



**City Council Meeting**  
**City of Belleair Beach, Florida**

**Monday, June 5, 2023**  
**Community Center, 6:00 PM**

**PUBLIC MEETING NOTICE**  
**AGENDA**

Call to Order  
Prayer of Invocation by Councilmember Lloyd Roberts  
Pledge of Allegiance  
Roll Call

1. Approval of Agenda.
2. Citizens Comments. (Each speaker will be recognized once and will be limited to a (3) three-minute presentation on any subject that is not on the Agenda)
3. Presentation: Pinellas County Sheriff's Office.
  - Law Enforcement monthly report
  - Code Enforcement monthly report
4. Presentation: Pinellas Suncoast Fire & Rescue District.
5. City Attorney Report.
6. City Manager Report.
7. City Clerk Report.

**Consent Agenda**

8. Approval of May 1, 2023, City Council Meeting Minutes.
9. Consideration of Accepting the Annual Comprehensive Financial Report (ACFR) for the Fiscal Year Ending September 30, 2022, as recommended by the Audit Committee on May 3, 2023. (City Manager Riefler)

**Regular Agenda**

10. Consideration of Ordinance 23-03, An Ordinance Of The City Council Of The City Of Belleair Beach, Florida, Amending The City Of Belleair Beach Comprehensive Plan, Pursuant To The Evaluation And Appraisal Process Of Section 163.3191, Florida Statutes, And The Amendment Process Of Section 163.3184, Florida Statutes, Adopting New Goals, Objectives, And Policies, And Maps As Presented Herein Below; Providing For A Copy To Be Kept On File; Providing For Severability; Providing For The Repeal Of All Ordinances In Conflict Herewith; And Providing For An Effective Date. (First Reading by Title only – City Attorney Mora)(Presentation by Linda Fisher, Forward Pinellas Principal Planner)
  - Amending the City Comprehensive Plan
11. Consideration of Resolution 2023-03, A Resolution Of The City Council Of The City Of Belleair Beach, Florida, Authorizing The City To Switch Financial Institutions, Authorizing Signatures Which Are To Appear For All City Check And Draft Writing, And Instructing Any Financial Institution To Accept Any Certified Copy Of This Resolution As Evidence Of Legal Authority Over City Financial Accounts; Resolving Conflicts Herewith And Establishing An Effective Date. (City Manager Riefler)
12. Consideration of Appointment to the Planning and Zoning Board.
  - Applicant Kim Shaw Elliott
13. Consideration to Approve the Adopt A Park Program Agreement of the City of Belleair Beach, in Association with the Belleair Beach Community Foundation, for Beautification Programs. (City Manager Riefler)
  - Programs to enhance City of Belleair Beach parks
14. Unfinished Business.
15. City Council Comments.

**Adjournment**

Any person who decides to appeal any decision of the City Council with respect to any matter considered at this meeting will need a record of the proceedings and for such purposes may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is based. The law does not require the City Clerk to transcribe verbatim minutes, therefore, the applicant must make the necessary arrangements with a private reporter or private reporting firm and bear the resulting expense. Any person with a disability requiring reasonable accommodation in order to participate in this meeting should call 727-595-4646 or fax a written request to 727-593-1409.

Patricia A. Gentry, City Clerk

**Upcoming Meetings and Events**

as of June 1, 2023

**[PSFRD Hurricane & Water Safety Expo Flyer](#)**

June 8, 2023

1:00pm to 6:00pm

Belleair Beach Community Center

**Planning and Zoning Board Meeting**

Wednesday, June 14, 2023

1:00pm

**Park and Recreation Board Meeting**

Thursday, **July** 13, 2023

2:00pm



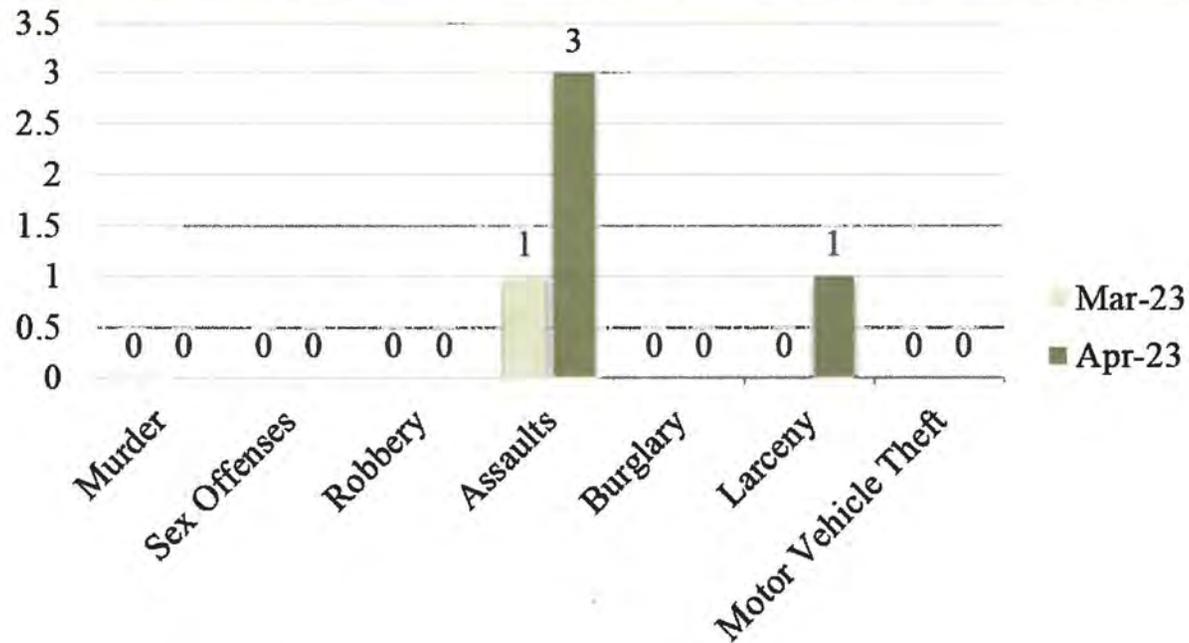
STRATEGIC PLANNING DIVISION

BELLEAIR BEACH MONTHLY ANALYSIS

Select UCR Property & Person Crimes

April 2023

Select UCR Property & Person Crimes	March 2023	April 2023	April 2022 YTD	April 2023 YTD
Murder	0	0	0	0
Sex Offenses	0	0	1	0
Robbery	0	0	0	0
Assaults	1	3	4	6
Burglary	0	0	1	0
Larceny	0	1	7	1
Motor Vehicle Theft	0	0	0	0
<b>GRAND TOTAL</b>	<b>1</b>	<b>4</b>	<b>13</b>	<b>7</b>



## Arrests

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### April 2023

There was a total of 5 people arrested in the City of Belleair Beach during the month of April resulting in the following charges:

ARREST TYPE & DESCRIPTION	TOTAL
<b>Misdemeanor</b>	<b>4</b>
Battery-Domestic Related	2
Possession Of New/Legend Drug Without Prescription	1
Violation Of Injunction Protect Domestic	1
<b>Traffic Misdemeanor</b>	<b>3</b>
Driver's License Susp/Revoked	2
Driver's License Suspended/Revoked-2nd Conviction	1
<b>Grand Total</b>	<b>7</b>

\*Information provided reflects the number of arrests (persons arrested) as well as the total charges associated with those arrests.

## Deputy Activity

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There was a total of **716** events in the City of Belleair Beach during the month of April resulting in **799** units responding.

The table below reflects the top twenty-five events to include both self-initiated and dispatched calls in the City of Belleair Beach for the month of April. \*CAD data is filtered by problem type.

### April 2023

DEPUTY ACTIVITY	TOTAL
Directed Patrol	254
Traffic Stop	113
House Check	94
Contact	41
Traffic Control	32
Area Check	32
Vehicle Abandoned/Illegally Parked	32
Ordinance Violation	26
Assist Citizen	10
Information/Other	10
911 Hang-up Or Open Line	9
Suspicious Person	7
Suspicious Vehicle	7
Animal Call	5
Transport Prisoner	5
Supplement	5
Assist Motorist	4
Community Contact	3
Alarm	3
Open Door/Window	3
Traffic Violation	2
Trespass	2
Civil Matter	2
Domestic-In Progress	2
Ambulance/Fire Department Call	1

## Crash & Citation Analysis

There was **NO** crashes in the City of Belleair Beach during April 2023. \*Crash data is filtered by disposition type and may include "accident and hit and run" problem types.

There were a total of **140** citations and warnings issued in the City of Belleair Beach during April 2023.

TRAFFIC CITATION LOCATIONS	TOTAL
0 Belleair Beach Causeway	2
1st St & Harbor Drive	2
Gulf Blvd & 6th St	1
Gulf Blvd & 20th St	1
Gulf Blvd & 21st St	1
2650 Gulf Blvd	1
Harbor Drive & 1st St	1
Bayshore Drive & 22nd St	1
Gulf Blvd & 16th St	1

