessarily hazardous to the personal safety of said person or another person; or impairs or limits the lawful use and enjoyment of the facility or area by other persons.

(c) *Property of others.* It shall be unlawful for any person to:

(1) Intentionally disturb, harass or interfere with a park visitor's property.

(2) Leave or store personal property on Town property.

(d) *Littering.* It shall be unlawful for any person to deposit, scatter, drop or abandon in a park any bottles, cans, broken glass, hot coals, ashes, sewage, waste or other material, except in receptacles provided for such purposes.

(e) *Possession and use of weapons/fireworks.* Except for a licensed Law Enforcement Officer, it shall be unlawful for any person to:

(1) Have in his/her possession within any Town park, a weapon, as that term is defined in F.S. § 790.001.

(2) Possess, set off or attempt to set off or ignite any firecracker, fireworks, smoke bombs, rockets, black powder guns or other pyrotechnics without a Town permit.

(3) Shine a laser in the face of another person.

(f) *Interference with employee performance of duty.* It shall be unlawful for any person to impersonate or pretend to be any employee of the Town or interfere with, harass or hinder any employee in the discharge of his/her duties.

(g) *Smoking.* It shall be unlawful for any person to smoke in a park, except for the smoking of unfiltered cigars.

(h) *Designated children's play areas.* It shall be unlawful for any adult to enter or remain in a designated children's play area, where signage is posted, unless the adult is supervising or accompanying a child or children who is/are then visiting the play area.

(Ord. No. 2004-3, § 4, 5-11-2004; Ord. No. 2011-15, § 4, 8-23-2011; Ord. No. 2022-09, § 3, 9-6-2022; Ord. No. 2023-04, § 2, 9-26-2023)

Sec. 14.3-5. Regulations pertaining to general parkland operation.

(a) *Commercial use/solicitation/advertising/photography.* It shall be unlawful for any person to:

(1) Solicit, sell, or in any manner charge admission, or otherwise peddle any goods, wares, merchandise, services, liquids or edibles in a park except by authorized concessionaire with a Town permit and the required licenses from the Town.

(2) Operate a still, motion picture, video or other camera for commercial purposes in a park without a Town permit. (News coverage or media journalism is not considered a commercial purpose).

(b) *Pets in parks.* It shall be unlawful for any person to:

(1) Bring a pet into a park unless caged or kept on a leash not more than six feet in length.

(2) Permit a pet under his/her control to disturb, harass or interfere with any park visitor, a park visitor's property or park employee.

(3) Tether any animal to a tree, plant, building or park equipment.

(4) Have custody or control of any dog or domestic pet in a park without possessing and using an appropriate device for cleaning up pet feces and disposing of the feces in a sanitary manner.

(c) *Noise/amplification of sound.* It shall be unlawful for any person except emergency equipment operated by public emergency personnel to:

(1) Install, use or operate or permit the use or operation within a park of any of the following devices:

a. Loudspeaker or sound amplifying equipment without a Town permit.

b. Radios, tape players, phonographs, television sets, musical instruments or other machine or device for the production or reproduction of sound in such a manner as to be disturbing or a nuisance to reasonable persons of normal sensitivity within the area of audibility.

(d) *Aviation.* It shall be unlawful, except for emergency aircraft, to use Town property for a starting or landing field for aircraft, hot air balloons, parachutes, hang gliders, helicopters or other flying apparatus without written authorization from the Town.

(e) *Amusement contraptions.* It shall be unlawful to bring in, set up, construct, manage or operate any amusement or entertainment contraption, device or gadget without authorization of the Town Manager or his/her designee.

(f) *Engine-powered models and toys.* It shall be unlawful for any person to start, fly or use any fuel- or battery-powered model aircraft, or rocket or like-powered toy or model without a Town permit unless in an area designated by the Town.

(g) *Unlawful occupancy.* It shall be unlawful for any person to:

(1) Enter in any way any building, installation, or area that may be under construction, locked or closed for public use except public safety workers.

(2) Enter in any way or be upon any building, installation or area after the posted closing time or before the posted opening time, or contrary to posted notice in any park.

(3) Enter in any way any building, installation or area after receiving a permit revocation or unlawful occupancy notification during the time period specified.

(Ord. No. 2004-3, § 5, 5-11-04; Ord. No. 2023-04, § 2, 9-26-2023)

Sec. 14.3-6. Protection of property, structures and natural resources.

(a) *Disturbance of natural features.* It shall be unlawful for any person to:

(1) Intentionally remove, alter, injure or destroy any tree, other plant, rock, soil or mineral without a permit.

(2) Dig trenches, holes or other excavations in a park.

(3) Introduce any plant, animal or other agent within a park.

(b) *Wildlife.* It shall be unlawful for any person to:

(1) Kill, trap, hunt, pursue or in any manner disturb or cause to be disturbed, any species of wildlife, except as permitted by Town permit in designated areas.

(2) Release or abandon any animal within a park.

(3) Feed any wildlife or feral animals in a park.

(c) *Destruction/defacement of park property/signs.* It shall be unlawful for any person to:

(1) Intentionally deface, vandalize or otherwise cause destruction to park property.

(2) Intentionally deface, destroy, cover, damage or remove any placard, notice or sign, or parts thereof, whether permanent or temporary, posted or exhibited by the Town.

(Ord. No. 2004-3, § 6, 5-11-04; Ord. No. 2023-04, § 2, 9-26-2023)

Sec. 14.3-7. Regulation of recreation activity.

(a) *Camping/swimming.* It shall be unlawful for any person to:

(1) Camp in a park without a written Town permit.

(b) *Picnicking.* It shall be unlawful for any person to:

(1) Assume exclusive use of a reservation picnic site without a permit.

(2) Use a reservation picnic area without a permit if the area is reserved by a permitted group.

(3) Conduct picnic activity at reservation picnic sites contrary to a Town permit, or otherwise violate provisions of the Town permit.

(4) Set up temporary shelters, tents, tarps, canopies and other such devices without a Town permit from the Building Inspection Department.

(c) *Rollerskating/in-line skating.* It shall be unlawful for any person to:

(1) Rollerskate, including the activities of skateboarding, in-line skating and rollerskiing in a park except on paved areas unless posted otherwise.

(2) Rollerskate in a park except in a prudent and careful manner and at a speed that is reasonable and safe with regard to the safety of the operator and others in the immediate area.

(3) Rollerskate except as close to the right hand side of the authorized trail or roadway as conditions permit.

(4) Rollerskate, including the activities of skateboarding, in-line skating, and rollerskiing, in or on a Town building, stairway, railing, or other park structure.

(d) *Maintenance of personal vehicles.* It shall be unlawful for any person to wash, grease, change oil or perform other maintenance on any vehicle on park property except in emergencies.

(Ord. No. 2004-3, § 7, 5-11-04)

Sec. 14.3-8. Enforcement.

(a) *Enforcement.*

(1) Law Enforcement Officers shall, in connection with their duties imposed by law, diligently enforce the provisions of this chapter and may issue citations, arrest, arrest with warrant, and eject from parks persons acting in violation of this chapter.

(2) Law Enforcement Officers shall have the authority to seize, confiscate and impound any substance, plant, animal, vehicle or other article which, upon probable cause, they find to be used or possessed in violation of this chapter.

(3) Law Enforcement Officers shall, in connection with their duties as prescribed by the Town, diligently enforce the provisions of this chapter and, except as limited by the Town Manager, issue warnings to persons acting in violation of this chapter.

(4) The Town retains the right to require security insurance and/or security bonds for any event or activity occurring on public property if it is determined to be necessary for the safety and security of the park guests or general public. The cost of the above security will be paid by the permit holder prior to the usage of the park facility.

(5) Future usage of park facilities may be revoked if permit holders, participants or spectators violate any section of this chapter.

(6) The Town may prosecute violations by issuance of notices to appear for violation of a Town ordinance, in which case, the penalty for a violation shall be as follows:

a. First violation$50.00

b. Second violation within 12 months of adjudication of first violation100.00

c. Third violation within 18 months of adjudication of first violation500.00

Each calendar day on which a violation exists shall constitute a separate violation for the purpose of determining the fine.

(7) A violation of this article may be prosecuted as a nuisance. The Town Attorney may bring suit on behalf of the Town, or any affected citizen may bring suit in his/her name against the person or persons causing or maintaining the violation, or against the owner/agent of the building or property on which the violation exists. Relief may be granted according to the terms and conditions of F.S. ch. 60, entitled Abatement of Nuisances.

(8) Violations of this chapter may be enforceable by arrest when the violation also constitutes a breach of peace.

(Ord. No. 2004-3, § 8, 5-11-04)

EXHIBIT 4

Chapter 17 STREETS, SIDEWALKS AND OTHER PUBLIC PLACES[1]

ARTICLE I. IN GENERAL

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ARTICLE VIII. SPECIAL EVENTS

Sec. 17-111. Permit required.

It shall be unlawful for any person to advertise to the general public a special event which requires a permit without first obtaining a permit as provided herein. It shall be unlawful for any person to hold a special event as hereinafter defined without first making application to the Town, paying the prescribed fee, and obtaining a permit for such special event. Special events shall not be permitted to be located or operated in the Town except as provided herein.

(Ord. No. 379, § 1, 7-9-96)

Sec. 17-112. Definitions.

[As used in this article:]

Special event shall mean a concert, festival, race, walk, carnival, show, exhibition, parade, and any other similar outdoor event whether operated totally outdoors, on stage, under tents, or with the use of any temporary building or structure, to which members of the public are invited as participants or spectators.

(Ord. No. 379, § 2, 7-9-96)

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[1]Cross reference(s)—Distance required between alcoholic beverage establishments and any church or school, § 3-3; animals, Ch. 4; beaches and waterways, Ch. 5; injuring beach park property prohibited, § 5-3; buildings and building regulations, Ch. 6; numbering of buildings, § 6-6; fire prevention and protection, Ch. 8; flood prevention and control, Ch. 9; garbage and refuse, Ch. 10; noise, Ch. 13; police, Ch. 15; traffic and motor vehicles, Ch. 19; parking restrictions on certain streets, § 19-22; speed limits, § 19-41; utilities, Ch. 20; vegetation, Ch. 21; land development code, Ch. 24; signs, § 24-6.1 et seq.

State law reference(s)—Supplemental method for making improvements, F.S. ch. 170; public works, F.S. ch. 180; uniform minimum standards for roads, etc., F.S. § 336.045.

RESOLUTION 2024-44

A RESOLUTION OF THE TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA, ADOPTING REGULATIONS FOR THE SALE OF ALCOHOL AT BEACHFRONT HOTEL PROPERTIES; PROVIDING FOR AUTHORIZATION; PROVIDING FOR IMPLEMENTATION; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Town of Lauderdale-By-The-Sea ("Town") policy does not permit the sale of alcoholic beverages on the Town beach for Beachfront hotels, and Section 5-29, of the Town Code of Ordinances (the "Town Code") prohibits beachgoers from bringing alcohol onto the beach; and

WHEREAS, on February 13, 2024, the General Manager of Plunge Beach Resort appeared before the Town Commission meeting requesting permission to provide food and beverage, including alcohol, to patrons utilizing the resort's beach chairs; and

WHEREAS, the City of Fort Lauderdale successfully tested a pilot program allowing licensed businesses to provide food and beverage, including alcohol, to public beach patrons for the past two years; and

WHEREAS, the cities of Hallandale Beach, Deerfield Beach, and Hollywood currently permit the sale of food and beverage, including alcohol, to beach patrons; and

WHEREAS, at the February 13 meeting, the Town Commission voted 4-1 in favor of further pursuing policies for the sale of food and alcohol to beach patrons at beachfront hotels; and

WHEREAS, the Town Commission finds that this Resolution is in the best interest of the Town and its residents.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COMMISSION OF THE TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA:

Section 1. **Recitals.** Each "WHEREAS" clause set forth is true and correct and herein incorporated by this reference.

Section 2. **Adoption and Approval of the Policy.** The Town Commission hereby approves and adopts the following policies regarding the sale of food and beverage, including alcohol, by beachfront hotels on Town beaches:

1. The sale of food and beverage, including alcohol, to beachgoers renting a property's beach chairs will be limited to those hotels in the Town of Lauderdale-By-The-Sea with restaurants authorized through Section 30-241(a)(7) of the Town's Code of Ordinances.
2. Food and beverage service will be provided to beachgoers renting a hotel's beach chairs only between the hours of twelve noon (12:00pm) and three in the afternoon (3:00pm) seven days a week, and only when the hotel's restaurant is open for business.
3. Beachgoers will not be permitted to walk up to the hotel properties from the beach and purchase food and/or beverage, including alcohol, for consumption off-premises.
4. The property owner shall provide insurance for the designated service area on the beach in accordance with Section 17-9(3) of the Town's Code of Ordinances.
5. The required alcohol licenses will be provided by the property owner for the area of service consistent with state requirements.

6. A sketch of the service area shall be approved by the Town, which includes the total number of beach chairs and the total square footage of beach area to be utilized. Modifications to the service area must be approved by the Town.
7. A trash management plan must be submitted to the Town for review and approval upon the implementation date of the services.
8. All required safety measures must be taken to protect sea turtles during nesting season from March to October of each year.
9. This approval is temporary in nature and will be evaluated for success one (1) year from the date of implementation. After the trial period ends, the Town Commission will determine if permission to serve food and alcohol on the beach will continue to be permitted or if permission will be revoked.