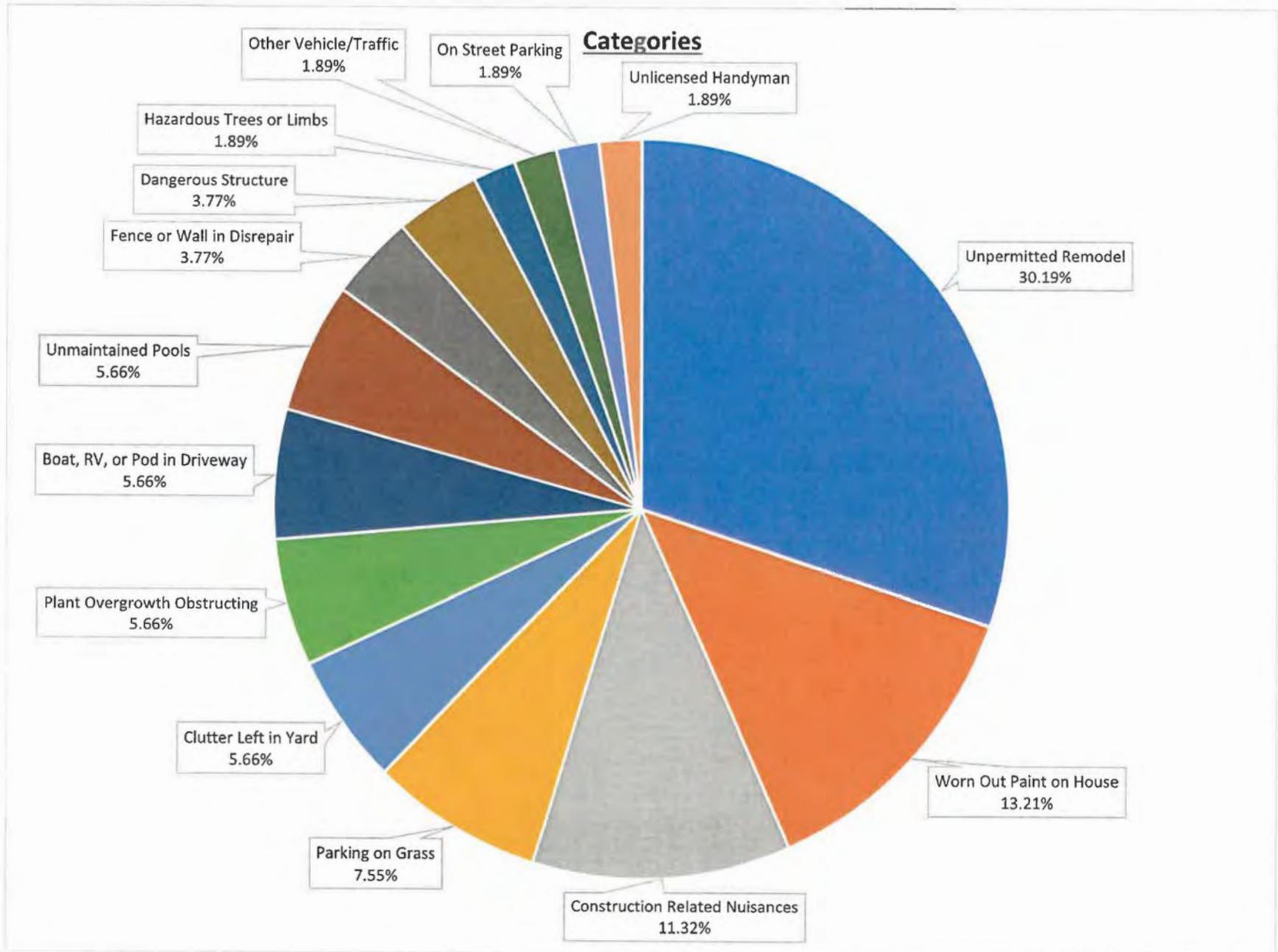




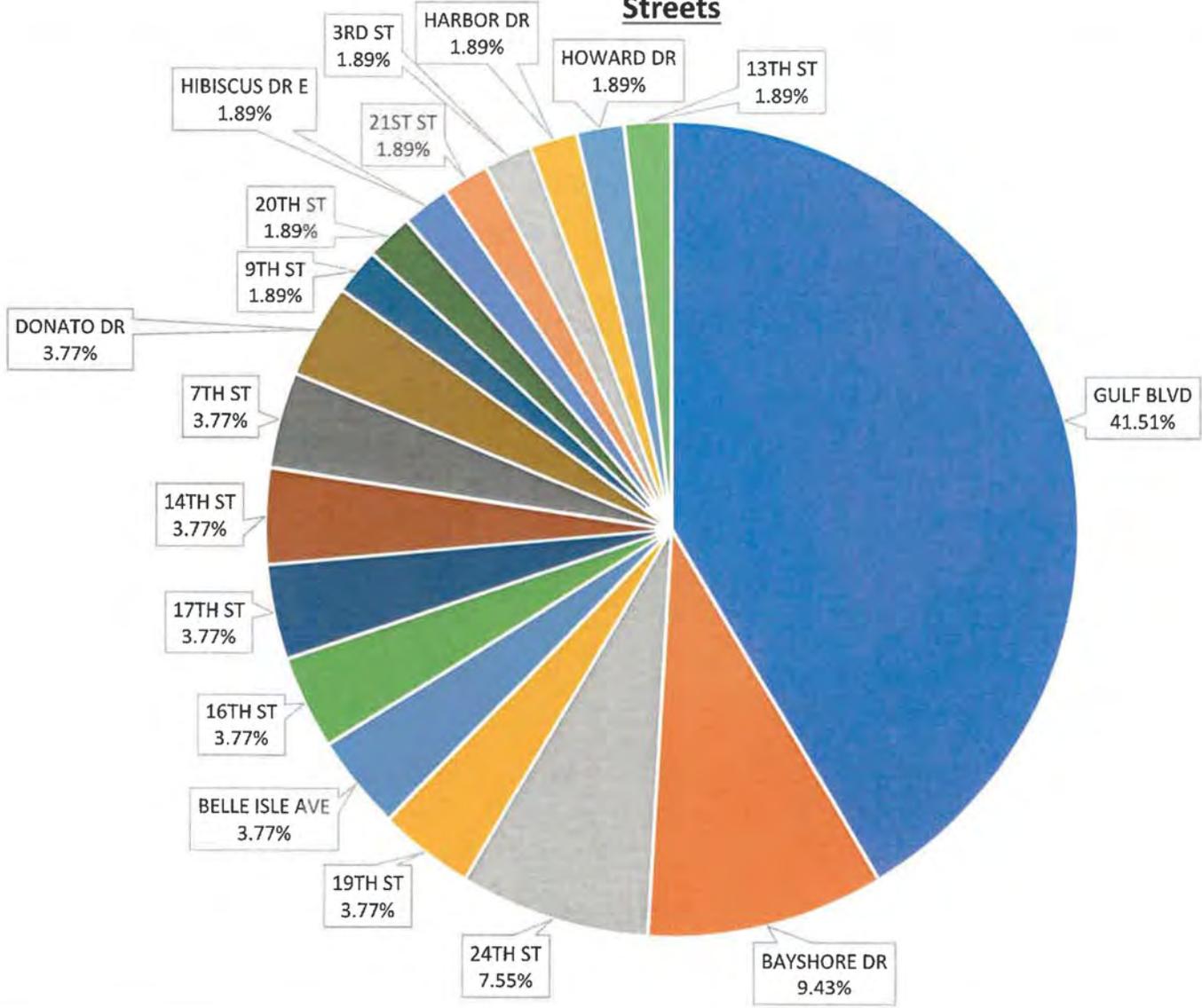
# MONTHLY CODE ENFORCEMENT REPORT

Category	Start DATE	Closed DATE	DAYS OPEN	#	Street Name	SOURCE	COMMENTS
Unmaintained Pools	4/4/2023	5/8/2023	34	105	24TH ST	On View	Letter Sent
Fence or Wall in Disrepair	4/26/2023	5/1/2023	5	2940	GULF BLVD	On View	Letter Sent
Parking on Grass	4/26/2023	4/30/2023	4	110	14TH ST	On View	5 Day Notice
Construction Related Nuisances	3/9/2023	5/29/2023	81	103	21ST ST	On View	Corrected/Case Closed
Worn Out Paint on House	2/4/2023	4/27/2023	82	2301	GULF BLVD	On View	Corrected/Case Closed
Parking on Grass	4/24/2023	5/1/2023	7	106	7TH ST	On View	2nd Notice Sent
Parking on Grass	4/26/2023	4/30/2023	4	110	14TH ST	On View	Corrected/Case Closed
On Street Parking	4/30/2023	4/30/2023	0	2201	DONATO DR	On View	3 Citations Issued
Other Vehicle/Traffic	4/30/2023	4/30/2023	0	2650	GULF BLVD	On View	Traffic Arrest
Parking on Grass	4/24/2023	5/1/2023	7	106	7TH ST	On View	Corrected/Case Closed
Clutter Left in Yard	4/27/2023	5/1/2023	4	113	17TH ST	On View	Corrected/Case Closed
Dangerous Structure	3/13/2023	OPEN	84	2244	DONATO DR	On View	Dock repair pending
Fence or Wall in Disrepair	4/26/2023	5/1/2023	5	2940	GULF BLVD	On View	Corrected/Case Closed
Construction Related Nuisances	5/1/2023	5/1/2023	0	108	24TH ST	Dispatched	Ref Sewer project issue
Worn Out Paint on House	2/19/2023	5/8/2023	78	1105	GULF BLVD	On View	Pending
Unpermitted Remodel	5/4/2023	5/8/2023	4	3400	GULF BLVD	On View	No Permit
Unpermitted Remodel	5/4/2023	5/17/2023	13	2960	GULF BLVD	On View	No Permit
Unpermitted Remodel	5/4/2023	5/17/2023	13	2940	GULF BLVD	On View	No Permit
Unpermitted Remodel	5/4/2023	5/17/2023	13	3000	GULF BLVD	On View	No Permit
Worn Out Paint on House	3/30/2023	5/11/2023	42	2940	GULF BLVD	On View	2nd Notice Sent
Worn Out Paint on House	2/19/2023	5/8/2023	78	1105	GULF BLVD	On View	Corrected/Case Closed
Plant Overgrowth Obstructing	5/8/2023	OPEN	28	1201	GULF BLVD	On View	5 Day Notice
Unpermitted Remodel	5/4/2023	OPEN	32	113	17TH ST	On View	Stop Work Order
Plant Overgrowth Obstructing	5/8/2023	5/29/2023	21	2400	BAYSHORE DR	On View	5 Day Notice
Unpermitted Remodel	5/4/2023	5/8/2023	4	3400	GULF BLVD	On View	Valid Permit / Case Closed
Unmaintained Pools	4/4/2023	5/8/2023	34	105	24TH ST	On View	Corrected/Case Closed
Unpermitted Remodel	5/8/2023	5/17/2023	9	3005	GULF BLVD	On View	PCBD/PCCLB
Unpermitted Remodel	5/9/2023	5/9/2023	0	322	BELLE ISLE AVE	On View	PERMIT Check /PCCLB
Unlicensed Handyman	5/9/2023	5/9/2023	0	305	HARBOR DR	On View	PERMIT Check /PCCLB
Hazardous Trees or Limbs	5/11/2023	OPEN	25	101	GULF BLVD	On View	5 Day Notice
Unpermitted Remodel	4/18/2023	5/11/2023	23	104	3RD ST	On View	Corrected/Case Closed
Worn Out Paint on House	5/11/2023	OPEN	25	102	13TH ST	On View	Case Pending
Boat, RV, or Pod in Driveway	5/7/2023	5/16/2023	9	2507	BAYSHORE DR	On View	Notice Posted
Worn Out Paint on House	3/30/2023	5/11/2023	42	2940	GULF BLVD	On View	Corrected/Case Closed
Construction Related Nuisances	12/22/2022	5/15/2023	144	235	HOWARD DR	On View	Abatement/Case Closed

Category	Start DATE	Closed DATE	DAYS OPEN	#	Street Name	SOURCE	COMMENTS
Clutter Left in Yard	5/15/2023	5/29/2023	14	112	16TH ST	On View	5 Day Notice
Unpermitted Remodel	5/16/2023	5/29/2023	13	111	19TH ST	On View	Closed
Boat, RV, or Pod in Driveway	5/7/2023	5/16/2023	9	2507	BAYSHORE DR	On View	Corrected/Case Closed
Unpermitted Remodel	5/8/2023	5/17/2023	9	3005	GULF BLVD	On View	AOA PCCLB
Unpermitted Remodel	5/16/2023	5/29/2023	13	111	19TH ST	On View	AOA PCCLB
Unpermitted Remodel	5/4/2023	5/17/2023	13	2940	GULF BLVD	On View	AOA PCCLB
Unpermitted Remodel	5/4/2023	5/17/2023	13	2960	GULF BLVD	On View	AOA PCCLB
Unpermitted Remodel	5/4/2023	5/17/2023	13	3000	GULF BLVD	On View	AOA PCCLB
Unpermitted Remodel	5/29/2023	OPEN	7	921	GULF BLVD	On View	Stop Work Order
Worn Out Paint on House	3/9/2023	5/29/2023	81	106	20TH ST	On View	Corrected/Case Closed
Plant Overgrowth Obstructing	5/8/2023	5/29/2023	21	2400	BAYSHORE DR	On View	Corrected/Case Closed
Construction Related Nuisances	5/29/2023	5/29/2023	0	2505	BAYSHORE DR	On View	No Work on Holiday
Clutter Left in Yard	5/15/2023	5/29/2023	14	112	16TH ST	On View	Corrected/Case Closed
Unmaintained Pools	5/26/2023	OPEN	10	105	24TH ST	On View	Notice Posted
Boat, RV, or Pod in Driveway	5/31/2023	OPEN	5	318	BELLE ISLE AVE	On View	5 Day Notice
Dangerous Structure	3/13/2023	OPEN	84	3201	HIBISCUS DR E	On View	Dock repair pending
Construction Related Nuisances	3/13/2023	5/31/2023	79	2721	GULF BLVD	On View	Notice Posted
Construction Related Nuisances	5/31/2023	OPEN	5	102	9TH ST	On View	Pool Drainage/Notice posted



**Streets**



## OUTSTANDING CODE VIOLATIONS

Violation Category	#	STREET NAME	START DATE	DAYS OPEN	COMMENTS
Construction Related Nuisances	103	25th Street	1/22/21	864	Approximately \$260,000.00 in unpaid fines.
Dangerous Structure	105	8th Street	6/12/2022	358	City Manager returned application to owner with a letter sent to Pinellas County expressing concern over the wind rating requirement. Owner has been instructed to submit application to Pinellas County via their online portal for a full independent assessment.
Short-Term Rental	109	13th Street	12/27/2022	160	\$17,359.45 in fines owed. Liens assessed and accruing interest.



**City Manager Report  
June 2023**

<b>Project</b>	<b>Key Dates</b>	<b>Unforeseen Issues</b>	<b>Assistance Required</b>	<b>Status</b>
FY2023-24 Budget	June 1 <sup>st</sup> – Estimate of Taxable Value. June 2 <sup>nd</sup> – Budget emailed to City Council. June 5 <sup>th</sup> – Paper copy provided at meeting. June 19 <sup>th</sup> – Budget Workshop.	None	None	Manager will be scheduling one-on-one meetings with Council Members prior to Budget Workshop.
Gulf Blvd Undergrounding	May – Remaining Phase I materials were delivered.	None	None	All Phase I equipment locations have been accepted, except for a switch at the southeast corner of the Causeway Blvd. intersection. Undergrounding Consultants of Florida is requesting Duke Energy to approve the work to begin while determining the remaining switch location.
Stormwater Improvement Projects	June – Design underway.	None	None	George A Shimp II & Associates started collecting survey data for the project streets. As they complete each street and prepare the CAD data, the information will be sent to Gemini Engineering and Sciences, Inc. to begin design work.
B23-01 Marina Dock Renovation	May 23 <sup>rd</sup> – Bid Opening.	None	None	The City received one sealed bid from Decks, Docks and Seawalls of Florida to replace thirty-eight pilings and wrap the remaining, in the amount of \$75,031.00. The price exceeds Marina Capital Improvement Budget of \$52,000.00. Manager recommends considering total catwalk and piling redesign at next work session.

Personnel Policy		None	None	Under legal review by Trask Daigneault, LLP.
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**City Council Meeting  
City of Belleair Beach, Florida**

**Monday, May 1, 2023  
Community Center, 6:00 PM**

### **PUBLIC MEETING MINUTES**

The meeting was called to order by Mayor Dave Gattis. The invocation was given by Councilmember Leslie Notaro followed by a Pledge of Allegiance to the Flag of the United States of America.

**Roll Call:** Present were Councilmembers Frank Bankard, Belinda Livingstone, Leslie Notaro, Lloyd Roberts, and Mike Zabel; Mayor Dave Gattis, Vice Mayor Jody Shirley, City Manager Kyle Riefler, City Clerk Patricia Gentry, and City Attorney Randy D. Mora.

**For continuity, items are listed in agenda order although not necessarily discussed in that order.**

#### **1. Approval of Agenda.**

**MOTION** was made by Councilmember Bankard and seconded by Councilmember Livingstone to amend the Agenda to add item 13b. "Proclamation: Designating the Month of May as Lupus Awareness Month".

**Motion passed 7-0.**

**MOTION** was made by Councilmember Bankard and seconded by Councilmember Notaro to approve the Agenda as amended.

**Motion passed 7-0.**

#### **2. Citizens Comments. (Each speaker will be recognized once and will be limited to a (3) three-minute presentation on any subject that is not on the Agenda)**

Citizens Comments included, in part:

- Global warming
- The work done to reduce flooding on 13th Street has worked
- The BBCF Earth Day Sunset Social reached the goal for the 16th Street kayak launch

**3. Presentation: Pinellas County Sheriff's Office.**

- **Law Enforcement monthly report**  
Sergeant Swiech reviewed the monthly report.
- **Code Enforcement monthly report**  
Deputy Klapka reviewed the monthly report.

**4. Presentation: Pinellas Suncoast Fire & Rescue District.**

Chief Davidson gave a monthly report and invited all to the Hurricane & Water Safety Expo on June 8th at the Belleair Beach Community Center.

**5. Presentation: Pinellas County Metropolitan Planning Organization (MPO) Membership Reapportionment Plan.**

- **Whit Blanton, Executive Director of Forward Pinellas**

The presentation was duly tabled for a future meeting.

**6. Presentation: The Government Finance Officers Association (GFOA) Award of Financial Reporting Achievement**

- **Award to the Finance Department of the City of Belleair Beach for excellence in financial reporting, fiscal year ending September 30, 2021**

City Manager Riefler accepted the award on behalf of the City.

**7. City Attorney Report.**

City Attorney Mora gave an update on the current legislative session items. He stated that a permit for a radio antenna tower was anticipated to be submitted by Wednesday.

**8. City Manager Report.**

City Manager Riefler reviewed his monthly report in the Agenda Packet and added, in part:

- The ParkMobil system is up and operating
- ARPA funding reports are being submitted as required
- Based on research by Citizen Advisory Committee Chair Ron Ciganek, he and Finance will be meeting with Valley Bank for higher interest on deposit accounts and no banking fees
- He and Finance are currently working on the budget

**9. City Clerk Report.**

City Clerk Gentry gave a recap of recent meetings and events.

Public Hearing

- 10. **Consideration of Ordinance 23-02, An Ordinance Of The City Council Of The City Of Belleair Beach, Florida, Amending Section 58-38, "Fines And Procedures" To Increase The Fines Associated With Parking Violations, Providing For Codification, Severability, And For An Effective Date. (Second Reading) (City Attorney Mora)**
  - **To increase the fines associated with parking violations**

City Attorney Mora read Ordinance 23-02 by Title only.

**MOTION** was made by Councilmember Bankard and seconded by Councilmember Notaro to approve Ordinance 23-02.

Councilmember Bankard	Yes
Councilmember Livingstone	Yes
Councilmember Notaro	Yes
Councilmember Roberts	Aye
Councilmember Zabel	Aye
Vice Mayor Shirley	Aye
Mayor Gattis	Aye

**Motion passed 7-0.**

Consent Agenda

- 11. **Approval of April 3, 2023, City Council Meeting Minutes.**
- 12. **Authorize City Manager to Execute Interlocal Agreement Between Pinellas County And Local Governments For The Cooperative Procurements Of Disaster Debris Collection & Removal Services And Disaster Debris Monitoring & Management Services Within Geographic Pinellas County.**
  - **An intergovernmental agreement for a competitive procurement process of shared services for disaster debris collection and removal services**
- 13. **Proclamation: 54th Annual Professional Municipal Clerks Week**
- 13b. **Proclamation: Designating the Month of May as Lupus Awareness Month**

**Consent Agenda approved by unanimous acclamation.**

Mayor Gattis stated that although the Proclamation for the City Clerk had been approved, he would like to read it aloud.

City Clerk Gentry thanked Mayor Gattis, City Council, and the Residents.

Councilmember Roberts thanked City Manager Riefler for working with the County on the disaster debris collection.

**Regular Agenda**

**13. Authorization to Execute a Purchase Order with Gemini Engineering and Sciences, Inc. for Stormwater Master Drainage Plan BMPs. (City Manager Riefler)**

**MOTION** was made by Councilmember Roberts and seconded by Vice Mayor Shirley to Execute a Purchase Order with Gemini Engineering and Sciences, Inc. for Stormwater Master Drainage Plan BMPs.

Councilmember Bankard	Yes
Councilmember Livingstone	Yes
Councilmember Notaro	Yes
Councilmember Roberts	Aye
Councilmember Zabel	Aye
Vice Mayor Shirley	Aye
Mayor Gattis	Aye

**Motion passed 7-0.**

**14. Consideration of Merit Pay Increase for City Clerk Based on Annual Evaluation Criteria. (City Manager Riefler)**

- **Merit increase based on City Council Employee Evaluations**

City Manager Riefler advised that he had done a tabulation of the performance reviews received from City Council.

**MOTION** was made by Councilmember Bankard and seconded by Councilmember Zabel for the merit pay increase.

Councilmember Bankard	Yes
Councilmember Livingstone	Yes
Councilmember Notaro	Yes
Councilmember Roberts	Aye
Councilmember Zabel	Aye
Vice Mayor Shirley	Aye
Mayor Gattis	Aye

**Motion passed 7-0.**

City Clerk Gentry expressed her appreciation to City Council.

**15. Unfinished Business.**

None.

**16. City Council Comments.**

Councilmember Roberts thanked City Manager Riefler for setting up the meeting with Pinellas County Transportation. The County and the Consultant will be doing a new study and will have the results in approximately 4 months.

Councilmember Notaro had no further comments.

Mayor Gattis advised that Councilmember Notaro would be standing in for him at the Mayors' Council meeting.

Councilmember Livingstone thanked City Clerk Gentry for all of her work. She also thanked all of the Board and Committee Members and the Volunteers and expressed what a difference they make in the community and how much they are appreciated.

Councilmember Bankard advised that he has had Citizens express their concerns to him about the rising cost of flood insurance. He reviewed his research and conversations with Senator Scott and other agencies regarding the costs. He stated that it is very frustrating that he cannot get any answers, but he will continue to work on it. Mayor Gattis thanked Councilmember Bankard.

Councilmember Zabel thanked Councilmember Bankard for his work on the flood insurance issue.

Vice Mayor Shirley had no further comments.

Mayor Gattis thanked everyone that came out for the 'Coffee with the Mayor', saying that it was nice to meet everyone, and they had had some interesting conversations. He also stated, in part:

- He commended the BBCF for their hard work and to everyone that has contributed to the BBCF's efforts
- He thanked all that currently serve on City boards and committees, stating that it is easy to sit at home and complain on social media and do nothing – but these volunteers donate their time, money, and talent to the City they call home. He thanked them all on behalf of the City Council and Staff.