Section 3. **Implementation.** The Town Manager or designee is hereby authorized to take such further action as may be necessary to implement the purpose and provisions of this Resolution.

Section 4. **Conflict.** All resolutions or parts of resolutions in conflict herewith, be and the same are hereby repealed to the extent of such conflict.

Section 5. **Severability.** The provisions of this Resolution are declared to be severable and if any section, sentence, clause or phrase of this Resolution shall for any reason be held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining sections, sentences, clauses, and phrases of this Resolution, but they shall remain in effect, it being the legislative intent that this Resolution shall stand notwithstanding the invalidity of any part.

Section 6. **Effective Date**. This Resolution shall become effective upon passage and adoption.

PASSED AND ADOPTED this 8th day of October, 2024.

____
MAYOR EDMUND MALKOON

ATTEST:

Katrina Adler
____
Katrina Adler, Town Clerk

Approved as to form:

Susan L. Trevarthen
____
Susan L. Trevarthen, Town Attorney

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Agenda Item No: 17.a.

Town Commission Agenda Item Report

Meeting Date: May 26, 2026
Submitted By: Susan Trevarthen, Town Attorney
Submitting Department: Legal
Item Type: Ordinance
Agenda Section:ORDINANCES 2nd Reading

Subject Title: ORDINANCE NO. 2026-04: AN ORDINANCE OF THE TOWN COMMISSION OF THE TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA, PROVIDING FOR THE SUBMISSION TO THE ELECTORS OF PROPOSED AMENDMENTS TO THE TOWN CHARTER, PURSUANT TO SECTION 166.031, FLORIDA STATUTES, CONCERNING AMENDMENTS TO CHANGE THE TOWN'S CHARTER TO EXTEND AND CLARIFY CHARTER TIMEFRAMES FOR CERTIFICATION OF CITIZEN PETITIONS RELATED TO ORDINANCES, ESTABLISH TWO FOUR-YEAR MAYOR-COMMISSIONER TERMS, ALLOW MAYOR-COMMISSIONER TO RUN FOR COMMISSIONER AT THE CONCLUSION OF THEIR SERVICE AS MAYOR-COMMISSIONER, ALLOW APPOINTMENTS FOR COMMISSION VACANCIES WITHOUT A TWO-YEAR BREAK IN SERVICE, ESTABLISH CURRENT COMMISSION DISTRICT BOUNDARIES, REVISE AND CLARIFY STANDARDS FOR FORFEITURE OF OFFICES OF COMMISSIONER AND MAYOR-COMMISSIONER, INCORPORATE STATE LAW GOVERNING ELECTIONS, PUBLIC NOTICES, AND AUDITS, AND CORRECT ERRORS, RESOLVE INCONSISTENCIES, AND UPDATE PROVISIONS TO CLEAN UP CHARTER LANGUAGE; CALLING A SPECIAL ELECTION ON THE PROPOSED CHARTER AMENDMENTS TO BE HELD ON TUESDAY, THE 3RD DAY OF NOVEMBER 2026, IN CONJUNCTION WITH THE GENERAL ELECTION BEING HELD ON SAID DATE; PROVIDING FOR VOTING AT THE POLLS; PROVIDING FOR NOTICE OF ELECTION; PROVIDING FOR REQUISITE BALLOT LANGUAGE; PROVIDING FOR INCLUSION IN THE CHARTER, SEVERABILITY AND FOR AN EFFECTIVE DATE.

Explanation:

The Report of the 2025 Town of Lauderdale-By-The-Sea Charter Review Board (the "Board"), was submitted pursuant to Resolution No. 2024-17, and discussed at the February 24, March 24, and April 28 Commission meetings. The agenda packets for those Commission meetings contain the complete record of the Charter Review Board process, and the documents related to the Commission's consideration of the Charter amendments to date.

Following deliberation, the Commission voted to move forward with certain amendments recommended by the Board, reconsidered other amendments, and proposed additional Charter amendments. This Ordinance proposes that the Town Commission authorize the placement of these Charter amendments on the November 2026 ballot. In order to make that election date, the Ordinance must be adopted and transmitted to the Supervisor of Elections no later than June 8 at 5 pm. The Ordinance passed first reading on May 12, 2026. If adopted on second reading, the Town Clerk will transmit the questions to the Supervisor of Elections for placement on the ballot for the November 3, 2026, general election.

Recommendation: Consider approval of Ordinance No. 2026-04 on second reading.

Exhibits:
1. Ordinance - Amending Town Charter (2026) 2nd Reading Mayor's Revision v2
2. PART_I___CHARTER LBTS

ORDINANCE NO. 2026-04

AN ORDINANCE OF THE TOWN COMMISSION OF THE TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA, PROVIDING FOR THE SUBMISSION TO THE ELECTORS OF PROPOSED AMENDMENTS TO THE TOWN CHARTER, PURSUANT TO SECTION 166.031, FLORIDA STATUTES, CONCERNING AMENDMENTS TO CHANGE THE TOWN'S CHARTER TO EXTEND AND CLARIFY CHARTER TIMEFRAMES FOR CERTIFICATION OF CITIZEN PETITIONS RELATED TO ORDINANCES, ESTABLISH TWO FOUR-YEAR MAYOR-COMMISSIONER TERMS, ALLOW MAYOR-COMMISSIONER TO RUN FOR COMMISSIONER AT THE CONCLUSION OF THEIR SERVICE AS MAYOR-COMMISSIONER, ALLOW APPOINTMENTS FOR COMMISSION VACANCIES WITHOUT A TWO-YEAR BREAK IN SERVICE, ESTABLISH CURRENT COMMISSION DISTRICT BOUNDARIES, REVISE AND CLARIFY STANDARDS FOR FORFEITURE OF OFFICES OF COMMISSIONER AND MAYOR-COMMISSIONER, INCORPORATE STATE LAW GOVERNING ELECTIONS, PUBLIC NOTICES, AND AUDITS, AND CORRECT ERRORS, RESOLVE INCONSISTENCIES, AND UPDATE PROVISIONS TO CLEAN UP CHARTER LANGUAGE; CALLING A SPECIAL ELECTION ON THE PROPOSED CHARTER AMENDMENTS TO BE HELD ON TUESDAY, THE 3RD DAY OF NOVEMBER 2026, IN CONJUNCTION WITH THE GENERAL ELECTION BEING HELD ON SAID DATE; PROVIDING FOR VOTING AT THE POLLS; PROVIDING FOR NOTICE OF ELECTION; PROVIDING FOR REQUISITE BALLOT LANGUAGE; PROVIDING FOR INCLUSION IN THE CHARTER, SEVERABILITY AND FOR AN EFFECTIVE DATE.

WHEREAS, Section 166.031, Florida Statutes, authorizes a municipality to amend its charter by an ordinance submitting proposed amendments to the electors for approval at an election; and

WHEREAS, the Town Commission of the Town of Lauderdale-By-The-Sea (the "Town") adopted Resolution No. 2024-17 establishing the 2025 Town of Lauderdale-By-The-Sea Charter Review Board (the "Board") for the purpose of reviewing the Town Charter and determining whether revisions should be recommended to the Town Commission for submission to the electors; and

WHEREAS, at its final public meeting held on July 1, 2025, the Board identified and recommended proposed Charter revisions for consideration by the Town Commission and potential submission to the Town electors; and

WHEREAS, at meetings in December 2025, and February through April 2026, the Town Commission evaluated the Board's recommendations, and developed additional amendments for consideration by the Town electors; and

WHEREAS, pursuant to Section 166.031, Florida Statutes, the Town Commission of the Town has determined to submit to the electors of the Town for approval or rejection the amendments to the Town Charter (the "Charter Amendments") that are set forth herein to change the Town Charter to:

- extend and clarify Charter timeframes for certification of citizen petitions related to ordinances,
- establish two four-year Mayor-Commissioner terms,
- allow Mayor-Commissioner to run for Commissioner at the conclusion of their service as Mayor-Commissioner,
- allow appointments for Commission vacancies without a two-year break in service,
- establish current Commission district boundaries,
- revise and clarify standards for forfeiture of offices of Commissioner and Mayor-Commissioner,
- incorporate state law governing elections, public notices, and audits, and

- correct errors, resolve inconsistencies, and update provisions to clean up Charter language.

NOW, THEREFORE, IT IS HEREBY ORDAINED BY THE TOWN COMMISSION OF THE TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA, AS FOLLOWS:

Section 1. Recitals Adopted. Each of the above stated recitals is hereby adopted and confirmed.

Section 2. Charter Amendments. Pursuant to Section 166.031, Florida Statutes, and subject to the approval of the electors as described in Section 8 below, the Town Charter is hereby amended as follows:[1]

* * *

ARTICLE III. ADMINISTRATION AND LEGISLATION

* * *

Sec. 3.3. ~~Qualifications of members~~Reserved.

~~Only qualified electors who have resided in the Town of Lauderdale-By-The-Sea for at least six (6) months immediately prior to qualifying preceding the date of election for office and who shall have attained the age of eighteen (18) years of age on or before the date the candidate files and qualifies in accordance with this Charter as a candidate for office, shall be eligible to hold the office of Commissioner.~~

~~Each Commissioner and candidate for Commissioner shall be elected from the election district in which he or she is domiciled for at least six (6) months immediately prior to qualifying for such office, by the greatest number of votes of all registered electors residing within the Town. Once elected, a Commissioner from an election district shall remain a domiciliary of the election district during his or her term of office. Any Commissioner who shall cease to possess the qualifications required herein shall forthwith forfeit his or her office, except a Commissioner holding office will not have his/her term cut short by the establishment of or subsequent change of district boundary lines.~~

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[1] Proposed additions to existing Town Charter text are indicated by underline; proposed deletions from existing Town Charter text are indicated by ~~strikethrough~~ and highlighted in yellow. Changes from first reading are indicated by double underline and ~~double strikethrough~~, and highlighted in yellow.

* * *

ARTICLE IV. INITIATIVE AND REFERENDUM

* * *

Sec. 4.4. Filing procedure.

(1) *Certificate of Clerk; amendment*. Within ~~20~~ thirty (30) calendar days after an initiative petition is filed or within ~~five~~ ten (10) business days after a petition for repeal or amendment of an ordinance is filed, the Clerk shall complete a certificate as to its sufficiency (the "Certificate"). Grounds for insufficiency are only those specified in Sec. 4.3 of this Article. If insufficient, the Certificate shall specify the particulars of the deficiency. A copy of the Certificate shall be promptly sent to the petitioners' committee by hand delivery or registered mail. A petition certified insufficient for lack of the required number of valid signatures may be amended once if the petitioners' committee files a notice of intention to amend it with the Clerk within two business days after receiving the copy of the Certificate and files a supplementary petition upon additional papers within fourteen (14) calendar days after receiving the copy of the Certificate. Such supplementary petition shall comply with the requirements of Sec. 4.3 of this Article. Within five business days after a supplementary petition is filed, the Clerk shall complete a Certificate as to the sufficiency of the petition, as amended, and shall promptly send a copy of such Certificate to the petitioners' committee by registered mail or hand delivery as in the case of an original petition. If a petition or amended petition is certified sufficient, or if a petition or amended petition is certified insufficient and the petitioners' committee does not elect to amend or request Commission review under subsection (2) of this Section 4.4 within the time required, the Clerk shall promptly present the Certificate to the Commission and such Certificate shall then be a final determination as to the sufficiency of the petition.

* * *

Sec. 4.5. Action on petitions.

(1) *Action by Town Commission.* When an initiative petition or a petition for the repeal or amendment of an existing ordinance has been finally determined to be sufficient, the Town Commission shall promptly consider or reconsider the ordinance. Whether or not the Commission approves at first reading an initiated ordinance, or the repeal or amendment, as proposed, of a referred ordinance, the Commission shall proceed to a second reading at its next scheduled meeting, and shall otherwise comply with all requirements under Sec. 166.041 F. S. for public notice and public hearings prior to the adoption of an ordinance. If the Commission fails to adopt a proposed initiative ordinance without any change in substance within forty-five (45) calendar days, or fails to repeal or amend a referred ordinance in accordance with the initiative petition within thirty (30) calendar days, it shall submit the proposed or referred ordinance to the registered voters of the Town by referendum vote at an election. The referendum vote by registered Town voters shall constitute an "additional requirement for the enactment of ordinances" as specified in ~~paragraph (6) of~~ Section 166.041

F.S., in lieu of and as a greater, increased requirement than the affirmative majority vote of the governing body referred to in ~~paragraph (4) of~~ Sec. 166.041 F. S. If the Commission fails to act on a proposed initiative ordinance or a referred ordinance within the time period specified in this paragraph, the Commission shall be deemed to have failed to adopt the proposed initiative ordinance or failed to repeal or amend the referred ordinance on the last day that the Commission was authorized to act on such matter. In that event, the Commission shall nevertheless comply with the public notice and public hearing requirements of Sec. 166.04 F.S. relative to the ordinance in question.

* * *

ARTICLE V. TOWN OFFICERS AND EMPLOYEES

Sec. 5.5. Town Manager—Powers and duties.

The Town Manager shall be responsible to the Town Commission for the proper administration of all affairs of the Town coming under the Town Manager's jurisdiction, and the Town Manager's powers are and they shall be:

* * *

(10) To prepare and submit to the Town Commission an annual financial audit of its accounts and records, completed no later than ~~six (6)~~ nine (9) months after the end of its fiscal year by an independent certified public accountant retained by the Town Commission and paid from its public funds.

* * *

ARTICLE VI. ELECTIONS

Sec. 6.1. Mayor-Commissioner and Commissioners; term of office; election; transition.

(1) Beginning with the regular election to be held on the second Tuesday in the month of March, 2008, and every two (2) years thereafter, a Mayor-Commissioner shall be elected for a term of two (2) years until his successor is elected and qualifies. Beginning with the regular election to be held in November 2028, and in every regular election thereafter, a Mayor-Commissioner shall be elected for a term of four (4) years and shall serve until a successor is elected and qualifies. For the purpose of calculating eligibility under this section, any person who has served as Mayor-Commissioner immediately prior to November 2028 shall be deemed to have served one term under this section.

(2) Commencing with the regular election of the Town held in March, 2006, and continuing with successive elections at intervals of four years, candidates may qualify for the offices of Town Commissioner Seat 1 and Town Commissioner Seat 2, each elected at large. Town Commission Seat 1 and Town Commission Seat 2 shall replace the two

Commission seats vacated by the expiration of the term of the two Commissioners in March, 2006. The candidate for Seat 1 shall reside in the north district of the Town. The candidate for Seat 2 shall reside in the south district of the Town. The candidates receiving the most votes for each seat shall be elected, and shall serve a term of four (4) years.

(3) Commencing with the regular election of the Town held in March, 2008, and continuing with successive elections at intervals of four years, candidates may qualify for the offices of Town Commission Seat 3 and Town Commissioner Seat 4. Town Commission Seat 3 and Town Commission Seat 4 shall replace the two Commission seats vacated by the expiration of the term of two Commissioners in March of 2008. The candidate for Seat 3 shall reside in the north district of the Town. The candidate for Seat 4 shall reside in the south district of the Town. The candidates receiving the most votes for each seat shall be elected, and shall serve a term of four years.

(4) All elections for the position of Town Commissioner or Mayor-Commissioner shall be held on the same date as the November election date of each even-numbered year, or as provided for by law. The terms of office of the Mayor who was elected in 2024 and of the Seat 1 and Seat 2 Town Commissioners who were elected in the municipal general election of March 2022 shall expire when their successors are sworn in after the general election in November of 2026. The terms of office of the Seat 3 and Seat 4 Town Commissioners who were elected in the municipal general election of March 2024 shall expire when their successors are sworn in after the general election in November of 2028. Notwithstanding any other provision of this Charter, the extension or adjustment of any elected official’s term of office resulting from the Town’s change of municipal election dates from March to November in 2024 shall be deemed solely for the purpose of aligning the Town’s election cycle. Any additional months served as a result of such alignment shall not: (i) be considered a separate term, (ii) be deemed to constitute the commencement of a new term, (iii) be counted for purposes of calculating term limits, or (iv) require or trigger a special election. Service during such alignment period shall be treated as part of the originally elected term.

~~(5) The geographic boundary for the northern and southern districts shall be designated, prepared and identified no later than the first of September, 2004, and again in 2012 through a contract entered into by the Town with an accredited four (4) year college or university located within the state of Florida for the purpose of identifying and designating the northern and southern election districts within the Town. The Town Commission district boundaries shall be of equal population, compact, proportional, and logically related to the natural internal boundaries of the neighborhoods within the Town. The principal of nondiscrimination and one person/one vote shall be adhered to strictly.~~

(~~6~~5) In the event no candidate qualifies for election for any designated Town Commission seat within the first ten (10) calendar days of the qualifying period, then any qualified person who resides anywhere in the Town may qualify for such seat. Thereafter, if no person qualifies for such seat, a vacancy shall be declared and filled in accordance with this Charter.

(~~7~~6) The Town Commission ~~shall~~ adopted by Ordinance the creation and establishment of the boundaries of the initial northern and southern Town Commission seat districts, ~~no later than January 1, 2005. The Ordinance shall provide for the implementation of said election districts to be~~ effective for the elections to be held in the Town commencing in March, 2006. The boundaries of these districts remain unchanged, and follow the jurisdictional boundaries of the Town. The northern district is separated from the southern district by the portion of the Village of Sea Ranch Lakes that borders on the Atlantic Ocean, as depicted on a map maintained by the Town Clerk.

* * *

Sec. 6.3. Qualifications of members of Town Commission.

(1) To be eligible to hold the office of Mayor-Commissioner or Commissioner of the Town of Lauderdale-By-The-Sea, or to qualify for candidacy for Mayor-Commissioner or Commissioner, the individual shall be a bona fide resident and citizen of the Town of Lauderdale-By-The-Sea, shall have resided in the said town for the six (6) months immediately preceding the date of election, shall be a registered voter pursuant to Florida law, and shall be otherwise qualified as provided for in the Charter.

(2) No person may ~~be a candidate~~ appear on a ballot for Commissioner~~, nor may be appointed to fill a vacancy as a Commissioner,~~ if that person has served during both of the two preceding consecutive Commission terms for that seat as a Commissioner, ~~or a Mayor-Commissioner or both,~~ without a two year break in service.

(3) No person may ~~be a candidate~~ appear on a ballot for Mayor-Commissioner~~, nor may be appointed to fill a vacancy as the Mayor-Commissioner,~~ if that person has served during each of the ~~three~~two preceding consecutive Mayor-Commissioner terms as a Mayor-Commissioner, without a two year break in service.

* * *

(6) No person may ~~be a candidate~~ appear on a ballot for Mayor-Commissioner or Town Commissioner~~, nor may be appointed to fill a vacancy as the Mayor-Commissioner or Town Commissioner,~~ if that person has consecutively served ~~fourteen (14)~~ sixteen (16) years in any combination of offices without a two year break in service.

(7) Once elected, a Commissioner from an election district shall remain a resident of the election district during his or her term of office. Any Commissioner who shall cease to possess the qualifications for district residency shall forthwith forfeit his or her office, except a Commissioner holding office will not have his/her term cut short by the establishment of or subsequent change of district boundary lines.

Sec. 6.4. Qualifications of candidates; notice of candidacy; payment of fee.

Any individual who possesses the qualifications as provided in this Charter, may be a candidate for the office of Mayor-Commissioner or Commissioner by filing a verified notice of candidacy for Town Commission with the Town Clerk. Such notice shall be in the following form:

NOTICE OF CANDIDACY FOR TOWN COMMISSIONER OR MAYOR-COMMISSIONER

I, _______ (Name of Candidate) _______, residing at _______________ (Residence Address of Candidate), Lauderdale-By-The-Sea, Broward County, Florida, do hereby give notice of my candidacy for the office of Town Commissioner/Mayor-Commissioner of the Town of Lauderdale-By-The-Sea, Florida, in the forthcoming election to be held in said Town on _______ (Date of Primary) _______. I do further state that I am a citizen of the United States of America, and a resident of the Town of Lauderdale-By-The-Sea; that I have resided in the Town of Lauderdale-By-The-Sea for the six (6) months immediately preceding the date of the election to be held; and that I have fully satisfied all conditions precedent to such candidacy, pursuant to the provisions of the laws of the State of Florida and the Town Charter.

____

(Candidate's Signature)

STATE OF FLORIDA

COUNTY OF BROWARD

Before me, the undersigned authority, this day personally appeared _____________ (Name of Candidate) who, upon being duly sworn, deposed and said: that he/she is the candidate referred to in the foregoing Notice; that he/she is familiar with the contents of said Notice, and that the facts and matters therein stated are true; and that he/she did sign said Notice for the purpose therein specified.

____

(Candidate)

Sworn to and subscribed before me, this the _______ day of _______, 20___.

____

Notary Public, State of Florida

My commission expires: _______

The individual who files the notice as prescribed, and who pays the qualifying fee as prescribed, if otherwise found to be qualified, shall be entitled to have his/her name printed upon the official ballot at such town election. All general laws of the state relating to municipal elections, as amended from time to time, are adopted and shall govern elections for the Town.

* * *

Sec. 6.6. - Forfeiture of office.

A Commission member, or the Mayor-Commissioner, is subject to penalties including forfeiture of office if ~~the person~~:

(1) ~~Lacks, at any time during a term of office, any qualification for the office prescribed by this Charter or general law~~ The Commissioner or Mayor-Commissioner no longer meets any of the qualifications explicitly listed in Sections 6.3 and 6.4 of this Charter;

(2) ~~Violates any standard of conduct or code of ethics established by law for public officials~~ The Florida Commission on Ethics issues a final order, after exhaustion of all appeals, that the Commissioner or Mayor-Commissioner has violated the Florida Code of Ethics for Public Officers and Employees and imposes removal from office under applicable state law;

(3) The Commissioner or Mayor-Commissioner i~~I~~s convicted of a felony while in office;

(4) The Commissioner or Mayor-Commissioner f~~F~~ails to attend four (4) consecutive regular meetings of the Town Commission without being excused by the Town Commission by formal action entered upon the minutes; or

(5) ~~Becomes incapable of performing the duties of the office for a period of more than three (3) months~~ The Commissioner or Mayor-Commissioner becomes physically or mentally incapable of performing the essential duties of the office for a continuous period exceeding three (3) months, as certified by a licensed medical professional, or confirmed by a final order of a court of competent jurisdiction.

~~In all circumstances arising under this section, the Town Commission shall be the judge of its own membership~~ In all matters under this Section, except in granting excused absences, the Town Commission shall act by unanimous vote of the remaining members. The Commissioner or Mayor-Commissioner subject to potential forfeiture shall not vote on any matter pertaining to their own removal. Nothing in this section shall be construed to limit the authority of the Governor under the Florida Constitution to suspend or remove a municipal officer.

Sec. 6.7. Forfeiture hearing and process.

A member of the Town Commission charged with conduct constituting grounds for forfeiture of ~~his~~ office shall be entitled to a public hearing on demand, and notice of such hearing shall be published ~~in one or more newspapers of general circulation in the Town~~ at least thirty days before the scheduled hearing in accordance with F.S. ch. 50, or any other method of publication expressly authorized by Florida law and consistent with the Town Charter, or any other applicable authority. ~~The Town Commission shall be the sole judge of the qualifications of its members and shall hear all questions relating to forfeiture of a Commissioner's or Mayor-Commissioner's office, including whether or not good cause for absence has been, or may be, established.~~ For forfeiture not automatically imposed by state law or a final order by a court of competent jurisdiction, the Town Commission shall conduct the hearing and act as the adjudicating body. The Commissioner or Mayor-Commissioner in question shall have the burden of establishing good cause for absence; provided, however, that any Commissioner or Mayor-Commissioner may at any time during any duly held meeting move to establish good cause for his or her absence or the absence of any other

Commissioner or Mayor-Commissioner, from any past, present, or future meeting(s), which motion, if carried, shall be conclusive. A Commissioner or Mayor-Commissioner ~~whose qualifications are in question, or~~ who is ~~otherwise~~ subject to a forfeiture hearing for ~~of~~ his/her office, shall not vote on any such matters. Any ~~final determination~~ discretionary forfeiture by the Town Commission that a Commissioner or the Mayor-Commissioner has forfeited his or her office shall be made by resolution approved by a unanimous vote of the remaining members of the Town Commission. All votes and other acts of the Commissioner or Mayor-Commissioner in question prior to the effective date of such resolution shall be valid regardless of the grounds of forfeiture. For removals mandated by a governmental authority other than the Town, the Town Commission shall implement the removal without vote.

* * *

Section 3. Election Called. A special election is hereby called for Tuesday, November 3, 2026, in conjunction with the general election being held on said date, to present to the qualified electors of the Town the ballot questions provided in Section 4 of this Ordinance.

Section 4. Form of Ballot. The form of ballot for the Charter Amendments provided for in Section 2 of this Ordinance shall be substantially as follows:

EXTEND AND CLARIFY CHARTER TIMEFRAMES FOR CERTIFICATION OF CITIZEN PETITIONS RELATED TO ORDINANCES

The Town Charter establishes short timeframes for certifying citizen-initiated petitions for the repeal or amendment of ordinances. The proposed amendment would extend certification deadlines and clarify whether time periods are measured in calendar days or business days.

Shall the Town Charter be amended to extend petition certification deadlines and clarify time calculations?

YES [ ]

NO [ ]

ESTABLISH TWO FOUR-YEAR MAYOR-COMMISSIONER TERMS

The Town Charter establishes three two-year terms for the Mayor-Commissioner. This amendment aligns the Mayor-Commissioner and Commissioner term limits by changing the term length to four years and the number of terms to two terms, revising the maximum term limit accordingly, and clarifying application to the Mayor-Commissioner term ending in November 2028.

Shall the Town Charter be amended to change the Mayor-Commissioner's term to a maximum of two four-year terms, effective November 2028?

YES [ ]

NO [ ]

ALLOW MAYOR-COMMISSIONER TO RUN FOR COMMISSIONER AT THE CONCLUSION OF THEIR SERVICE AS MAYOR-COMMISSIONER

The Town Charter allows Commissioners to run for Mayor-Commissioner at the conclusion of their term, but the Mayor-Commissioner is not similarly allowed to run for Commissioner at the conclusion of his or her term.

Shall the Town Charter be amended to allow a person who has served as Mayor-Commissioner to run for and serve as a Commissioner at the conclusion of their service as Mayor-Commissioner, if permissible under the maximum term limits?

YES [ ]

NO [ ]

ALLOW APPOINTMENTS FOR COMMISSION VACANCIES WITHOUT A TWO-YEAR BREAK IN SERVICE

Shall the Town Charter be amended to clarify that the Town Commission may appoint a qualified person to fill a vacancy in the office of Mayor-Commissioner or Commissioner, even if that person would otherwise be required by the Town Charter to take a two-year break in service, potentially increasing the number of persons available for appointment?