**ADJOURN**

**MOTION** was made by Councilmember Bankard and seconded by Vice Mayor Shirley to adjourn at 7:19pm.

**Motion passed 7-0.**

\_\_\_\_\_  
Date Approved

APPROVED: \_\_\_\_\_  
Dave Gattis, Mayor

ATTEST: \_\_\_\_\_  
Patricia A. Gentry, City Clerk



## City of Belleair Beach, Florida



**Annual Comprehensive Financial Report**

**Fiscal Year Ended September 30, 2022**



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**City of Belleair Beach, Florida**

**Annual Comprehensive Financial Report  
For the Fiscal Year Ended September 30, 2022**

**Prepared by the Department of Finance**

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## I. INTRODUCTORY SECTION

**CITY OF BELLEAIR BEACH, FLORIDA**  
**BELLEAIR BEACH, FLORIDA**  
**ANNUAL COMPREHENSIVE FINANCIAL REPORT**  
**FOR THE FISCAL YEAR ENDED**  
**SEPTEMBER 30, 2022**

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**CITY OF BELLEAIR BEACH, FLORIDA**  
**BELLEAIR BEACH, FLORIDA**  
**ANNUAL COMPREHENSIVE FINANCIAL REPORT**  
**FOR THE FISCAL YEAR ENDED**  
**SEPTEMBER 30, 2022**

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**CITY OF BELLEAIR BEACH, FLORIDA**  
**ANNUAL COMPREHENSIVE FINANCIAL REPORT**  
**FOR THE FISCAL YEAR ENDED**  
**SEPTEMBER 30, 2022**

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March 31, 2023

To the Honorable Mayor, City Council Members  
and Citizens of City of Belleair Beach, Florida

State law (section 218.32, Florida Statutes, as amended) requires that all general-purpose local governments publish within nine months after the close of each fiscal year a complete set of financial statements presented in conformity with accounting principles generally accepted in the United States of America (GAAP) and audited in accordance with generally accepted, in the United States of America, auditing standards by a firm of licensed certified public accountants. Pursuant to that requirement, we hereby issue the annual comprehensive financial report of the City of Belleair Beach, Florida (the City) for the fiscal year ended September 30, 2022.

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

The City's financial statements have been audited by Saltmarsh, Cleveland and Gund, P.A. a firm of licensed certified public accountants. The goal of the independent audit was to provide reasonable assurance that the financial statements of the City for the fiscal year ended September 30, 2022, are free of material misstatements. The independent audit involved examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements, assessing the accounting principles used and significant estimates made by management; and evaluating the overall financial statement presentation. The independent auditor concluded, based upon the audit, that there was a reasonable basis for rendering an unmodified opinion that the City's financial statements for the fiscal year ended September 30, 2022 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 require 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 the MD&A and should be read in conjunction with it. The City's MD&A can be found immediately following the report of the independent auditors.

## **Factors Affecting Financial Condition**

The information presented in the financial statements is perhaps best understood when it is considered from the broader perspective of the specific environment within which the City operates.

## **Profile of the Government**

The City of Belleair Beach, Florida was incorporated in 1950 and was chartered pursuant to Chapter 166 Florida Statutes, with a Mayor form of government. An amendment to the charter effective March 10, 2004 adopted the council-manager form of government. The City currently occupies a land area of eight tenths of a square mile and serves an estimated population of 1,643 in 2022. The City is empowered to levy property tax on both real and personal properties located within its boundaries but is unique because it does not have any commercial businesses located within the City limits (by City Charter), therefore it has no commercial tax base.

Policy-making and legislative authority are vested in a governing council consisting of the Mayor and six other members. The City Council is responsible, among other things, for passing ordinances and resolutions, adopting the budget, appointing committees and hiring the government's City Manager, City Clerk and attorney. The City Manager is the chief executive officer of the City and is responsible for carrying out the policies and ordinances/resolutions and directives of the City Council. Among other things, the City Manager will direct and supervise the administration of all departments of the City, except as provided by Charter, attend all council meetings and submit to the City Council a proposed annual budget in a timely manner each year. The Council is elected on a non-partisan basis. In even-numbered years, four council members, including the Mayor, shall be elected for a three-year term and three council members shall be elected to a three-year term in the odd-numbered years. The Mayor and council members are elected at large.

The City maintains the streets, parks and other infrastructure. Police protection is provided by the Pinellas County Sheriff's Office effective June 1, 2007 per referendum approved by citizens in March 2007. The City's recreational facilities include parks and playgrounds, beaches, tennis courts, basketball court and library services in conjunction with the Pinellas County Public Library Cooperative. The City also has marina slips available to residents. Stormwater improvements are accounted for in a separate fund beginning in fiscal year 2021. The Marina and Stormwater Enterprise Funds are included in this report.

## **Local Economy**

The City of Belleair Beach is a residential community that is part of a region experiencing increasing property values. Like other communities throughout the country and internationally, the City of Belleair Beach faces some uncertainty going forward related to the effects of the COVID-19 pandemic and inflation. The budget for the upcoming fiscal year considers potential unfavorable consequences of this situation but has not been prepared in anticipation of a worst-case scenario, for example, as if tourism related revenue derived from state funding completely ceased. This strategy has been implemented because the City has a healthy property tax base, other non-state derived revenue sources, and reserve funds available that will help to offset the short-term impacts of any decreased funding and considers inflationary impacts when making future projections.

The region (which includes the City and the surrounding unincorporated area within Pinellas county) has a population base of approximately one million people, with three surrounding counties playing a vital role in the region's economy.

## **Operational, Internal and Budgetary Control**

### Operational Control:

Operational policies are continually monitored to assure that specific tasks are carried out effectively and efficiently and that results are consistent with the City's expectations. As tasks are undertaken, the City evaluates deviations and makes necessary adjustments. A workplace safety program is in place to provide for employee accident prevention training, thus minimizing accident-related losses as well as lowering premiums. Specialized training is also undertaken for specific areas of concern. The City is insured through the Florida Municipal Insurance Trust program for general and professional liability, automobile, property and workers' compensation insurance.

### Internal Control:

Effective internal accounting control is a major emphasis in the City's accounting system. The City seeks to provide reasonable assurance that assets are safeguarded and that financial records are reliable for preparing financial statements and maintaining accountability. The annual budget serves as the foundation for the City's financial planning and control. Budgets are maintained at the departmental level and changes are approved by the City Manager.

### Budgetary Control:

The budget is prepared using conservative assumptions of revenue and moderate expenditure growth. Department heads submit to the City Manager their budget requests during April and May of each year. The City Manager uses these requests as the starting point for developing a proposed budget. The City Manager then presents this proposed budget to City Council for review in June. Budget workshops that are open to the public are held in June and July. The Council is required to hold two public hearings on the proposed budget and to adopt a final budget by no later than September 30th, the close of the City's fiscal year. The appropriated budget is prepared by fund and departmental details. Department heads may request transfers of appropriations within a department through a budget transfer request by the City Manager provided that the total budget within a fund is not changed. However, if the total amount of budget appropriations within a fund is changed, a resolution authorizing a budget amendment is required to be approved by Council. Budget-to-actual comparisons are provided in this report for each individual government fund for which an appropriated annual budget has been adopted. For the General Fund, this comparison is presented on page 23 and the Capital Projects Fund is on page 53 as part of the basic financial statements for the governmental funds. For the Marina Fund, budget-to-actual comparisons are presented on page 54. Cash temporarily idle during the year was primarily invested in money market funds and certificates of deposit with Truist Bank and Bank United. The City's surplus cash needed in the short term is invested with the State Board of Administration - Florida Prime, to maximize earnings. Additional information on the City's cash and investments can be found at Note 3 to the financial statements.

## **Strategic Planning and Initiatives**

Every fiscal decision is carefully evaluated so the City can make informed and responsible choices to determine our priorities against ever-changing economic, environmental, and political circumstances. These principles align with the City's mission and vision from the City's Strategic Plan:

- Create a high level of resident satisfaction by focusing on a beautiful, friendly, safe, well-managed waterfront community.
- To be a premier gulf coast, residential community by creating a high level of resident satisfaction, ultimately increasing the demand for living in Belleair Beach and subsequently increasing property values.

The City of Belleair Beach has long-range plans for infrastructure improvements (streets, drainage and bridges), upgrades to parks and recreation facilities (purchase of equipment, docks, boat ramp and seawall repairs). The budget for the upcoming fiscal year ending September 30, 2023 has provided approximately \$1,992,805 for capital improvement projects impacting facilities, parks, recreation and infrastructure. Street resurfacing, valley curb repair and replacements, utility undergrounding, park renovations and upgrades, dock replacements, and stormwater improvement projects are scheduled throughout Belleair Beach during the upcoming years.

The Community Center overlooks the Intracoastal Waterway and generates rental income from weddings, parties, meetings, and fitness programs. The City believes that the Community Center enhances services to citizens, improves the aesthetics of the City and provides for a structurally and environmentally sound City Hall. The City received the proceeds of a tax-exempt bank loan in fiscal year 2006 with Truist Bank for \$3.0 million to fund the project. Per the loan agreement, quarterly principal and interest payments have been regularly made.

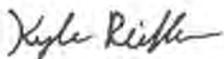
Based on the guidelines from the United States Treasury, the City is considered a "Non-Entitlement Unit" and was thereby the recipient of \$401,584 in funding from the Coronavirus State and Local Fiscal Recovery Funds, part of the American Rescue Plan, during fiscal year 2021. Another payment equal to this amount was received during fiscal year 2022. The City has decided utilize these funds on stormwater improvements and continues to make every effort to maintain compliance with the terms of this historic funding.

### Acknowledgments

The preparation of this report would not have been possible without the efficient and dedicated services of the staff of the Finance and Administration departments. We would like to express our appreciation to all members of the departments who assisted and contributed to the preparation of this report. Credit also must be given to the Mayor and the Council members for their support and for maintaining the highest standards of professionalism in the management of the City of Belleair Beach, Florida's finances.

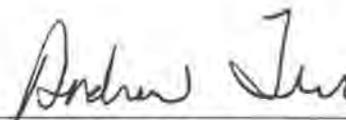
Although the City has applied for the Government Finance Officers Association Certificate of Achievement for Excellence in Financial Reporting for the fiscal year ended September 30, 2021, the City has not received the award and related comments prior to the issuance of the Annual Comprehensive Financial Report for the fiscal year ended September 30, 2022. The City intends to continue the pursuit of this distinction each year and has no reason to believe that this award will not be received.

Respectfully submitted,



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Kyle Riefler  
City Manager



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Andrew Tess, CPA  
City Treasurer

Government Finance Officers Association

Certificate of  
Achievement  
for Excellence  
in Financial  
Reporting

Presented to

**City of Belleair Beach  
Florida**

For its Annual Comprehensive  
Financial Report

For the Fiscal Years Ended:

- September 30, 2016
- September 30, 2017
- September 30, 2018
- September 30, 2019
- September 30, 2020