YES [ ]

NO [ ]

ESTABLISH CURRENT COMMISSION DISTRICT BOUNDARIES

The Town has used the same northern and southern Commission district boundaries since 2004. Shall the Town Charter be amended to establish the current district boundaries in the Town Charter, including the existing boundary at the portion of the Village of Sea Ranch Lakes bordering the Atlantic Ocean to preserve the current district boundaries?

YES [ ]

NO [ ]

REVISE AND CLARIFY STANDARDS FOR FORFEITURE OF OFFICES OF COMMISSIONER AND MAYOR-COMMISSIONER

Shall the Town Charter be amended to clarify standards for forfeiture of office of Commission members by tying qualifications to existing Charter provisions, requiring ethics-based removal to be determined under state law by the Florida Commission on Ethics, requiring incapacity determinations to be supported by medical certification or court order, allowing absences to be excused by majority vote, and excusing the Commission from voting on removals already mandated by other governmental authorities?

YES [ ]

NO [ ]

INCORPORATE STATE LAW GOVERNING ELECTIONS, PUBLIC NOTICES, AND AUDITS

The proposed amendment would promote consistency with state law by providing that all general laws of the State of Florida governing municipal elections apply to the Town, aligning the deadline for the Town's annual financial audit with the deadline in state law, and allowing legal notices to be published on publicly accessible websites as provided in state law.

Shall the Town Charter incorporate Florida laws governing municipal elections, public notices, and audits?

YES [ ]

NO [ ]

CORRECT ERRORS, RESOLVE INCONSISTENCIES, AND UPDATE PROVISIONS TO CLEAN UP CHARTER LANGUAGE

The proposed amendment would revise the Town Charter to correct errors, improve clarity, resolve inconsistencies in terminology and in timelines, and update references to reflect current Florida law.

Shall the Town Charter be amended to correct errors, resolve inconsistencies, and update provisions to reflect current law?

YES [ ]

NO [ ]

Section 5. Vote at Polls. Balloting shall be conducted between the hours of 7 A.M. and 7 P.M. on the date of the election, and early and absentee balloting shall also be permitted as provided in conjunction with the general election. Polling places shall be those polling places provided for the general election for the electors of the Town, pursuant to applicable laws. All qualified Town electors who are timely registered in accordance with law shall be entitled to vote. The Town Clerk is authorized to obtain any necessary election administration services from the Broward County Supervisor of Elections. The County registration books shall remain open at the Office of the Broward County Supervisor of Elections office until October, 2026, as provided by law, at which date the registration books shall close in accordance with the provisions of the general election laws. The Town Clerk and the Broward County Supervisor of Elections are hereby each authorized to take all appropriate action necessary to carry into effect and accomplish the electoral provisions of this Ordinance. This Charter Amendment election shall be canvassed by the County Canvassing Board unless otherwise provided by law.

Section 6. Notice of Special Election. Notice of said special election shall be published in accordance with Section 100.342, Fla. Stat., in a newspaper of general circulation within the Town, or publication on the county's website as provided in Section 50.0311, the municipality's website, or the supervisor's website, at least 30 days prior to said election, the first publication to be in the fifth week prior to the election (to-wit: during the week commencing Sunday, September 27, 2026), and the second publication to be in the third week prior to the election (to-wit: during the week commencing Sunday, October 11, 2026), and shall be in substantially the following form:

"NOTICE OF SPECIAL ELECTION

PUBLIC NOTICE IS HEREBY GIVEN THAT, PURSUANT TO ORDINANCE NO. 2026-04 ADOPTED BY THE TOWN COMMISSION OF THE TOWN OF LAUDERDALE-BY-THE-SEA, FLORIDA (THE "TOWN"), A SPECIAL ELECTION HAS BEEN CALLED AND ORDERED TO BE HELD WITHIN THE TOWN, IN CONJUNCTION WITH THE GENERAL ELECTION, ON TUESDAY, THE 3RD DAY OF NOVEMBER 2026, BETWEEN THE HOURS OF 7 A.M. AND 7 P.M., AT WHICH TIME THE FOLLOWING CHARTER AMENDMENT PROPOSALS SHALL BE SUBMITTED TO THE QUALIFIED ELECTORS OF THE TOWN:

EXTEND AND CLARIFY CHARTER TIMEFRAMES FOR CERTIFICATION OF CITIZEN PETITIONS RELATED TO ORDINANCES

The Town Charter establishes short timeframes for certifying citizen-initiated petitions for the repeal or amendment of ordinances.

The proposed amendment would extend certification deadlines and clarify whether time periods are measured in calendar days or business days.

Shall the Town Charter be amended to extend petition certification deadlines and clarify time calculations?

YES [ ]

NO [ ]

ESTABLISH TWO FOUR-YEAR MAYOR-COMMISSIONER TERMS

The Town Charter establishes three two-year terms for the Mayor-Commissioner. This amendment aligns the Mayor-Commissioner and Commissioner term limits by changing the term length to four years and the number of terms to two terms, revising the maximum term limit accordingly, and clarifying application to the Mayor-Commissioner term ending in November 2028.

Shall the Town Charter be amended to change the Mayor-Commissioner's term to a maximum of two four-year terms, effective November 2028?

YES [ ]

NO [ ]

ALLOW MAYOR-COMMISSIONER TO RUN FOR COMMISSIONER AT THE CONCLUSION OF THEIR SERVICE AS MAYOR-COMMISSIONER

The Town Charter allows Commissioners to run for Mayor-Commissioner at the conclusion of their term, but the Mayor-Commissioner is not similarly allowed to run for Commissioner at the conclusion of his or her term.

Shall the Town Charter be amended to allow a person who has served as Mayor-Commissioner to run for and serve as a Commissioner at the conclusion of their service as Mayor-Commissioner, if permissible under the maximum term limits?

YES [ ]

NO [ ]

ALLOW APPOINTMENTS FOR COMMISSION VACANCIES WITHOUT A TWO-YEAR BREAK IN SERVICE

Shall the Town Charter be amended to clarify that the Town Commission may appoint a qualified person to fill a vacancy in the office of Mayor-Commissioner or Commissioner, even if that person would otherwise be required by the Town Charter to take a two-year break in service, potentially increasing the number of persons available for appointment?

YES [ ]

NO [ ]

ESTABLISH CURRENT COMMISSION DISTRICT BOUNDARIES

The Town has used the same northern and southern Commission district boundaries since 2004. Shall the Town Charter be amended to establish the current district boundaries in the Town Charter, including the existing boundary at the portion of the Village of Sea Ranch Lakes bordering the Atlantic Ocean to preserve the current district boundaries?

YES [ ]

NO [ ]

REVISE AND CLARIFY STANDARDS FOR FORFEITURE OF OFFICES OF COMMISSIONER AND MAYOR-COMMISSIONER

Shall the Town Charter be amended to clarify standards for forfeiture of office of Commission members by tying qualifications to existing Charter provisions, requiring ethics-based removal to be determined under state law by the Florida Commission on Ethics, requiring incapacity determinations to be supported by medical certification or court order, allowing absences to be excused by majority vote, and excusing the Commission from voting on removals already mandated by other governmental authorities?

YES [ ]

NO [ ]

INCORPORATE STATE LAW GOVERNING ELECTIONS, PUBLIC NOTICES, AND AUDITS

The proposed amendment would promote consistency with state law by providing that all general laws of the State of Florida governing municipal elections apply to the Town, aligning the deadline for the Town's annual financial audit with the deadline in state law, and allowing legal notices to be published on publicly accessible websites as provided in state law.

Shall the Town Charter incorporate Florida laws governing municipal elections, public notices, and audits?

YES [ ]

NO [ ]

CORRECT ERRORS, RESOLVE INCONSISTENCIES, AND UPDATE PROVISIONS TO CLEAN UP CHARTER LANGUAGE

The proposed amendment would revise the Town Charter to correct errors, improve clarity, resolve inconsistencies in terminology and in timelines, and update references to reflect current Florida law.

Shall the Town Charter be amended to correct errors, resolve inconsistencies, and update provisions to reflect current law?

YES [ ]

NO [ ]

Polling place information, the enabling Ordinance including the full text of the proposed Town Charter Amendments and the ballot questions, are available at the office of the Town Clerk, located at 4501 Ocean Drive, Lauderdale-By-The-Sea, Florida 33308.

____

Town Clerk

<u>Section 7</u>. <u>Copies</u>. Copies of this Ordinance proposing the Charter Amendments are on file at the offices of the Town Clerk located at 4501 Ocean Drive, Lauderdale-By-The-Sea, Florida 33308, and are available for public inspection during regular business hours.

<u>Section 8</u>. <u>Effectiveness</u>. The Charter Amendments provided for in Section 2 of this Ordinance shall become effective if the majority of the qualified electors voting on the Charter Amendments described in the ballot summary of Section 4 of this Ordinance, vote for their adoption. The Charter Amendments shall be considered adopted and effective upon certification of the election results. Following adoption of the Charter Amendments, the Town Clerk shall incorporate the adopted Charter Amendments into the Town Charter and shall file the revised Town Charter with the Office of the Secretary of State as required by Section 166.031, Florida Statutes.

<u>Section 9</u>. <u>Inclusion in the Town Charter</u>. Subject to the requirements of Section 8 above, it is the intention of the Town Commission and it is hereby provided that the Charter Amendments shall become and be made a part of the Charter of the Town of Lauderdale-By-The-Sea, Florida, and that the Sections of this Ordinance may be renumbered or relettered to accomplish such intention.

<u>Section 10</u>. <u>Severability</u>. The provisions of this Ordinance are declared to be severable and if any section, sentence, clause or phrase of this Ordinance shall for any reason be held to be invalid or unconstitutional, such decision shall not affect the validity of the remaining sections, sentences, clauses, and phrases of this Ordinance but they shall remain in effect, it being the legislative intent that this Ordinance shall stand notwithstanding the invalidity of any part.

Section 11. Effective Date of Ordinance. This Ordinance shall become effective immediately upon adoption hereof on second reading.

PASSED AND ADOPTED on First Reading this 12th day of May, 2026.

PASSED AND FINALLY ADOPTED on Second Reading this 26th day of May, 2026.

____
MAYOR EDMUND MALKOON

	First Reading	Second Reading
Mayor Malkoon	YES	
Vice-Mayor Strauss	NO	
Commissioner Graziano	NO	
Commissioner DeNapoli	YES	
Commissioner Poulopoulos	YES	

ATTEST:

____
Melissa Vasami, Town Clerk

APPROVED AS TO FORM:

____
Susan L. Trevarthen, Town Attorney

PART I
CHARTER[1]

ARTICLE I. TRANSITION FROM ABOLISHED TOWN

Sec. 1.1. Abolishing existing municipality.

That the existing municipal government of the Town of Lauderdale-By-The-Sea, in the County of Broward and State of Florida, be and the same is hereby abolished. All of the provisions of Chapter 14184, Laws of Florida of 1929, Chapter 24658, Laws of Florida of 1947, and all other laws pertaining to the creation of the Town of Lauderdale-By-The-Sea be and the same are hereby repealed.

Sec. 1.2. Title to property reserved.

That the title, rights and ownership of all property, both real and personal, uncollected taxes, dues, claims, judgments, decrees, chooses in action and all property and property rights held or owned by the municipalities named "Town of Lauderdale-By-The-Sea," abolished by this act, shall pass to and be vested in the municipal corporation organized under this Charter to succeed the municipality abolished.

Sec. 1.3. Obligations unimpaired.

That no obligations or contracts of the said municipality hereby abolished, including bonds heretofore issued or any proceeding heretofore begun for any improvement, or for borrowing of money, or issuing of bonds, shall be impaired or avoided by this Charter, but such debts, obligations, contracts and bonds shall pass to and be binding upon the new municipality hereby created and organized, and all such proceedings heretofore begun for the construction of any improvements or for the borrowing of money or issuing of bonds may be continued and completed and binding upon the said new municipality; and likewise all debts of and claims against the abolished municipality shall be valid against the new municipality created.

Sec. 1.4. Officers held over.

All officers and employees heretofore elected or appointed and holding office under the said municipality hereby abolished, shall continue to hold their respective offices and discharge the respective duties thereof under the new municipality hereby created until their successors are elected and qualified under the provisions of this Charter.

Sec. 1.5. Ordinances not impaired.

All existing ordinances and resolutions of said abolished municipality, including the printed Code of Ordinances of the Town of Lauderdale-By-The-Sea, as amended, not in conflict with the provisions of this Charter,

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[1]Editor's note(s)—The Charter for the Town set out herein was approved by the voters at the Nov. 7, 2006 biennial election. The former Town Charter derived from the Session Laws of 1951, Ch. 27675, as amended.

shall continue in effect unless repealed, amended, or modified by the municipality which is hereby organized or created.

Sec. 1.6. Establishment of new municipality; streets, highways, public grounds.

The inhabitants of the Town of Lauderdale-By-The-Sea, as its boundaries are hereinafter established and designated, or as may hereinafter be established and designated shall continue to be a body politic and corporate, to be known and designated as "Town of Lauderdale-By-The-Sea," and as such shall have a perpetual succession, may use a common seal, may contract and be contracted with, and may sue and be sued in all the courts of this state and in all matters whatsoever. That all lands heretofore dedicated for the use of the public for streets, highways, parks or public grounds, and all authorized changes or amendments thereto approved by the Board of County Commissioners of Broward County, Florida, whether by plat, act, or otherwise, are hereby vested in the Town of Lauderdale-By-The-Sea, and the control and jurisdiction thereof shall hereafter be vested in the Town Commission of the Town of Lauderdale-By-The-Sea.

Sec. 1.7. Plat approved.

The recorded plats of the subdivision of Lauderdale-By-The-Sea, as recorded in plat book 6, page 2, and the plat of Lauderdale Surf and Yacht Estates as recorded in plat book 22, page 46 of the public records of Broward County, Florida, are hereby approved.

ARTICLE II. CORPORATE POWERS

Sec. 2.1. Legal title.

This Charter is the Charter of the Town of Lauderdale-By-The-Sea, a municipal corporation of the State of Florida.

Sec. 2.2. Boundaries.

The following shall be the territory, the inhabitants of which are hereby established and organized into a municipal corporation, and over which such municipal corporation shall exercise its jurisdiction and powers, as may be amended from time to time in accordance with State law, to wit:

> Beginning at the intersection of the south boundary line of Section 7, Township 49 South, Range 43 East with the centerline of the Intracoastal Waterway (Florida East Coast Canal), the Point of Beginning; thence in a northerly direction along the centerline of the Intracoastal Waterway to the intersection of said centerline with a line located twenty-five (25) feet south of and parallel to the north line of Section 7, Township 49 South, Range 43 East; thence in an easterly direction along a line located twenty-five (25) feet south of and parallel to the north line of said Section 7 to the intersection of said line with the east right-of-way line of the Intracoastal Waterway; thence in a northerly direction along the east right-of-way line of the Intracoastal Waterway to the intersection of said east right-of way line with the southwest corner of Lot 1, Block 16 of Terra Mar Island Estates, Second Addition, as recorded in Plat Book 31, Page 20 of the Public Records of Broward County, Florida; thence in an easterly direction along the south line of said Lot 1, Block 16 to the southeast corner of said Lot 1, Block 16; thence in a northerly direction along the east line of said Lot 1, Block 16 to the intersection of said east line with the westerly extension of the south line of Block 12 of said Terra Mar Island Estates, Second Addition; thence in an easterly direction along the westerly extension of the south line of said Block 12, along the south line of said Block 12 and along an easterly extension of said south line to the intersection of said extended line with the west line of Lot 1, Block 15 of said Terra Mar Island Estates, Second Addition; thence in a southerly direction along the west line of Lot 1, Block 15 and along the

west line of Lot 10, Block 11 of Terra Mar Island Estates, First Addition as recorded in Plat Book 31, Page 10 of the Public Records of Broward County, Florida to the southwest corner of said Lot 10, Block 11; thence in an easterly direction along the south line of said Lot 10, Block 11 and along an easterly extension of said south line to the intersection of said extended line with the centerline of Spanish River; thence in a southerly direction along the centerline of the Spanish River to a point thirteen hundred and fifty (1,350) feet south of the north line of the Southeast One-Quarter (SE ¼) of said Section 6, Township 49 South, Range 43 East; thence in a southerly direction for two hundred (200) feet to a point on a line located fifteen hundred and fifty (1,550) feet south of and parallel to the north line of the Southeast One-Quarter (SE ¼) of said Section 6, said point being eleven hundred, twenty-seven and forty-three-hundredths (1,127.43) feet east of the east right-of-way line of the Intracoastal Waterway; thence in an easterly direction along the line located fifteen hundred and fifty (1,550) feet south of and parallel to said north line of the Southeast One-Quarter (SE ¼) of said Section 6 to the intersection of said line with the east right-of-way line of State Road A-1-A; thence in a northerly direction along the east right-of-way line of State Road A-1-A to the intersection of said east right-of-way line with a line located eight hundred and fifty (850) feet south of and parallel to the north line of the Southeast One-Quarter (SE ¼) of said Section 6; thence in an easterly direction along said parallel line and an easterly extension of said line, through Government Lot 2, Section 5, Township 49 South, Range 43 East to the intersection of said extended line with the Ordinary Low Watermark of the Atlantic Ocean; thence, continue in an easterly direction along said parallel line a distance of 3 miles (15,840 Ft) to the intersection of said extended line with the eastern boundary of the State of Florida; thence in an southerly direction along said eastern boundary of the State of Florida to the intersection with a line located three hundred and eighty (380) feet north of and parallel to the south line of the Northeast One-Quarter (NE ¼) of the Southeast One Quarter (SE ¼) of Section 7, Township 49 South, Range 43 East; thence in a westerly direction along said parallel line to the intersection of said line with the west right-of-way line of State Road A-1-A; thence in a northerly direction along the west right-of-way line of State Road A-1-A to the intersection of said west right-of-way line with the north line of the Southeast One-Quarter (SE ¼) of Section 7, Township 49 South, Range 43 East; thence in a westerly direction along the north line of the Southeast One-Quarter (SE ¼) and the Southwest One-Quarter (SW ¼) of Section 7, Township 49 South, Range 43 East to the intersection of said north line with the east right-of-way line of the Intracoastal Waterway; thence in a southerly direction along the east right-of-way line of the Intracoastal Waterway to the intersection of said east right-of-way line with the south line of Section 7, Township 49 South, Range 43 East; thence in an easterly direction along the south line of Section 7, Township 49 South, Range 43 East to the intersection of said south line with the west line of the right-of-way of State Road A-1-A; thence in a northerly direction along the west line of the right-of-way of SR A-1-A to the intersection of said west line with a line located one hundred eighty (180) feet north of and parallel to the south line of the North One-Half (N ½) of the Southeast One-Quarter (SE ¼) of Section 7, Township 49 South, Range 43 East; thence in an easterly direction along a line located one hundred eighty (180) feet north of and parallel to the south line of the North One-Half (N ½) of the Southeast One-Quarter (SE ¼) of Section 7, Township 49 South, Range 43 East to the intersection of said parallel line with the Ordinary Low Watermark of the Atlantic Ocean; thence continue in an easterly direction along said line located one hundred eighty (180) feet north of and parallel to the south line of the North One-Half (N ½) of the Southeast One Quarter (SE ¼) of Section 7, Township 49 South, Range 43 East for a distance of 3 miles (15,840 ft) to the intersection of said parallel line with the eastern boundary of the State of Florida; thence in a southerly direction along the said eastern boundary of the State of Florida to the intersection with the extension of south boundary line of Section 18, Township 49 South, Range 43 East; thence in a westerly direction along the extension of the south boundary line of Section 18, Township 49 South, Range 43 East to the intersection of said south boundary line with the centerline of the right-of-way of the Intracoastal Waterway; thence in a northerly direction along the centerline of the right-of-way of the Intracoastal Waterway to the intersection of said centerline with the north boundary line of Section 18, Township 49 South, Range 43 East, the Point of Beginning.

Sec. 2.3. Definitions.

As used in this Charter, the following words shall have the following meanings:

(1) The words "abolished municipality" shall mean the municipality formerly existing under the provisions of Chapter 14184, Laws of Florida of 1929, and Chapter 24658, Laws of Florida of 1947.

(2) The words "new municipality" shall mean the municipality established and created by this act, as may be amended from time to time.

(3) The masculine pronoun shall designate and include the feminine, and the neuter, where the meaning so permits.

(4) The word "person" used herein in the masculine gender, shall mean a male or female person, or legal corporate entity.

(5) The word "municipality" herein shall refer to the municipality of the Town of Lauderdale-By-The-Sea, unless otherwise indicated.

(6) The words "Town Commission" shall refer to the Town Commission of the Town of Lauderdale-By-The-Sea, Florida.

Sec. 2.4. Seal.

The official seal of the Town of Lauderdale-By-The-Sea hereby established shall bear the legend "Town of Lauderdale-By-The-Sea, Broward County, Florida, Seal, 1947."

Sec. 2.5. Jurisdiction.

The jurisdiction and powers of the Town of Lauderdale-By-The-Sea shall extend over all streets, alleys, sewers, parks, and all lands within said area, whether platted or unplatted, and the air above same; and to and over all waters, waterways, streams, bays, bayous, submerged lands, water bottoms and wharves; and to and over all persons, firms, and corporations, property and property rights, occupations, businesses and professions whatsoever within said boundaries.

The title to and jurisdiction over all streets, thoroughfares, parks, alleys, public lots, sewers, within the Town, and all other property and municipal plants of the Town now owned, possessed or operated by it, and all property of every kind and character which the Town may hereafter acquire within or outside the Town, or which may vest in it, or be dedicated to it, for its use or for the public use, shall be vested in the Town of Lauderdale-By-The-Sea, as created under this Charter.

Sec. 2.6. General powers.

The Town of Lauderdale-By-The-Sea is hereby created, established and organized, and shall have full power and authority to exercise all of the powers of local self-government and to do whatever may be deemed necessary or proper for the safety, health, convenience or general welfare of the inhabitants of said Town; to exercise full police powers; to do and perform all acts and things permitted by the laws of the State of Florida, and comprehend as duties in the performance of anything recognized as a "municipal purpose," whether now existing and recognized, or hereafter recognized as a municipal purpose by statute law or court decision. The enumeration of particular powers by this Charter shall not be held or deemed to be exclusive, but in addition to the powers enumerated herein, implied thereby, or appropriate to the exercise thereof, the Town of Lauderdale-By-The-Sea shall have and may exercise all other powers under the Constitution and Laws of Florida.

In addition, the Town has the authority to codify its ordinances into a Code of Ordinances of the Town of Lauderdale-By-The-Sea, and by a single ordinance to adopt such "Code of Ordinances of the Town of Lauderdale-By-The-Sea" as a complete revision of all existing and applicable ordinances on the date of such adoption; to adopt a decimal system similar to that used in Florida Statutes of 1941, and to amend such Code, once adopted, by reference to any section or sections. The "Code of Ordinances of the Town of Lauderdale-By-The-Sea" of 1940, as amended from time to time, except as modified by this Charter, is declared to be the existing Codified Ordinances of the Town of Lauderdale-By-The-Sea; and such Code of Ordinances may be amended from time to time by reference to any section or sections, and as many sections as desired may be amended by one (1) ordinance. Such "Code of Ordinances of the Town of Lauderdale-By-The-Sea," as amended from time to time, may be revised and codified or recodified, and such revised Code may be adopted by a single ordinance, and upon such revision shall be in full force and effect. The Town Attorney of the Town of Lauderdale-By-The-Sea shall have power and authority to codify any duly adopted ordinance of the Town of Lauderdale-By-The-Sea and assign proper section numbers and headings to various parts of such ordinances, and thereafter such section shall be cited in referring to such ordinances.

Sec. 2.7. Review of charter provisions.

As often as the Town Commission may deem necessary, but in any event, not less frequently than every twelve (12) years, the terms and provisions of this Charter shall be reviewed.

ARTICLE III. ADMINISTRATION AND LEGISLATION

Sec. 3.1. Commission-manager form of government.

The form of government of the Town of Lauderdale-By-The-Sea, provided for under this Charter, shall be known as the "commission-manager" form of government.

Sec. 3.2. Creation of Town Commission.

There is hereby created a Town Commission consisting of five (5) Commissioners, each of whom shall be elected at-large in the manner provided in this Charter. The Mayor-Commissioner and each Town Commissioner shall take and hold office for the term(s) provided in this Town Charter.

Sec. 3.3. Qualifications of members.

Only qualified electors who have resided in the Town of Lauderdale-By-The-Sea for at least six (6) months immediately prior to qualifying for office and who shall have attained the age of eighteen (18) years of age on or before the date the candidate files and qualifies in accordance with this Charter as a candidate for office, shall be eligible to hold the office of Commissioner.

Each Commissioner and candidate for Commissioner shall be elected from the election district in which he or she is domiciled for at least six (6) months immediately prior to qualifying for such office by the greatest number of votes of all registered electors residing within the Town. Once elected, a Commissioner from an election district shall remain a domiciliary of the election district during his or her term of office. Any Commissioner who shall cease to possess the qualifications required herein shall forthwith forfeit his or her office, except a Commissioner holding office will not have his/her term cut short by the establishment of or subsequent change of district boundary lines.

Sec. 3.4. Standards of conduct; code of ethics.

In addition to the ethical standards of conduct established by general law for elected officials, appointed officials, and employees, the Town Commission may, by ordinance, establish ethical conduct standards for elected officials, appointed officials, and employees of the Town.

Sec. 3.5. Legislative powers.

The legislative powers of the Town shall be vested in and exercised by the Town Commission, consistent with the provisions of the Constitution of the United States of America, the Constitution and statutes of the State of Florida, this Charter, and the laws and ordinances of the Town of Lauderdale-By-The-Sea. Except as otherwise provided in Article IV or elsewhere in this Charter, or by the Constitution or statutes of the State of Florida, the Town Commission may by ordinance or resolution prescribe the manner in which any powers of the said Town shall be exercised.

Sec. 3.6. Non-interference in Town Administration.

The Town Commission or its members shall not give orders to any Town officer or employees who are subject to the direction and supervision of the Town Manager, either publicly or privately. Nothing in the foregoing is to be construed to prohibit individual members of the Town Commission from examining by question and personal observation all aspects of Town government operations so as to obtain independent information to assist the members in the formulation of policies to be considered by the Commission and assure the implementation of such policies as have been adopted. It is the express intent of this provision, however, that such inquiry shall not interfere directly with the regular municipal operations of the Town and that recommendations for change or improvements in Town government operations be made to and through the Town Manager.