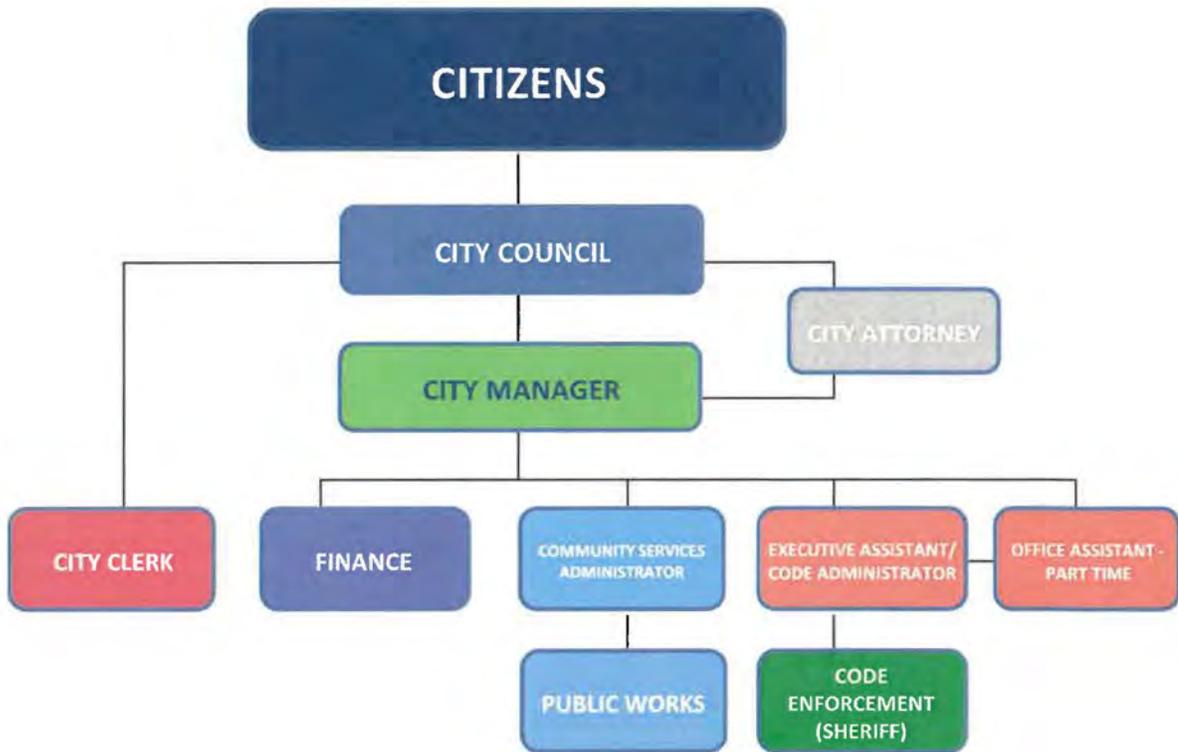
- Not available from GFOA before the date of the Auditor's Report

For the Fiscal Year Ended September 30, 2021

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# Organizational Chart



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# City of Belleair Beach, Florida

## Listing of City Officials

Fiscal Year 2022

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### Elected Officials:

Mayor	Dave Gattis
Vice-Mayor	Glenn Gunn
Council Member	Frank Bankard
Council Member	Leslie Notaro
Council Member	Lloyd Roberts
Council Member	Jody Shirley
Council Member	Mike Zabel

### Appointed Officials:

City Attorney	Randy Mora
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### Chartered Officers:

Interim City Manager	Kyle Riefler
City Treasurer	Andrew Tess
City Clerk	Patricia Gentry

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## II. FINANCIAL SECTION

**INDEPENDENT AUDITOR'S REPORT**

To the Honorable Mayor, City Council Members  
and the Citizens of City of Belleair Beach, 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 respective budgetary comparison for the General Fund of the City of Belleair Beach, Florida (the City) as of and for the year ended September 30, 2022, and the related notes to the financial statements, which collectively comprise the City'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 respective budgetary comparison for the General Fund of the City as of and for the year ended September 30, 2022, and the respective changes in financial position, and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

***Basis for Opinions***

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

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

Management is responsible for the preparation and fair presentation of these 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.

Honorable Mayor, City Council Members  
and the Citizens of City of Belleair Beach, Florida

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

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

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

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

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the City'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 budgetary comparison information on pages 5-15 and 23 be presented to supplement the basic financial statements.

Honorable Mayor, City Council Members  
and the Citizens of City of Belleair Beach, Florida

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***

Management is responsible for the other information included in the annual report. The other information which comprises the introductory section, individual fund financial statements, schedules of capital assets, and statistical section, are presented for purposes of additional analysis but do not include the basic financial statements and our auditor's report thereon. Our opinions on the basic financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon.

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

#### ***Other Reporting by Government Auditing Standards***

In accordance with *Government Auditing Standards*, we have also issued our report dated March 31, 2023, on our consideration of the City's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control over financial reporting and compliance.



Tampa, Florida  
March 31, 2023

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**CITY OF BELLEAIR BEACH, FLORIDA  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
SEPTEMBER 30, 2022**

As management of the City of Belleair Beach, (the City) we offer readers of the financial statements this narrative overview and analysis of the financial activities of the City for the fiscal year ended September 30, 2022. We encourage readers to consider the information presented here in conjunction with additional information that we have furnished in our Letter of Transmittal, which is on pages i-iv of this report.

**FINANCIAL HIGHLIGHTS**

- Total assets exceeded liabilities by \$16,888,636, representing the overall net position. Of this amount, \$5,647,222 is unrestricted.
- The assets of the City's governmental activities exceeded its liabilities at the close of the most recent fiscal year by \$14,781,956 (net position). Of this amount, \$5,189,316 (unrestricted net position) may be used to meet the government's ongoing obligations to citizens and creditors.
- At September 30, 2022, the City's governmental funds reported an ending fund balance of \$6,084,258, which represents an increase of \$1,061,079 or 21.1% in comparison with the prior year. The City was able to achieve this sizable increase because there were budgeted capital projects that did not begin before the end of fiscal year 2022 and therefore the anticipated transfers from the City's governmental funds to the Stormwater Fund was not necessary.
- As illustrated by the Statement of Revenue, Expenditures and Changes in Fund Balance on page 21, the Capital Projects Fund operated at a loss of \$61,410 for fiscal year 2022 resulting from expenditures for improvements within the City and debt service payments. The loss experienced in the Capital Projects Fund was offset by a positive change in fund balance of the General Fund of \$1,122,489.
- The City reports unearned revenue in the General Fund totaling \$803,118, with \$802,868 representing restricted cash from funding received from the Coronavirus State and Local Fiscal Recovery Funds. No expenditures during fiscal year 2022 were reported as a utilization of these funds but the City expects to expend these funds on stormwater improvements during the upcoming fiscal years.
- At September 30, 2022, the unassigned fund balance of the General Fund (not restricted, committed or assigned to any specific purpose) was \$3,543,429 or 185.7% of total General Fund expenditures of \$1,907,821.
- Governmental fund revenues increased by \$305,502, or 9.9% from the prior fiscal year. The City experienced higher revenue from almost all sources.
- For the City's business-type activities, assets exceeded liabilities by \$2,106,680 (net position), with \$457,906 as unrestricted.
- The business-type activities operating revenue increased by \$14,080 or 5.7% overall as compared with the prior year. There was an increase in net position of business-type activities of \$33,122 that was comprised of \$22,260 from the Stormwater Fund and \$10,862 from the Marina Fund.

**CITY OF BELLEAIR BEACH, FLORIDA  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
SEPTEMBER 30, 2022  
(Continued)**

**OVERVIEW OF THE FINANCIAL STATEMENTS**

This discussion and analysis is intended to serve as an introduction to the City of Belleair Beach's basic financial statements. The City of Belleair Beach's basic financial statements are comprised of three components:

1) government-wide financial statements, 2) fund financial statements, and 3) notes to financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

**GOVERNMENT-WIDE FINANCIAL STATEMENTS**

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

The Statement of Net Position presents information on the City's assets and liabilities, with the difference between them reported as "Net Position." The focus of the Statement of Net Position is the "Unrestricted Net Position" which is designed to be similar to a corporate entity's presentation of "bottom-line" results for the City's activities. This statement combines and consolidates the governmental funds' current financial resources (short-term, spendable resources) with capital assets and long-term obligations. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the City is improving or deteriorating.

The Statement of Activities presents information showing how the government's net position changed during fiscal year 2022. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods (e.g., uncollected taxes and earned but unused vacation leave).

Both of these government-wide financial statements distinguish functions of the City 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 City include general government, public safety, roads and streets, sanitation, and parks and recreation. The business-type activities of the City include marina slip rentals where the fees for the service typically cover the cost of operations including depreciation and a fund to account for stormwater improvements.

The government-wide financial statements include the City itself (known as the primary government), the marina slip rental operation, and the stormwater fund. Although legally separated for reporting purposes, these activities function as a department of the City for all practical purposes and therefore have been included as an integral part of the primary government.

The government-wide financial statements can be found on pages 17 - 18 of this report.

**CITY OF BELLEAIR BEACH, FLORIDA  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
SEPTEMBER 30, 2022  
(Continued)**

**FUNDS**

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 City of Belleair Beach, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. All of the funds of the City can be divided into two categories: governmental funds and proprietary funds. The City does not present any fiduciary funds since the City is not responsible for any trustee responsibilities that would be reported in a fiduciary fund financial statement.

The basic governmental fund financial statements can be found on pages 19-23 of this report and the proprietary fund financial statements can be found on pages 24- 27.

The City adopts an annual budget for all funds and budgetary comparison statements have been provided to demonstrate compliance with these budgets.

**Governmental Funds**

Governmental funds are used to account for essentially the same functions reported as governmental activities in the governmental-wide financial statements. However, as mentioned previously, unlike the government-wide financial statements, the 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.

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 Changes in Fund Balance provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The City maintains two governmental funds, and both are considered major funds. The governmental fund statements are presented on pages 19-23 and provide a Balance Sheet, Statement of Revenues, Expenditures and Changes in Fund Balance, and the budgetary comparison for the General Fund.

**Proprietary Funds**

The City of Belleair Beach maintains two proprietary funds. One enterprise fund is used to account for the Marina Fund activities and the other is used to report the costs of stormwater improvements throughout the City. Enterprise and proprietary funds are used to report the same functions and the same type of information as the government-wide financial statements but are referred to as business-type activities. The City's proprietary fund financial statements provide separate information for the Marina Fund and the Stormwater Funds. The basic proprietary fund financial statements can be found on pages 24-27 of this report. The budgetary comparison report for the Marina Fund is on page 54 and on page 55 for the Stormwater Fund.

**CITY OF BELLEAIR BEACH, FLORIDA  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
SEPTEMBER 30, 2022  
(Continued)**

**NOTES TO FINANCIAL STATEMENTS**

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements. The notes to the financial statements can be found on pages 29-52 of this report.

**INFRASTRUCTURE ASSETS**

Due to the small size of the City and infrastructure assets valued less than \$10 million, the City has elected to only record and depreciate infrastructure going forward. Historically, a government's largest group of assets (infrastructure: roads, bridges, sidewalks, curbs, underground pipes, unless associated with a utility, etc.) have not been reported or depreciated in the City's financial statements. The statements require that these assets be valued and recorded within the "Governmental" columns of the government-wide statements.

**GOVERNMENT-WIDE FINANCIAL ANALYSIS**

As noted earlier, net position may serve as a useful indicator of a government's financial conditions over time. In the case of the City of Belleair Beach, total assets exceeded total liabilities by \$16,888,636 at the close of fiscal year ended September 30, 2022. For more detailed information, see the full Statement of Net Position on page 17.

At September 30, 2022, a considerable portion of the City's net position is invested in capital assets (e.g., land, buildings, equipment, marina docks and stormwater infrastructure) at 53.38% of total assets. The City uses these capital assets to provide services to citizens; consequently, these assets are not available for future spending. Although the City's investment in capital assets is reported net of related outstanding debt used to acquire those capital assets, (for example, the Community Center loan) it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities. A large part of the City's assets (31.72%) reflects the investment in cash, cash equivalents and other investments. This is affected by the implementation of the City's investment policy that has emphasis on first: safety of principal, second: liquidity or readily available for conversion into cash in order to finance the City's operating cash flow requirements, and the third criteria: yield or earnings.

As of September 30, 2022, there are no significant external restrictions on how the City's resources may be used. The balance of unrestricted net position of \$5,189,316 or 35.11% of total net position may be used to meet the government's ongoing obligations to citizens and creditors.