ARTICLE IV. INITIATIVE AND REFERENDUM

Sec. 4.1. Power to initiate and reconsider ordinances.

(1) *Initiated ordinances.* The registered voters of the Town shall have power to propose ordinances to the Commission and, if the Commission fails to adopt an ordinance so proposed without any change in substance, to adopt or reject it by a referendum vote at a Town election.

(2) *Repeal and amendment of adopted ordinances.* The registered voters of the Town shall have power to require reconsideration by the Commission of any adopted ordinance and, if the Commission fails to repeal or amend as proposed in the initiative petition an ordinance so reconsidered, to amend or repeal it by a referendum vote at a Town election.

Sec. 4.2. Commencement of initiative.

(1) *Filing with Town Clerk.* A minimum of ten registered electors (voters) of the Town may commence initiative, repeal or amendment proceedings by filing with the Town Clerk an affidavit stating that they will constitute the petitioners' committee and be responsible for circulating the petition and filing it in proper form, stating their names and addresses, specifying the address to which all notices to the petitioners' committee are to be sent, and setting out in full the proposed initiated ordinance or citing the ordinance sought to be reconsidered. Promptly after the affidavit of a petitioners' committee is filed, the Town Clerk may, at the committee's request and at their expense, issue the appropriate petition blanks to the petitioners' committee.

(2) *Review by the Town Attorney.* Prior to circulation, a petition and the proposed ordinance, if any, shall be reviewed as to legal form by the Town Attorney. The Town Attorney's review of a petition package shall not extend to review of the substance of a proposed ordinance, or an ordinance proposed for repeal or amendment, but shall be strictly limited to a review as to legal form. No later than fourteen (14) calendar days from filing date of a petition with the Town Clerk, the Town Attorney shall, by hand delivery or registered mail, inform the petitioners' committee and Town Clerk either that the petition and ordinance, if any, are in proper legal form or, if not, then specifically what measures are required to render them in proper form. Upon request by the petitioners' committee, the Town Attorney will assist the committee to render documents in proper legal form for consideration by the Town Commission, but will not offer legal counsel or opinions to the petitioners' committee or its representative. Failure by the Town Attorney to inform the petitioners' committee and Town Clerk of his or her determination as to form within fourteen (14) calendar days after the petitioner files a petition and proposed ordinance, or petition for reconsideration of an ordinance, with the Town Clerk shall be deemed a determination that the document(s) is/are in proper legal form.

Sec. 4.3. Execution of petitions; requirements.

(1) *Number of signatures.* Initiative and referendum petitions must be signed by registered voters of the Town equal in number to at least ten (10) percent of the total number of those registered to vote in the Town at the last general municipal election.

(2) *Form and content.* All papers of a petition shall be assembled as one instrument of filing. Each signature shall be executed in ink and shall be followed by the printed name and address of the person signing. Petitions shall contain or have attached thereto throughout their circulation the full text of the ordinance proposed or required to be reconsidered.

(3) *Affidavit of circulator.* Each paper of a petition shall have attached to it when filed an affidavit by the circulator thereof stating that he or she personally circulated the paper, the number of signatures thereon, that all the signatures were affixed in his or her presence, that he or she believes them to be the genuine signatures of the persons whose names they purport to be and that each signer had an opportunity before signing to read the full text of the ordinance proposed or required to be reconsidered.

(4) *Filing deadline.* All initiative and referendum petitions must be filed with 60 days of the date on which proceedings with respect to such initiatives are commenced.

Sec. 4.4. Filing procedure.

(1) *Certificate of Clerk; amendment*. Within 20 days after an initiative petition is filed or within five days after a petition for repeal or amendment of an ordinance is filed, the Clerk shall complete a certificate as to its sufficiency (the "Certificate"). Grounds for insufficiency are only those specified in Sec. 4.3 of this Article. If insufficient, the Certificate shall specify the particulars of the deficiency. A copy of the Certificate shall be promptly sent to the petitioners' committee by hand delivery or registered mail. A petition certified insufficient for lack of the required number of valid signatures may be amended once if the petitioners' committee files a notice of intention to amend it with the Clerk within two business days after receiving the copy of the Certificate and files a supplementary petition upon additional papers within fourteen (14) calendar days after receiving the copy of the Certificate. Such supplementary petition shall comply with the requirements of Sec. 4.3 of this Article. Within five business days after a supplementary petition is filed, the Clerk shall complete a Certificate as to the sufficiency of the petition, as amended, and shall promptly send a copy of such Certificate to the petitioners' committee by registered mail or hand delivery as in the case of an original petition. If a petition or amended petition is certified sufficient, or if a petition or amended petition is certified insufficient and the petitioners' committee does not elect to amend or request Commission review under subsection (2) of this Section 4.4 within the time required, the Clerk shall promptly present the

Certificate to the Commission and such Certificate shall then be a final determination as to the sufficiency of the petition.

(2) *Commission review as to sufficiency.* If a petition has been certified insufficient and the petitioners' committee does not file notice of intention to amend it or if an amended petition has been certified insufficient, the committee may, within two business days after receiving the copy of such Certificate, file a request that it be reviewed by the Commission. The Commission shall then review the Certificate at its next meeting following the filing of such request and approve or disapprove it, and the Commission's determination shall then be a final determination as to the sufficiency of the petition.

Sec. 4.5. Action on petitions.

(1) *Action by Town Commission.* When an initiative petition or a petition for the repeal or amendment of an existing ordinance has been finally determined to be sufficient, the Town Commission shall promptly consider or reconsider the ordinance. Whether or not the Commission approves at first reading an initiated ordinance, or the repeal or amendment, as proposed, of a referred ordinance, the Commission shall proceed to a second reading at its next scheduled meeting, and shall otherwise comply with all requirements under Sec. 166.041 F. S. for public notice and public hearings prior to the adoption of an ordinance. If the Commission fails to adopt a proposed initiative ordinance without any change in substance within forty-five (45) calendar days, or fails to repeal or amend a referred ordinance in accordance with the initiative petition within thirty (30) calendar days, it shall submit the proposed or referred ordinance to the registered voters of the Town by referendum vote at an election. The referendum vote by registered Town voters shall constitute an "additional requirement for the enactment of ordinances" as specified in paragraph (6) of Section 166.041 F.S., in lieu of and as a greater, increased requirement than the affirmative majority vote of the governing body referred to in paragraph (4) of Sec. 166.041 F. S. If the Commission fails to act on a proposed initiative ordinance or a referred ordinance within the time period specified in this paragraph, the Commission shall be deemed to have failed to adopt the proposed initiative ordinance or failed to repeal or amend the referred ordinance on the last day that the Commission was authorized to act on such matter. In that event, the Commission shall nevertheless comply with the public notice and public hearing requirements of Sec. 166.04 F.S. relative to the ordinance in question.

(2) *Submission to voters.* The vote of the Town on a proposed referred ordinance shall be held not less than ninety (90) days nor more than one hundred twenty (120) days from the date of Commission acted or was deemed to have acted pursuant to paragraph (1) of this section. If no regular election is to be held within the period described in this paragraph, the Commission shall provide for a special election, except that the Commission may, in its discretion provide for a special election at an earlier date within the described period. Copies of the proposed or referred ordinance shall be made available at the polls.

(3) *Withdrawal of petitions.* An initiative or referendum petition may be withdrawn at any time prior to the fifteenth (15th) day preceding the day scheduled for a vote of the Town by filing with the Town Clerk a request for withdrawal signed by at least eight-tenths of the members of the petitioners' committee. Upon the filing of such request, the petition shall have no further force or effect and all proceedings thereon shall be terminated.

Sec. 4.6. Results of election.

(1) *Initiative.* If a majority of the registered voters voting on a proposed initiative ordinance vote in its favor, it shall be considered adopted upon certification of the election results. If conflicting ordinances are approved at the same election, the one receiving the greater or greatest number of affirmative votes shall prevail to the extent of such conflict.

(2) *Repeal and amendment of referred ordinances.* If a majority of the registered voters voting on a referred ordinance vote for repeal or for amendment, it shall be considered repealed or amended, as appropriate, upon certification of the election results.

Sec. 4.7. Ordinances affecting initiated ordinances; procedure for adoption.

An ordinance passed as a result of a vote of the registered voters of the Town, whether prior or subsequent to the effective date of this Article, may be repealed or amended only by a similar vote of the registered voters of the Town. The Town Commission may, by resolution, submit to the registered voters of the Town at any regular or special election for a referendum vote, a proposed ordinance to repeal or amend any such ordinance. Notice of the Town Commission's intention to submit such a proposed ordinance to the registered voters shall be published by the Town Commission no less than ninety (90) days nor more than one hundred twenty (120) days prior to such election, in the manner required for the publication of initiated ordinances. If an amendment is so proposed, such notice shall contain the proposed amendment in full. The Town Commission's submittal of such an ordinance shall be in the same manner, and the vote shall have the same effect as in cases of ordinances submitted to a vote of the registered voters of the Town by popular petition.

ARTICLE V. TOWN OFFICERS AND EMPLOYEES

Sec. 5.1. Vesting of administrative and executive powers.

The executive and administrative powers of the Town, not herein otherwise provided for, shall be vested in and exercised by the following officers:

(1) Mayor-Commissioner;

(2) Town Manager;

(3) Town Attorney;

The Town Manager and Town Attorney shall be appointed by the Town Commission. The Town Commission may by ordinance create, change and abolish offices, department or agencies other than the offices, departments or agencies established by this Charter.

Sec. 5.2. Functions and duties of Mayor-Commissioner.

The Mayor-Commissioner or, in his/her absence or disqualification, the Vice Mayor or Mayor Pro Tem shall perform the following functions:

(1) The Mayor-Commissioner shall preside at all meetings of the Town Commission and perform all duties consistent with his/her office, and shall have a voice and vote in the proceedings of the Town Commission, but no veto power. The Mayor-Commissioner shall vote last upon the roll call of Commissioners.

(2) The Mayor-Commissioner shall use the title of Mayor in any case in which the execution of legal instruments, writings, or other papers so require; but this shall not be considered as conferring upon the Mayor-Commissioner any of the administrative or judicial functions of a Mayor under the general laws of the state, except as herein provided.

(3) The Mayor-Commissioner shall be recognized as the official head of the Town by the courts for the purposes of serving civil processes; by the government in the exercise of military law; and by the public in general for all ceremonial purposes.

(4) The Mayor-Commissioner may govern the Town by proclamation, under the direction of the Town Commission, during times of grave public danger or emergency, and the Town Commission shall be judge of what constitutes such public danger or emergency.

(5) The Mayor-Commissioner shall exercise all the powers and duties of the Mayor-Commissioner as provided in the Charter, as well as all those powers and duties that may be conferred upon the Mayor-Commissioner by the Town Commission in pursuance of the provisions of this Charter.

Sec. 5.3. Town Manager—Appointment, qualifications and compensation.

The Town Commission shall appoint a Town Manager who shall be the administrative head of the municipal government under the direction and supervision of the Town Commission. The Town Manager shall hold office at the pleasure of the Town Commission. The Town Manager shall receive such compensation as determined by the Town Commission through the adoption of an appropriate resolution. The Town Manager shall be appointed by resolution approving an employment contract between the Town and the Town Manager. The Town Manager shall be appointed solely on the basis of education and experience in the accepted competencies and practices of local public management including, a graduate degree with a concentration in public administration, public affairs, public policy, or public finance and two (2) years' experience as an appointed city manager or county manager, or four (4) years' experience as an assistant or deputy city manager or assistant or deputy county manager. Alternatively, the Town Manager shall be appointed on the basis of education and experience in the accepted competencies and practices of local public management that is determined by the Town Commission to be commensurate to those listed in the prior sentence.

(Ord. No. 2013-13, § 2, 10-22-2013)

Sec. 5.4. Town Manager—Absence or disability; removal.

During the absence or disability of the Town Manager, the Town Commission may by resolution designate some properly qualified person to temporarily execute the functions of the Town Manager. The person thus designated shall have the same powers and duties as the Town Manager, and shall be known while so serving as "Acting Town Manager." The Town Manager or Acting Town Manager may be removed by the Town Commission at any time.

Sec. 5.5. Town Manager—Powers and duties.

The Town Manager shall be responsible to the Town Commission for the proper administration of all affairs of the Town coming under the Town Manager's jurisdiction, and the Town Manager's powers are and they shall be:

(1) To see that the laws and ordinances of the Town are enforced.

(2) To appoint or remove all subordinate officers and employees.

(3) To exercise, control and direct supervision over all departments and divisions of the municipal government under the classified service, except where otherwise provided.

(4) To see that all terms and conditions imposed in favor of the Town or its inhabitants in any public utility franchise are faithfully kept and performed; and upon knowledge of any violation thereof, to call the same to the attention of the Town Attorney, whose duty it is hereby made to take such legal steps as may be necessary to enforce the same.

(5) To attend all meetings of the Town Commission, with right to take part in the discussions, but without having a vote.

(6) To recommend to the Town Commission for adoption such measures as the Town Manager may deem necessary or expedient in the interest of the Town.

(7) To keep the Town Commission fully advised as to the financial conditions and needs of the Town and at the proper time to submit to the Town Commission for its consideration an annual budget.

(8) To advise and consult with all officers and official heads of the several departments of the Town relative to the affairs of such department, and to make recommendations to the Town Commission respecting such departments as the Town Manager may see fit.