At the end of the fiscal year ending September 30, 2022, the City reports positive balances in all the categories of net position for the government as a whole, as well as for the governmental and business-type activities. The same situation held true for the prior fiscal year.

**CITY OF BELLEAIR BEACH, FLORIDA  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
SEPTEMBER 30, 2022  
(Continued)**

The following table reflects the condensed Statement of Net Position compared to the prior year.

**STATEMENT OF NET POSITION  
AS OF SEPTEMBER 30**

	Governmental Activities		Business-type Activities		Total	
	2022	2021	2022	2021	2022	2021
Current and other assets	\$ 6,955,019	\$ 5,515,729	\$ 470,563	\$ 388,886	\$ 7,425,582	\$ 5,904,615
Capital assets	10,458,319	10,803,722	1,671,894	1,731,723	12,130,213	12,535,445
Total assets	<u>\$ 17,413,338</u>	<u>\$ 16,319,451</u>	<u>\$ 2,142,457</u>	<u>\$ 2,120,609</u>	<u>\$ 19,555,795</u>	<u>\$ 18,440,060</u>
Current liabilities	\$ 1,075,267	\$ 727,497	\$ 27,933	\$ 23,922	\$ 1,103,200	\$ 751,419
Non-current liabilities	1,556,115	1,771,109	7,844	23,129	1,563,959	1,794,238
Total liabilities	<u>2,631,382</u>	<u>2,498,606</u>	<u>35,777</u>	<u>47,051</u>	<u>2,667,159</u>	<u>2,545,657</u>
Net position:						
Net investment in capital assets	8,789,772	8,890,667	1,648,774	1,693,878	10,438,546	10,584,545
Restricted	802,868	-	-	-	802,868	-
Unrestricted	5,189,316	4,930,178	457,906	379,680	5,647,222	5,309,858
Total net position	<u>14,781,956</u>	<u>13,820,845</u>	<u>2,106,680</u>	<u>2,073,558</u>	<u>16,888,636</u>	<u>15,894,403</u>
Total liabilities and net position	<u>\$ 17,413,338</u>	<u>\$ 16,319,451</u>	<u>\$ 2,142,457</u>	<u>\$ 2,120,609</u>	<u>\$ 19,555,795</u>	<u>\$ 18,440,060</u>

**CITY OF BELLEAIR BEACH, FLORIDA  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
SEPTEMBER 30, 2022  
(Continued)**

**Statement of Activities**

The following schedule compares the revenues and expenses for the current and previous fiscal year.

**STATEMENT OF ACTIVITIES  
FOR THE YEARS ENDED SEPTEMBER 30**

	Governmental Activities		Business-type Activities		Total	
	2022	2021	2022	2021	2022	2021
<b>Revenues:</b>						
<b>Program revenues:</b>						
Charges for services	\$ 1,048,799	\$ 856,195	\$ 260,409	\$ 246,329	\$ 1,309,208	\$ 1,102,524
Operating grants and contributions	9,931	130,832	-	-	9,931	130,832
<b>General revenues:</b>						
Property taxes	1,260,856	1,170,878	-	-	1,260,856	1,170,878
Franchise fees	195,749	187,045	-	-	195,749	187,045
Utility taxes	298,950	294,614	-	-	298,950	294,614
Other taxes and fees	499,609	435,865	-	-	499,609	435,865
Miscellaneous	77,126	7,459	455	674	77,581	8,133
<b>Total revenues</b>	<u>3,391,020</u>	<u>3,082,888</u>	<u>260,864</u>	<u>247,003</u>	<u>3,651,884</u>	<u>3,329,891</u>
<b>Expenses:</b>						
<b>Governmental activities:</b>						
General government	812,867	743,107	-	-	812,867	743,107
Public safety	569,810	535,629	-	-	569,810	535,629
Physical Environment	891,758	882,166	-	-	891,758	882,166
Culture and recreation	54,363	54,879	-	-	54,363	54,879
Interest on long-term debt	76,111	94,305	-	-	76,111	94,305
<b>Business-type activities:</b>						
Marina	-	-	72,397	56,502	72,397	56,502
Stormwater	-	-	180,345	169,446	180,345	169,446
<b>Total expenses</b>	<u>2,404,909</u>	<u>2,310,086</u>	<u>252,742</u>	<u>225,948</u>	<u>2,657,651</u>	<u>2,536,034</u>
Change in net position before transfers	986,111	772,802	8,122	21,055	994,233	793,857
Transfers	(25,000)	(1,720,801)	25,000	1,720,801	-	-
<b>Change in net position</b>	<u>961,111</u>	<u>(947,999)</u>	<u>33,122</u>	<u>1,741,856</u>	<u>994,233</u>	<u>793,857</u>
Net position, beginning of year	13,820,845	14,768,844	2,073,558	331,702	15,894,403	15,100,546
<b>Net Position, end of year</b>	<u>\$ 14,781,956</u>	<u>\$ 13,820,845</u>	<u>\$ 2,106,680</u>	<u>\$ 2,073,558</u>	<u>\$ 16,888,636</u>	<u>\$ 15,894,403</u>

**CITY OF BELLEAIR BEACH, FLORIDA  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
SEPTEMBER 30, 2022  
(Continued)**

**Governmental Activities**

Governmental Activities increased the City's net position by \$961,111 compared to the prior year's decrease of \$947,999. This fiscal year's increase accounts for 6.5% of the governmental activities total net position at year-end of \$14,781,956. The overall increase in the net position of the governmental activities is largely due to the lack of budgeted interfund transfers to the Stormwater Fund since the anticipated projects had not been started as early as expected.

**Governmental Funds**

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

At the end of fiscal year 2022, the City's governmental funds reported combined ending fund balances of \$6,084,258, an increase of \$1,061,079, in comparison with the prior year when the net change was a decrease of \$399,121. Government-wide expenses increased by \$121,617. Increased expenditures were incurred across all current functions but were offset by reduced spending on capital outlay activities. Further analysis of the activity within the governmental funds can be found in the following sections.

General Fund

The General Fund is the chief operating fund of the City. The City was fortunate to experience higher property values and related ad valorem revenue, received greater state-derived revenue as tourism continues to resume in Florida, earned higher charges for services resulting, in part, from the accrual of substantial code enforcement violations, and benefited from more interest earned on investments. Total expenditures decreased by \$22,927 compared to the prior year, with the largest savings resulting from reduced capital outlay expenditures. There is a separate discussion below regarding the specific capital asset additions. The City also received the second payment of \$401,584, for a total of \$802,868, from the Coronavirus State and Local Fiscal Recovery Funds that is considered unearned revenue until the requirements are met to recognize the revenue from this funding, which is anticipated to be during fiscal year 2023.

At the end of fiscal year 2022, the unassigned fund balance of the General Fund, which has not been restricted, committed or assigned to specific purposes, was \$3,543,429. This is available for spending at the City's discretion.

The remainder of the General Fund balance of \$1,135,476 is not available for new spending and has been classified as "non-spendable" (so it cannot be converted into cash) that designates an amount for prepaid items totaling \$8,226, "restricted" amount of \$802,868, and "assigned" for contingencies, catastrophic events, and encumbrances of \$1,127,250. The total fund balance represents 287.3% of total General Fund expenditures for 2022.

**CITY OF BELLEAIR BEACH, FLORIDA  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
SEPTEMBER 30, 2022  
(Continued)**

General Fund Budgetary Highlights

During the fiscal year ended September 30, 2022 the significant variances between the final amended budget and the actual results are shown below:

- Revenues were higher than budgeted amount by \$506,505 with all line items exceeding the budgeted amounts.
- Expenditures were lower than budgeted amount by \$118,759 due to lower expenditures in all functions.

Capital Projects Fund

The Capital Projects Fund is used to account for the acquisition or construction of major capital facilities other than those financed by proprietary funds. This is also used for non-recurring capital expenditures with an estimated useful life of at least ten years and/or a minimum cost of \$1,000 in order to avoid distortion of financial trend information in the other funds.

At the end of fiscal year 2022, the fund balance of the Capital Projects Fund was \$602,485 and is considered "committed" since those funds have been earmarked for expenditures in the Capital Projects Budget set forth in the City's Capital Improvement Plan.

***Business-Type Activities***

**Proprietary Funds**

The City's proprietary fund-level statements provide the same type of information found in the government-wide financial statements, but in more detail. At the end of fiscal year 2022, the City's proprietary funds reported combined ending net position balances of \$2,106,680. This total combines the Stormwater fund, whose net position equates to \$1,740,994, and the Marina fund's net position of \$365,686. Further analysis of the activity within the proprietary funds can be found in the following sections.

Marina Fund

Unrestricted net position of the Marina fund at the end of the year amounted to \$334,563 for fiscal year 2022 compared to \$321,102 in fiscal year 2021.

Marina fund activities increased the City's net position by \$10,862 compared to the prior year's increase of \$23,122. People flocking to the beach has continued to generate record setting parking fees for the City. For fiscal year 2022, the City-owned marina generated \$10,407 in net operating income from \$82,804 in parking fees and marina slip rental revenue.

**CITY OF BELLEAIR BEACH, FLORIDA  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
SEPTEMBER 30, 2022  
(Continued)**

Stormwater Fund

Through an Ordinance approved on July 6, 2020, a stormwater utility fee was created to help pay for the costs of addressing stormwater issues within the City. Beginning in fiscal year 2021, the City established the new fund, the Stormwater Fund. Property owners within the City are assessed a stormwater fee on their monthly bills from Pinellas County Utilities to help cover the cost of these improvements.

In the first year of operation, the Stormwater fund was the recipient of a transfer of stormwater infrastructure that had previously been accounted for in the Capital Projects fund prior to the establishment of the Stormwater fund. An allocation of 15% of the Public Works' department personnel service costs is reported in this fund.

Unrestricted net position of the Stormwater fund at the end of the year amounted to \$123,343 for fiscal year 2022 compared to \$58,578 in fiscal year 2021. Stormwater fund activities increased the City's net position by \$22,260, compared to the prior year's increase of \$23,122. During fiscal year 2022, the General Fund transferred \$25,000 to the Stormwater Fund.

**CAPITAL ASSET AND DEBT ADMINISTRATION**

Capital Assets

The City's investment in capital assets for its governmental and business-type activities as of September 30, 2022 amounts to \$10,438,546 (net of accumulated depreciation and related debt). This investment in capital assets includes land, buildings, improvements other than building, equipment, infrastructure, marina docks and security fence, and stormwater system. The net decrease of the City's capital assets including transfers for the current fiscal year was \$345,403 for governmental activities and \$59,829 for the business-type activities.

During fiscal year 2022, the City invested in an audio visual upgrade in the Community Center, a new sign outside City Hall, boat ramp and seawall improvements, buoys, stormwater improvements, and various equipment.

**CITY OF BELLEAIR BEACH, FLORIDA  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
SEPTEMBER 30, 2022  
(Continued)**

**SUMMARY OF CAPITAL ASSETS  
AS OF SEPTEMBER 30, 2022**

	Governmental Activities	Business-Type Activities	Total
Land	\$ 1,426,738	\$ -	\$ 1,426,738
Buildings	4,225,071	-	4,225,071
Improvements other than buildings	6,903,050	2,478,728	9,381,778
Equipment	1,312,772	-	1,312,772
Accumulated depreciation	(3,409,312)	(806,834)	(4,216,146)
<b>Total</b>	<b>\$ 10,458,319</b>	<b>\$ 1,671,894</b>	<b>\$ 12,130,213</b>

Additional information on the City's capital assets can be found on pages 44-45 of this report.

**Long-Term Debt**

Governmental Activities

Construction of the City's City Hall and Community Center was completed in November 2009 at a cost of \$3.927 million. Funding sources consisted of a \$3 million bank loan, infrastructure sales tax (Penny for Pinellas) and contributions from the General Fund. The interest rate is a variable rate that is currently at 4.52121% annually and is payable quarterly effective October 2006. The loan principal balance as of September 30, 2022 is \$480,000. The Capital Projects Fund makes the debt payments for principal and interest on this loan.

During fiscal year 2018, the City issued revenue bonds, series 2018A, 2018B, and 2018C to fund the cost of underground utilities in the Bellevue Estates Island neighborhood. A special non-ad valorem assessment has been imposed on the impacted residents and this revenue is pledged for the bond payments. The special assessment will be assessed on the households each year for 20 years, beginning with 2018. The outstanding principal balance as of September 30, 2022 is \$1,188,547. The Capital Projects Fund makes the debt payments for principal and interest on these bonds.

The balances of the loan and revenue bonds are currently reported on the Statement of Net Position under governmental activities.

Compensated absences in the amount of \$6,986 are also reported on the Statement of Net Position as a current liability and \$62,873 as a noncurrent liability.

**CITY OF BELLEAIR BEACH, FLORIDA  
MANAGEMENT'S DISCUSSION AND ANALYSIS  
SEPTEMBER 30, 2022  
(Continued)**

Business-Type Activities

On September 25, 2020 the issuance of a new Stormwater Utility System Revenue Note, Series 2020, was validated by the Circuit Court of Pinellas County to be issued in the amount of \$45,000 through South State Bank. The proceeds were used to finance the up-front costs of the stormwater system enhancements. The term of the note is 3 years at an interest rate of 3.75% payable quarterly. The loan principal balance as of September 30, 2022 is \$23,120.

Additional information on the City's long-term debt activity can be found in Note 9 on pages 46- 49 of this report.

**ECONOMIC FACTORS AND NEXT YEAR'S BUDGET**

The State of Florida, by constitution, does not have a state personal income tax and therefore the State operates primarily using sales, gasoline and corporate income taxes. Local governments (cities, counties and school boards) primarily rely on property taxes and a limited array of other taxes (sales, gasoline, utility services, etc.) and fees (franchise, etc.) for their governmental activities. There are a limited number of state-shared revenues and recurring and nonrecurring grants from the State, federal government and other grantor agencies. The level of taxes, fees, and charges for service determined by the Florida legislature will have a bearing on the amount of funding the City receives annually.

- The unemployment rate for Pinellas County at September 30, 2022 was 2.7% which was lower than the 2021 rate of 3.7%. This demonstrates that the local economy is hopefully recovering after the COVID-19 pandemic.
- Inflationary trends in the region compare favorably to the national trends and property values are on the rise in the City of Belleair Beach, which is entirely a residential community.
- Amendment I, approved by voters in January 2008 had a negative impact on Ad Valorem Tax revenues. Amendment I created an additional Homestead tax exemption of \$25,000 doubling regular homestead tax exemption to \$50,000, allowed "portability of save our homes cap" and eliminated some tangible personal property from the tax rolls.
- All of the above-mentioned factors were considered in preparing the City of Belleair Beach's budget for the 2022-2023 fiscal year.

**REQUESTS FOR INFORMATION**

This financial report is designed to present users with a general overview of the City's finances to all those interested in the government's finances. Questions concerning any of the information provided in this report or request for additional financial information should be addressed to the City's Finance Officer at 444 Causeway Boulevard, Belleair Beach, Florida 33786 or email: [finance@cityofbelleairbeach.com](mailto:finance@cityofbelleairbeach.com).

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## **BASIC FINANCIAL STATEMENTS**

**CITY OF BELLEAIR BEACH, FLORIDA**  
**STATEMENT OF NET POSITION**  
**SEPTEMBER 30, 2022**

	Primary Government		Total
	Governmental Activities	Business-type Activities	
<b>ASSETS</b>			
<b>Current Assets:</b>			
Cash and cash equivalents	\$ 2,596,740	\$ 468,069	\$ 3,064,809
Investments	3,137,431	-	3,137,431
Receivables, net	409,754	-	409,754
Prepaid items	8,226	2,494	10,720
Restricted cash	802,868	-	802,868
Total current assets	<u>6,955,019</u>	<u>470,563</u>	<u>7,425,582</u>
<b>Non-Current Assets:</b>			
Capital assets			
Non-depreciable	1,426,738	-	1,426,738
Depreciable	9,031,581	1,671,894	10,703,475
Total non-current assets	<u>10,458,319</u>	<u>1,671,894</u>	<u>12,130,213</u>
<b>Total Assets</b>	<u>\$ 17,413,338</u>	<u>\$ 2,142,457</u>	<u>\$ 19,555,795</u>
<b>LIABILITIES</b>			
<b>Current Liabilities:</b>			
Accounts payable	\$ 59,559	\$ 7,443	\$ 67,002
Accrued liabilities	8,084	-	8,084
Accrued interest	22,215	-	22,215
Unearned revenue	803,118	5,214	808,332
Compensated absences	6,986	-	6,986
Notes payable	120,000	-	120,000
Revenue bonds payable	55,305	15,276	70,581
Total current liabilities	<u>1,075,267</u>	<u>27,933</u>	<u>1,103,200</u>
<b>Noncurrent Liabilities:</b>			
Compensated absences	62,873	-	62,873
Notes payable	360,000	-	360,000
Revenue bonds payable	1,133,242	7,844	1,141,086
Total noncurrent liabilities	<u>1,556,115</u>	<u>7,844</u>	<u>1,563,959</u>
Total Liabilities	<u>2,631,382</u>	<u>35,777</u>	<u>2,667,159</u>
<b>NET POSITION</b>			
Net investment in capital assets	8,789,772	1,648,774	10,438,546
Restricted	802,868	-	802,868
Unrestricted	5,189,316	457,906	5,647,222
Total net position	<u>14,781,956</u>	<u>2,106,680</u>	<u>16,888,636</u>
<b>Total Liabilities and Net Position</b>	<u>\$ 17,413,338</u>	<u>\$ 2,142,457</u>	<u>\$ 19,555,795</u>

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

**CITY OF BELLEAIR BEACH, FLORIDA  
STATEMENT OF ACTIVITIES  
YEAR ENDED SEPTEMBER 30, 2022**

	Program Revenues			Net (Expense) Revenue and Changes in Net Position		Total
	Expenses	Charges for Services	Operating Grants and Contributions	Governmental Activities	Business-Type Activities	
<b>Functions:</b>						
<b>Governmental:</b>						
General government	\$ 812,867	\$ 134,400	\$ -	\$ (678,467)	\$ -	\$ (678,467)
Public safety	569,810	90,352	-	(479,458)	-	(479,458)
Physical environment	891,758	823,805	9,931	(58,022)	-	(58,022)
Culture and recreation	54,363	242	-	(54,121)	-	(54,121)
Debt service interest	76,111	-	-	(76,111)	-	(76,111)
<b>Total governmental activities</b>	<b>2,404,909</b>	<b>1,048,799</b>	<b>9,931</b>	<b>(1,346,179)</b>	<b>-</b>	<b>(1,346,179)</b>
<b>Business-type:</b>						
Marina	72,397	82,804	-	-	10,407	10,407
Stormwater	180,345	177,605	-	-	(2,740)	(2,740)
<b>Total business-type activities</b>	<b>252,742</b>	<b>260,409</b>	<b>-</b>	<b>-</b>	<b>7,667</b>	<b>7,667</b>
<b>Total primary government</b>	<b>\$ 2,657,651</b>	<b>\$ 1,309,208</b>	<b>\$ 9,931</b>	<b>\$ (1,346,179)</b>	<b>\$ 7,667</b>	<b>\$ (1,338,512)</b>
<b>General Revenues:</b>						
Property taxes				1,260,856	-	1,260,856
Franchise taxes				195,749	-	195,749
Utility service taxes				298,950	-	298,950
Intergovernmental, unrestricted						
State revenue sharing				52,899	-	52,899
Half-cent sales tax				131,656	-	131,656
Local option gas tax				21,198	-	21,198
Local option sales tax				234,790	-	234,790
Communication tax				59,066	-	59,066
Unrestricted investment earnings				27,272	455	27,727
Miscellaneous				49,854	-	49,854
<b>Total general revenues</b>				<b>2,332,290</b>	<b>455</b>	<b>2,332,745</b>
Transfers				(25,000)	25,000	-
Change in net position				961,111	33,122	994,233
Net position at beginning of year				13,820,845	2,073,558	15,894,403
Net position at end of year				<b>\$ 14,781,956</b>	<b>\$ 2,106,680</b>	<b>\$ 16,888,636</b>

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

**CITY OF BELLEAIR BEACH, FLORIDA  
BALANCE SHEET - GOVERNMENTAL FUNDS  
SEPTEMBER 30, 2022**

	General	Capital Projects	Total Governmental Funds
<b>ASSETS</b>			
Cash and cash equivalents	\$ 2,166,195	\$ 430,545	\$ 2,596,740
Investments	3,020,044	117,387	3,137,431
Receivables, net	355,201	54,553	409,754
Prepaid items	8,226	-	8,226
Restricted cash	802,868	-	802,868
<b>Total Assets</b>	<b>\$ 6,352,534</b>	<b>\$ 602,485</b>	<b>\$ 6,955,019</b>
<b>LIABILITIES</b>			
Accounts payable	\$ 59,559	\$ -	\$ 59,559
Accrued liabilities	8,084	-	8,084
Unearned revenue	803,118	-	803,118
<b>Total liabilities</b>	<b>870,761</b>	<b>-</b>	<b>870,761</b>
<b>FUND BALANCES</b>			
Non-spendable			
Prepaid items	8,226	-	8,226
Restricted	802,868	-	802,868
Committed			
Capital projects	-	602,485	602,485
Assigned			
Contingencies	1,127,250	-	1,127,250
Unassigned	3,543,429	-	3,543,429
<b>Total fund balances</b>	<b>5,481,773</b>	<b>602,485</b>	<b>6,084,258</b>
<b>Total Liabilities and Fund Balances</b>	<b>\$ 6,352,534</b>	<b>\$ 602,485</b>	<b>\$ 6,955,019</b>

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

**CITY OF BELLEAIR BEACH, FLORIDA  
RECONCILIATION OF THE BALANCE SHEET TO THE  
STATEMENT OF NET POSITION - GOVERNMENTAL FUNDS  
SEPTEMBER 30, 2022**

**Fund Balances - Total Governmental Funds** \$ 6,084,258

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

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

Governmental non-depreciable assets	1,426,738	
Governmental depreciable assets	12,440,893	
Less accumulated depreciation	<u>(3,409,312)</u>	10,458,319

Long-term liabilities are not due and payable in the current period and therefore are not reported as liabilities in the governmental funds.