(9) To perform such other duties as may be prescribed under this Charter, or may be required of the Town Manager by motion, direction, ordinance or resolution of the Town Commission.

(10) To prepare and submit to the Town Commission an annual financial audit of its accounts and records, completed no later than six (6) months after the end of its fiscal year by an independent certified public accountant retained by the Town Commission and paid from its public funds.

(11) To sign all checks, warrants, bonds and agreements issued by the Town of Lauderdale-By-The-Sea.

(12) To assist the Town Commission to develop long-term goals for the Town and strategies to implement these goals.

(13) To encourage and provide staff support for regional and intergovernmental cooperation.

(14) To promote partnerships among the Town Commission, staff, and citizens in developing public policy and building a sense of community.

ARTICLE VI. ELECTIONS

Sec. 6.1. Mayor-Commissioner and Commissioners; term of office; election; transition.

(1) Beginning with the regular election to be held on the second Tuesday in the month of March, 2008, and every two (2) years thereafter, a Mayor-Commissioner shall be elected for a term of two (2) years until his successor is elected and qualifies.

(2) Commencing with the regular election of the Town held in March, 2006, and continuing with successive elections at intervals of four years, candidates may qualify for the offices of Town Commissioner Seat 1 and Town Commissioner Seat 2, each elected at large. Town Commission Seat 1 and Town Commission Seat 2 shall replace the two Commission seats vacated by the expiration of the term of the two Commissioners in March, 2006. The candidate for Seat 1 shall reside in the north district of the Town. The candidate for Seat 2 shall reside in the south district of the Town. The candidates receiving the most votes for each seat shall be elected, and shall serve a term of four (4) years.

(3) Commencing with the regular election of the Town held in March, 2008, and continuing with successive elections at intervals of four years, candidates may qualify for the offices of Town Commission Seat 3 and Town Commissioner Seat 4. Town Commission Seat 3 and Town Commission Seat 4 shall replace the two Commission seats vacated by the expiration of the term of two Commissioners in March of 2008. The candidate for Seat 3 shall reside in the north district of the Town. The candidate for Seat 4 shall reside in the south district of the Town. The candidates receiving the most votes for each seat shall be elected, and shall serve a term of four years.

(4) All elections for the position of Town Commissioner or Mayor-Commissioner shall be held on the same date as the November election date of each even-numbered year, or as provided for by law. The terms of office of the Mayor who was elected in 2024 and of the Seat 1 and Seat 2 Town Commissioners who

were elected in the municipal general election of March 2022 shall expire when their successors are sworn in after the general election in November of 2026. The terms of office of the Seat 3 and Seat 4 Town Commissioners who were elected in the municipal general election of March 2024 shall expire when their successors are sworn in after the general election in November of 2028.

(5) The geographic boundary for the northern and southern districts shall be designated, prepared and identified no later than the first of September, 2004, and again in 2012 through a contract entered into by the Town with an accredited four (4) year college or university located within the state of Florida for the purpose of identifying and designating the northern and southern election districts within the Town. The Town Commission district boundaries shall be of equal population, compact, proportional, and logically related to the natural internal boundaries of the neighborhoods within the Town. The principal of nondiscrimination and one person/one vote shall be adhered to strictly.

(6) In the event no candidate qualifies for election for any designated Town Commission seat within the first ten (10) calendar days of the qualifying period, then any qualified person who resides anywhere in the Town may qualify for such seat. Thereafter, if no person qualifies for such seat, a vacancy shall be declared and filled in accordance with this Charter.

(7) The Town Commission shall adopt by Ordinance the creation and establishment of the boundaries of the initial northern and southern Town Commission seat districts no later than January 1, 2005. The Ordinance shall provide for the implementation of said election districts to be effective for the elections to be held in the Town commencing in March, 2006.

(Ord. No. 2024-05, § 2, 6-6-2024)

Sec. 6.2. Vice Mayor and acting Mayor Pro-Tem.

No later than the second regularly scheduled Town Commission meeting to occur following each regular election, one (1) member of the Town Commission may be designated, by resolution, as Vice Mayor to preside in the absence of the Mayor-Commissioner. In the event that the designated Mayor-Commissioner and the Vice Mayor are absent at any meeting of the Town Commission, any member of the Town Commission may be designated by the Town Commission to act as Mayor Pro-Tern for such meeting.

(Ord. No. 2013-13, § 2, 10-22-2013)

Sec. 6.3. Qualifications of members of Town Commission.

(1) To be eligible to hold the office of Mayor-Commissioner or Commissioner of the Town of Lauderdale-By-The-Sea, or to qualify for candidacy for Mayor-Commissioner or Commissioner, the individual shall be a bona fide resident and citizen of the Town of Lauderdale-By-The-Sea, shall have resided in the said town for the six (6) months immediately preceding the date of election, shall be a registered voter pursuant to Florida law, and shall be otherwise qualified as provided for in the Charter.

(2) No person may be a candidate for Commissioner, nor may be appointed to fill a vacancy as a Commissioner, if that person has served during both of the two preceding consecutive Commission terms for that seat as a Commissioner, or a Mayor-Commissioner or both, without a two year break in service.

(3) No person may be a candidate for Mayor-Commissioner, nor may be appointed to fill a vacancy as the Mayor-Commissioner, if that person has served during each of the three preceding consecutive Mayor-Commissioner terms as a Mayor-Commissioner.

(4) Service of one year or less of a term by a person who had not previously served as either a Commissioner or Mayor-Commissioner shall not be considered for purposes of term limits.

(5) Service for purposes of term limits shall be determined as of the time the person would take office.

(6) No person may be a candidate for Mayor-Commissioner or Town Commissioner, nor may be appointed to fill a vacancy as the Mayor-Commissioner or Town Commissioner, if that person has consecutively served fourteen (14) years in any combination of offices without a two year break in service.

Sec. 6.4. Qualifications of candidates; notice of candidacy; payment of fee.

Any individual who possesses the qualifications as provided in this Charter, may be a candidate for the office of Mayor-Commissioner or Commissioner by filing a verified notice of candidacy for Town Commission with the Town Clerk. Such notice shall be in the following form:

NOTICE OF CANDIDACY FOR
TOWN COMMISSIONER OR MAYOR-COMMISSIONER

I, _______ (Name of Candidate) _______, residing at _______ (Residence Address of Candidate) _______, Lauderdale-By-The-Sea, Broward County, Florida, do hereby give notice of my candidacy for the office of Town Commissioner/Mayor-Commissioner of the Town of Lauderdale-By-The-Sea, Florida, in the forthcoming election to be held in said Town on _______ (Date of Primary) _______. I do further state that I am a citizen of the United States of America, and a resident of the Town of Lauderdale-By-The-Sea; that I have resided in the Town of Lauderdale-By-The-Sea for the six (6) months immediately preceding the date of the election to be held; and that I have fully satisfied all conditions precedent to such candidacy, pursuant to the provisions of the laws of the State of Florida and the Town Charter.

____

(Candidate's Signature)

STATE OF FLORIDA

COUNTY OF BROWARD

Before me, the undersigned authority, this day personally appeared _______ (Name of Candidate) _______ who, upon being duly sworn, deposed and said: that he/she is the candidate referred to in the foregoing Notice; that he/she is familiar with the contents of said Notice, and that the facts and matters therein stated are true; and that he/she did sign said Notice for the purpose therein specified.

____

(Candidate)

Sworn to and subscribed before me, this the _______ day of _______, 20___.

____

Notary Public, State of Florida

My commission expires: _______

The individual who files the notice as prescribed, and who pays the qualifying fee as prescribed, if otherwise found to be qualified, shall be entitled to have his/her name printed upon the official ballot at such town election.

Sec. 6.5. Vacancies.

The office of a Commissioner, or the office of the Mayor-Commissioner, shall become vacant upon the person's death, resignation, removal from office in any manner authorized by law, or forfeiture of the office, such forfeiture to be declared by the remaining members of the Town Commission.

Sec. 6.6. Forfeiture of office.

A Commission member, or the Mayor-Commissioner, is subject to penalties including forfeiture of office if the person:

(1) Lacks, at any time during a term of office, any qualification for the office prescribed by this Charter or general law;

(2) Violates any standard of conduct or code of ethics established by law for public officials;

(3) Is convicted of a felony while in office;

(4) Fails to attend four (4) consecutive regular meetings of the Town Commission without being excused by the Town Commission by formal action entered upon the minutes; or

(5) Becomes incapable of performing the duties of the office for a period of more than three (3) months.

In all circumstances arising under this section, the Town Commission shall be the judge of its own membership.

(Ord. No. 2013-13, § 2, 10-22-2013)

Sec. 6.7. Forfeiture hearing and process.

A member of the Town Commission charged with conduct constituting grounds for forfeiture of his office shall be entitled to a public hearing on demand, and notice of such hearing shall be published in one or more newspapers of general circulation in the Town at least thirty days before the scheduled hearing. The Town Commission shall be the sole judge of the qualifications of its members and shall hear all questions relating to forfeiture of a Commissioner's or Mayor-Commissioner's office, including whether or not good cause for absence has been, or may be, established. The Commissioner in question shall have the burden of establishing good cause for absence; provided, however, that any Commissioner may at any time during any duly held meeting move to establish good cause for his or her absence or the absence of any other Commissioner, from any past, present, or future meeting(s), which motion, if carried, shall be conclusive. A Commissioner whose qualifications are in question, or who is otherwise subject to forfeiture of his/her office, shall not vote on any such matters. Any final determination by the Town Commission that a Commissioner or the Mayor-Commissioner has forfeited his or her office shall be made by resolution approved by a unanimous vote of the remaining members of the Town Commission. All votes and other acts of the Commissioner in question prior to the effective date of such resolution shall be valid regardless of the grounds of forfeiture.

Sec. 6.8. Filling of vacancies.

A vacancy on the Town Commission, including the office of Mayor-Commissioner, shall be filled in the following manner:

(1) If there are less than one hundred eighty (180) days remaining in the unexpired term, or if there are less than one hundred eighty (180) days before the next federal, state, county or Town election, the remaining Commissioners, including the Mayor-Commissioner, shall, by majority vote, appoint a successor within thirty (30) days of the occurrence of the vacancy from among all qualified applicants. The person or persons so appointed must possess all of the required qualifications to be a member of the Town Commission. The Commissioner or Mayor-Commissioner appointed by the Town Commission to fill the vacancy as specified herein shall serve only until the next federal, state, county, or Town election. Further, the Commissioner or Mayor-Commissioner elected at such election shall serve only the unexpired term of the Commissioner or Mayor-Commissioner whose position became vacant.

(2) If there are more than one hundred eighty (180) days remaining on an unexpired term, or if there are more than one hundred eighty (180) days before the next federal, state, county, or Town election, the Town Commission shall schedule a special election to be held no sooner than ninety (90) days nor more than one hundred twenty (120) days following the occurrence of the vacancy. The Commissioner or Mayor-Commissioner elected to fill the vacancy at any special election shall serve only the unexpired term of the Commissioner of Mayor-Commissioner whose position became vacant.

(3) In the event of the death, resignation, or removal of the Mayor-Commissioner, the Vice Mayor shall forthwith commence to serve as interim Mayor-Commissioner until the position of Mayor-Commissioner is filled by election or appointment. When the Vice Mayor becomes interim Mayor-Commissioner, the Town Commission, by majority vote shall appoint one of the remaining Commissioners to become interim Vice Mayor. The Commissioner serving as Mayor-Commissioner, or the Vice Mayor, shall serve as Commission-Mayor, or Vice Mayor, until the newly elected or appointed Commissioner-Mayor, or Vice Mayor, is sworn into office. The interim Mayor-Commissioner, and interim Vice Mayor shall then return to the positions of Vice Mayor and Commissioner which he/she previously held to serve the remainder of his or her unexpired term.

(4) In the event of the death, resignation, or removal of the Vice Mayor, the Town Commission shall, by majority vote, elect one of the Commissioners to serve as Vice Mayor.

Sec. 6.9. Extraordinary vacancies.

In the event that all members of the Town Commission are removed by death, disability, or forfeiture of office, the Governor of the State of Florida shall appoint an interim Town Commission that shall call a special election as provided above to fill the vacancies.

Sec. 6.10. Vacancy in candidacy for Mayor-Commissioner or Commissioner.

(a) *Withdrawal.* A candidate for Mayor-Commissioner or Commissioner may withdraw at any time prior to the election by filing a sworn, executed statement of withdrawal with the Town Clerk.

(b) *Effect of death, withdrawal or removal where candidate remains on the ballot.*

(1) *No supplemental qualifying period.* If the death, withdrawal or removal from the ballot of a qualified candidate or candidates for office following the end of the qualifying period leaves less than two candidates for that office, the remaining candidate shall be declared elected and no election shall be held for that office.

(2) *Changes in ballot.* The name of any qualified candidate who has withdrawn, died or been removed from the ballot shall not be printed on the ballot. If the ballot cannot be changed, any votes for that candidate shall be null and void.

(c) *Effect of death, withdrawal or removal where no candidate remains on the ballot.* Should a vacancy in candidacy leave no candidate remaining for an office after the conclusion of the qualifying period, the resulting vacancy shall be handled as provided in Section 6.8 of the Charter.

(Ord. No. 2013-13, § 2, 10-22-2013)

ARTICLE VII. PLANNING AND ZONING

Sec. 7.1. Maximum height for buildings established; referendum vote required for increases in zoned residential-district height limits.

(1) No building within the jurisdictional boundaries of the Town, as they existed on March 20, 2006, shall have more than four (4) stories above grade, and the maximum height of buildings within the Town that have four (4) stories above grade shall be forty-four (44) feet above grade, as defined in the Florida Building Code, or above a horizontal plane eighteen inches above the crown of the roadway at the highest point adjoining the property on which the building is located, whichever of those two levels is higher. The maximum height for all other buildings within the Town shall be thirty-three (33) feet

(a) Above grade, as defined in the Florida Building Code, or

(b) Above a horizontal plane eighteen inches above the crown if the roadway at the highest point adjoining the property on which the building is located, or

(c) Above the minimum elevation for a habitable, finished floor permitted under applicable federal or Florida state regulations,

Whichever of those three levels is highest. Height shall be measured from the applicable base level specified above to the highest point on a flat roof, or to the median elevation between the peak of a sloped roof and the lowest edge of the sloped roof. In accordance with the Florida Building Code, bulkheads and penthouses used solely to enclose stairways, tanks, elevator machinery or shafts or ventilation or air conditioning apparatus shall not be included in determining building height; all other roofs structures, including parapet walls, shall not exceed four feet in height above the maximum allowed building height.

(2) In any building within the Town that has more than three (3) stories above grade, the first story shall be at grade level and shall be used for parking, either with or without toll collection booths. The first story may also be used for storage, refuse, security, registration, maintenance, and/or access, either with or without a lobby, provided that at least one-half (½) of the square footage of the first story is used for parking. Only within districts of the Town zoned for business ("B") use, the first story of buildings having more than three (3) stories above grade may also be devoted to non-residential commercial uses, provided that dedicated parking required by Town ordinance or code for the proposed buildings is provided off-street at a location on or adjacent to the property on which the buildings are situate, and designed so as to enable the parked vehicles to egress the parking space without having to back out into traffic. In any building within the Town that has more than three (3) stories above grade, the first story shall be restricted to the above enumerated uses, and may be used for no other purpose whatsoever. For the purposes of this provision of the Charter, a story is at grade level if its floor is at or below grade and its ceiling is above grade; a story that is at grade level is also above grade. Nothing in this paragraph shall be construed so as to prohibit any building within the Town that has more than three (3) stories above grade from also having one (1) or more subterranean stories below grade, provided, however, that in any building within the Town that has more than three (3) stories above grade, all subterranean stories shall be subject to the same restrictions on use as are established in this paragraph for the first story.

(3) Buildings which exceed thirty three (33) feet above grade, and which exceed thirty three (33) feet above the horizontal plane eighteen inches above the crown of the roadway at the highest point adjoining the property on which the building is located, but which are nevertheless allowed under subparagraph (1)(c) of this Section, and which do not include a non-habitable first floor with ample parking as required by Town ordinance or code, in accordance with the number and type of units in those buildings, must have dedicated off-street parking at a location on or adjacent to the property on which the buildings are situate. Parking for buildings in this category must be designed so as to enable the parked vehicles to egress the parking space without having to back out into traffic.

(4) All existing buildings within the Town that were legally in compliance with existing height and use restrictions on March 20, 2006, or were grandfathered on that date, but that either exceed the maximum building height limit established in paragraph (1), above, of this section of the Charter, or that fail to comply, where applicable, with the restrictions on use established in paragraph (2), above, of this section of the Charter, (hereinafter referred to as "Non-conforming Buildings") shall be considered legal, but non-conforming.

(5) Notwithstanding the maximum building height limit established in paragraph (1), above, of this section of the Charter, an existing non-conforming building may be replaced by a new nonconforming building when, and only when:

(a) The existing non-conforming building has:

(i) Been destroyed by fire, natural disaster, or other act of God; and

(ii) The property owner has submitted and received Town approval of a site plan depicting the replacement building; and

(iii) Construction of the replacement building is commenced within twelve (12) months of the date of destruction; or

(b) The existing non-conforming building is:

(i) Demolished as part of a Town approved redevelopment of the property; and

(ii) Prior to demolition, the property owner has submitted and received Town approval of a site plan depicting the replacement building; and

(iii) Construction of the replacement building is commenced within six (6) months of the date of site plan approval.

(c) The Town Commission may grant one (1) or more six (6) month extensions to the time periods for commencement of construction established in paragraphs (5)(a)(iii) and (5)(b)(iii), above, provided a written request for extension is filed with the Town Clerk prior to (in the case of a first request for extension) the expiration of the initial applicable time period for commencement of construction or prior to (in the case of a subsequent request for extension) the expiration of the most recent extension of the applicable time period for commencement of construction.

(d) All new non-conforming buildings constructed pursuant to the provisions of either paragraph (5)(a) or (5)(b), above, shall comply, where applicable, with the restrictions on use established in paragraph (2), above, and the provisions for parking availability established in paragraph (3), above, of this section of the Charter.

(e) The maximum allowable height of any new non-conforming building constructed pursuant to the provisions of either paragraph (5)(a) or (5)(b), above, shall not exceed the original height of the non-conforming building which it replaces, plus any additional height which (because of the requirements of state or federal law, or because of the restrictions on use established in paragraph (2), above, of this section of the charter) may be necessary to obtain the same number of habitable stories as was contained in the original non-conforming building. Nothing in this section of the Charter shall be construed to prevent a new non-conforming building from being constructed to a lesser height or from containing fewer habitable stories than that of the original non-conforming building which it replaces. For the purposes of this provision of the Charter, the term "habitable story" means any story or part thereof that is used as a home or place of abode, either permanent or temporary, by one (1) or more persons.

(f) The maximum allowable square footage of any new nonconforming building constructed pursuant to the provisions of either paragraph (5)(a) or (5)(b), above, shall not exceed the original square footage of the non-conforming building which it replaces, plus any additional square footage which (because of the requirements of state or federal law, or because of the restrictions on use established in paragraph (2), above, of this section of the Charter) may be necessary to obtain the same number of habitable square feet as was contained in the original non-conforming building. Nothing in this section of the Charter shall be construed to prevent a new nonconforming building from being constructed either with less total square footage or with less habitable square footage than that of the original non-conforming building which it replaces. For the purposes of this section of the Charter, the term "habitable square footage" means the square footage of that portion of a building that is used as a home or place of abode, either permanent or temporary, by one (1) or more persons.

(6) The maximum building height limits, the restrictions on use and the maximum allowable square footage, and the provisions governing parking established in paragraphs (1), (2), (3) and (5), above, of this section of the Charter, shall be applicable to all real property located within the boundaries of the Town as the boundaries exist on March 20, 2006.

(7) Every resident of the Town shall have the standing to enforce the maximum building height limits and the maximum allowable square footage established in paragraphs (1), (2) and (5), above, of this section of the Charter, by means of a suit in equity seeking either mandamus; prohibition; or any combination thereof, but nothing in this provision of the Charter shall he construed to either create a cause of action at law for money damages, or to authorize a court of equity to award money damages as an incident to equitable relief, or to authorize an award of attorney's fees to the prevailing party or to any other party.

(8) The maximum building height limit established in paragraph (1), above, of this section of the Charter, supersedes any existing zoning ordinance or land development regulation to the extent that said zoning ordinance or land development regulation establishes anywhere within the Town a maximum building height limit greater than that established in paragraph (1), above, of this section of the Charter, but nothing in this section of the Charter shall be construed to supersede, modify or repeal any existing zoning ordinance or land development regulation that establishes anywhere within the Town a maximum building height limit lower than that established in paragraph (1), above, of this section of the Charter.

(9) The Town Commission may not increase, by ordinance or by variance, the maximum building height limits established in paragraphs (1) and (5), above, of this section of the Charter, nor may the Town Commission modify, amend or repeal, by ordinance or by variance, the restrictions on use established in paragraph (2), above, or the provisions for parking availability established in paragraphs (2), (3) or (5), above, of this section of the Charter, nor may the Town Commission increase, by ordinance or by variance, the maximum allowable square footage established in paragraph (5), above, of this section of the Charter. The maximum height limits established for residential zoning districts including, but not limited to, R-5, RS-4, RS-5, RD-10, RM-15, RM-16, RM-25 and PUD in the Town's land development code as of March 20, 2006, may be increased, or such districts re-zoned for any other use whatsoever, only by a referendum vote of the registered voters of the Town in the manner established in Article IV, Section 4.7 [50] of this Charter for the repeal or amendment of initiated ordinances. The Town may not create new categories of zoning without approval of such categories by a similar referendum vote; and all provisions of such new categories of zoning must be submitted to the voters for approval.

(10) The maximum building height limits established in paragraphs (1) and (5), above, of this section of the Charter, may be increased only by an amendment to or by repeal of this section of the Charter. The restrictions on use established in paragraph (2), above, and the provisions governing parking availability established in paragraphs (2), (3) and (5), above, of this section of the Charter, may be modified, amended or repealed only by an amendment to or by repeal of this section of the Charter. The maximum allowable square footage established in paragraph (5), above, of this provision of the Charter, may be increased only by an amendment to, or by repeal of this section of the Charter. Except as expressly provided below, this section of the Charter may be amended or repealed only by means of a majority vote of the registered voters of the Town at a referendum election held either on the same day as a regularly scheduled November general election or on the same day as a regularly scheduled municipal general election. The amendment or

repeal of this section of the Charter at a special election held on a day other than a regularly scheduled November general election or on a day other than a regularly scheduled municipal general election is expressly prohibited, except that a special election or special election by mail may be held to correct, to the minimum practicable extent, a provision adjudged by a court of competent jurisdiction to violate the State or Federal Constitution or any valid state or federal law, but only after such adjudication is affirmed on appeal. Amendments approved at a special election may include no elements not directly related to such court adjudication.

(11) These provisions of the Charter shall be effective immediately upon adoption by a majority of the registered voters of the Town voting in a referendum to amend the Charter so as to include these provisions. Upon adoption, the maximum building height limits, the restrictions on use, the maximum allowable square footage and the provisions governing parking availability established in paragraphs (1), (2, (3) and (5), above, of this section of the Charter, shall immediately apply to all real property located within the boundaries of the entire Town. Upon adoption of these provisions, and pending amendment of any portion or portions of the Town's Code of Ordinances inconsistent with this section of the Charter, the more stringent provisions of this section shall apply.

(Ord. No. 2024-05, § 2, 6-6-2024)

Sec. 7.2. Restrictions on the vacating, abandonment, lease, sale, transfer of possession or transfer of ownership of the El Prado Property.

(1) As used in this section of the Charter, the term "the El Prado Property" shall refer to the following described real property situate, lying and being in the Town of Lauderdale-By-The-Sea, Florida:

The real property bounded on the west by the eastern boundary line of the Ocean Drive (also known as State Road A1A right-of-way, bounded on the east by the western boundary line of the El Mar Drive right-of-way, bounded on the north by the south boundary line of Lots 1, 2, 3, 4 and 5 of Block 11, and bounded on the south by the north boundary line of Lots 11, 12, 13, 14 and 15 of Block 12, all said Lots, Blocks and rights-of-way as set forth in the Plat of the Lauderdale-By-The-Sea Subdivision as recorded in Plat Book 6, at Page 2 of the Public Records of Broward County, Florida;

and

The real property bounded on the west by the eastern boundary line of the El Mar Drive right-of-way, bounded on the east by the western shore of the Atlantic Ocean, bounded on the north by the southern boundary line of Lot 1, Block 8, and bounded on the south by the north boundary line of Lot 13, Block 7, all said Lots, Blocks and rights-of-way as set forth in the Plat of the Lauderdale By-The-Sea Subdivision as recorded in Plat Book 6, at Page 2 of the Public Records of Broward County, Florida.

(2) The Town may not vacate, abandon, lease, sell, transfer possession or transfer ownership of the El Prado Property without first obtaining a majority vote of the Town's electors at a referendum election held for the specific purpose of authorizing said vacating, abandonment, lease, sale, transfer of possession or transfer of ownership of the El Prado Property.

(3) Any referendum election called for the purpose of authorizing the vacating, abandonment, lease, sale, transfer of possession or transfer of ownership of the El Prado Property shall be held either on the same day as a regularly scheduled November general election or on the same day as a regularly scheduled municipal election. The holding of a referendum election called for the purpose of authorizing said vacating, abandonment, lease, sale, transfer of possession or transfer of ownership of the El Prado Property on a day other than a regularly scheduled November general election or on a day other than a regularly scheduled municipal election is expressly prohibited.

(4) Every resident of the Town shall have standing to enforce the restrictions on the vacating, abandonment, lease, sale, transfer of possession or transfer of ownership of the El Prado Property established in paragraphs (2) and (3), above, of this provision of the Charter, by means of a suit in equity seeking either mandamus, prohibition, or injunction, or any combination thereof, but nothing in this provision of the Charter shall be construed to either create a cause of action at law for money damages, or to authorize a court of equity to award money damages as an incident to equitable relief, or to authorize an award of attorney's fees to the prevailing party or to any other party.

(Ord. No. 2024-05, § 2, 6-6-2024)

Sec. 7.3. Advisory boards; how constituted.

The Town Commission may at any time by resolution appoint advisory boards, composed of residents of the Town of Lauderdale-By-The-Sea, qualified to act in an advisory capacity to the Town Commission, the Town Manager, or to any department of the Town. The members of such boards shall serve without compensation at the pleasure of the Commission, and their duties shall be to consult and advise with such municipal officers and make written recommendations which shall become part of the records of the Town.