Notes payable	(480,000)	
Revenue bonds payable	(1,188,547)	
Accrued interest	(22,215)	
Compensated absences	<u>(69,859)</u>	<u>(1,760,621)</u>

**Total Net Position - Governmental Activities** \$ 14,781,956

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

**CITY OF BELLEAIR BEACH, FLORIDA**  
**STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES**  
**IN FUND BALANCES - GOVERNMENTAL FUNDS**  
**YEAR ENDED SEPTEMBER 30, 2022**

	General	Capital Projects	Total Governmental Funds
<b>Revenues:</b>			
Taxes:			
Ad valorem	\$ 1,260,856	\$ -	\$ 1,260,856
Franchise	195,749	-	195,749
Utility	298,950	-	298,950
Intergovernmental	274,750	234,790	509,540
Assessments	-	99,433	99,433
Charges for services	705,051	-	705,051
Fines	72,001	-	72,001
Licenses and permits	172,314	-	172,314
Interest on investments	25,785	1,487	27,272
Miscellaneous	49,854	-	49,854
Total revenues	<u>3,055,310</u>	<u>335,710</u>	<u>3,391,020</u>
<b>Expenditures:</b>			
Current			
General government	689,653	-	689,653
Public safety	570,964	-	570,964
Physical environment	629,220	1,080	630,300
Culture and recreation	7,470	-	7,470
Capital outlay	10,514	77,790	88,304
Debt service			
Principal	-	244,508	244,508
Interest	-	73,742	73,742
Total expenditures	<u>1,907,821</u>	<u>397,120</u>	<u>2,304,941</u>
Excess (deficiency) of revenues over (under) expenditures	<u>1,147,489</u>	<u>(61,410)</u>	<u>1,086,079</u>
<b>Other Financing</b>			
<b>Sources (Uses):</b>			
Transfers out	<u>(25,000)</u>	<u>-</u>	<u>(25,000)</u>
Total other financing sources (uses)	<u>(25,000)</u>	<u>-</u>	<u>(25,000)</u>
Net change in fund balances	1,122,489	(61,410)	1,061,079
<b>Fund Balances:</b>			
Beginning of year, as previously reported	<u>4,359,284</u>	<u>663,895</u>	<u>5,023,179</u>
End of year	<u>\$ 5,481,773</u>	<u>\$ 602,485</u>	<u>\$ 6,084,258</u>

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

**CITY OF BELLEAIR BEACH, FLORIDA  
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES,  
AND CHANGES IN FUND BALANCES TO THE  
STATEMENT OF ACTIVITIES - GOVERNMENTAL FUNDS  
YEAR ENDED SEPTEMBER 30, 2022**

**Net change in fund balances - governmental funds** \$ 1,061,079

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

Governmental funds report capital outlay as expenditures. However, in the statement of activities, the cost of those assets is depreciated over their estimated lives. The net effect of various miscellaneous transactions involving capital assets, including disposal, which decrease net position, are not reported in the governmental funds.

Expenditures for capital assets	88,304	
Depreciation expense	<u>(433,707)</u>	(345,403)

Long-term liabilities are not due and payable in the current period and therefore are not reported in the governmental funds.

Debt principal payments	244,508	
Change in accrued interest	<u>(2,369)</u>	242,139

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

Change in compensated absences		<u>3,296</u>
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**Change in net position - governmental activities** \$ 961,111

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

**CITY OF BELLEAIR BEACH, FLORIDA**  
**STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN**  
**FUND BALANCE - BUDGET AND ACTUAL - GENERAL FUND**  
**YEAR ENDED SEPTEMBER 30, 2022**

	<u>Original Budget</u>	<u>Final Budget</u>	<u>Actual</u>	Variance with Final Budget - Positive (Negative)
<b>Revenues:</b>				
Taxes:				
Ad valorem	\$ 1,251,815	\$ 1,251,815	\$ 1,260,856	\$ 9,041
Franchise	180,000	180,000	195,749	15,749
Utility	273,800	273,800	298,950	25,150
Intergovernmental	215,160	215,160	274,750	59,590
Charges for services	460,600	462,730	705,051	242,321
Fines	11,000	10,000	72,001	62,001
Licenses and permits	61,500	141,000	172,314	31,314
Interest on investments	10,000	10,000	25,785	15,785
Miscellaneous	23,315	4,300	49,854	45,554
Total revenues	<u>2,487,190</u>	<u>2,548,805</u>	<u>3,055,310</u>	<u>506,505</u>
<b>Expenditures:</b>				
Current				
General government	727,500	727,500	689,653	37,847
Public safety	587,570	587,570	570,964	16,606
Physical environment	662,210	662,210	629,220	32,990
Culture and recreation	13,800	13,800	7,470	6,330
Capital outlay	35,500	35,500	10,514	24,986
Total expenditures	<u>2,026,580</u>	<u>2,026,580</u>	<u>1,907,821</u>	<u>118,759</u>
Excess of revenues over expenditures	<u>460,610</u>	<u>522,225</u>	<u>1,147,489</u>	<u>625,264</u>
<b>Other Financing Sources (Uses):</b>				
Transfers out	<u>(460,610)</u>	<u>(522,225)</u>	<u>(25,000)</u>	<u>497,225</u>
Total other financing uses	<u>(460,610)</u>	<u>(522,225)</u>	<u>(25,000)</u>	<u>497,225</u>
Net change in fund balance	<u>\$ -</u>	<u>\$ -</u>	<u>1,122,489</u>	<u>\$ 1,122,489</u>
<b>Fund Balance:</b>				
Beginning of year			<u>4,359,284</u>	
End of year			<u>\$ 5,481,773</u>	

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

**CITY OF BELLEAIR BEACH, FLORIDA**  
**STATEMENT OF NET POSITION - PROPRIETARY FUNDS**  
**SEPTEMBER 30, 2022**

	Stormwater Fund	Marina Fund	Total Proprietary Funds
<b>ASSETS</b>			
<b>Current Assets:</b>			
Cash and cash equivalents	\$ 125,318	\$ 342,751	\$ 468,069
Prepaid expenses	-	2,494	2,494
Total current assets	<u>125,318</u>	<u>345,245</u>	<u>470,563</u>
<b>Non-Current Assets:</b>			
Capital assets, net			
Improvements other than building	1,640,771	31,123	1,671,894
<b>Total Assets</b>	<u>\$ 1,766,089</u>	<u>\$ 376,368</u>	<u>\$ 2,142,457</u>
<b>LIABILITIES</b>			
<b>Current Liabilities:</b>			
Accounts payable	\$ 1,975	\$ 5,468	\$ 7,443
Deferred revenue	-	5,214	5,214
Notes payable	15,276	-	15,276
Total current liabilities	<u>17,251</u>	<u>10,682</u>	<u>27,933</u>
<b>Non-Current Liabilities:</b>			
Notes payable	7,844	-	7,844
Total liabilities	<u>25,095</u>	<u>10,682</u>	<u>35,777</u>
<b>NET POSITION</b>			
Net investment in capital assets	1,617,651	31,123	1,648,774
Unrestricted	123,343	334,563	457,906
Total net position	<u>1,740,994</u>	<u>365,686</u>	<u>2,106,680</u>
<b>Total Liabilities and Net Position</b>	<u>\$ 1,766,089</u>	<u>\$ 376,368</u>	<u>\$ 2,142,457</u>

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

**CITY OF BELLEAIR BEACH, FLORIDA**  
**STATEMENT OF REVENUES, EXPENSES AND CHANGES**  
**IN NET POSITION - PROPRIETARY FUNDS**  
**YEAR ENDED SEPTEMBER 30, 2022**

	Stormwater Fund	Marina Fund	Proprietary Funds
<b>Operating Revenues:</b>			
Charges for services			
General government	\$ -	\$ 82,804	\$ 82,804
Utilities	177,605	-	177,605
Total charges for services	<u>177,605</u>	<u>82,804</u>	<u>260,409</u>
<b>Operating Expenses:</b>			
Personnel services	32,081	-	32,081
Contractual services	14,082	-	14,082
Supplies	-	66,484	66,484
Repairs and maintenance	47,801	-	47,801
Office and utilities	-	3,314	3,314
Depreciation	85,177	2,599	87,776
Total operating expenses	<u>179,141</u>	<u>72,397</u>	<u>251,538</u>
Operating income (loss)	<u>(1,536)</u>	<u>10,407</u>	<u>8,871</u>
<b>Non-Operating Revenue (Expenses):</b>			
Investment earnings	-	455	455
Interest expense	(1,204)	-	(1,204)
Total non-operating revenue (expenses)	<u>(1,204)</u>	<u>455</u>	<u>(749)</u>
<b>Income (Loss) Before Transfers</b>	<u>(2,740)</u>	<u>10,862</u>	<u>8,122</u>
<b>Transfers:</b>			
Transfers in	<u>25,000</u>	<u>-</u>	<u>25,000</u>
Changes in net position	22,260	10,862	33,122
Net position at beginning of year	<u>1,718,734</u>	<u>354,824</u>	<u>2,073,558</u>
Net position at end of year	<u>\$ 1,740,994</u>	<u>\$ 365,686</u>	<u>\$ 2,106,680</u>

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

**CITY OF BELLEAIR BEACH, FLORIDA**  
**STATEMENT OF CASH FLOWS - PROPRIETARY FUNDS**  
**YEAR ENDED SEPTEMBER 30, 2022**

	Stormwater Fund	Marina Fund	Total Proprietary Funds
<b>Cash Flows from Operating Activities:</b>			
Receipts from customers and users	\$ 202,767	\$ 83,097	\$ 285,864
Payments to employees	(32,081)	-	(32,081)
Payments to suppliers and providers	(60,352)	(68,212)	(128,564)
Net cash provided by operating activities	<u>110,334</u>	<u>14,885</u>	<u>125,219</u>
<b>Cash Flows from Non-Capital Financing Activities:</b>			
Transfers in	<u>25,000</u>	<u>-</u>	<u>25,000</u>
<b>Cash Flows from Capital and Related Financing Activities:</b>			
Acquisition and construction of capital assets	(27,947)	-	(27,947)
Principal paid on bonds payable	(14,725)	-	(14,725)
Interest paid on long-term debt	(1,204)	-	(1,204)
Net cash used in capital and related financing activities	<u>(43,876)</u>	<u>-</u>	<u>(43,876)</u>
<b>Cash Flows from Investing Activities:</b>			
Interest income	<u>-</u>	<u>455</u>	<u>455</u>
<b>Net Change in Cash and Cash Equivalents</b>	91,458	15,340	106,798
<b>Cash and Cash Equivalents - Beginning of the Year</b>	<u>33,860</u>	<u>327,411</u>	<u>361,271</u>
<b>Cash and Cash Equivalents - End of the Year</b>	<u>\$ 125,318</u>	<u>\$ 342,751</u>	<u>\$ 468,069</u>

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

**CITY OF BELLEAIR BEACH, FLORIDA**  
**STATEMENT OF CASH FLOWS - PROPRIETARY FUNDS**  
**YEAR ENDED SEPTEMBER 30, 2022**  
**(Continued)**

	Stormwater Fund	Marina Fund	Total Proprietary Funds
<b>Reconciliation of Operating Income (Loss) to Net Cash Provided by Operating Activities:</b>			
Operating income (loss)	\$ (1,536)	\$ 10,407	\$ 8,871
Adjustments to reconcile operating income (loss) to net cash provided by operating activities -			
Depreciation	85,177	2,599	87,776
Changes in operating assets and liabilities:			
Receivables	25,162	293	25,455
Prepaid expenses	-	(334)	(334)
Accounts payable	1,531	(54)	1,477
Deferred revenue	-	1,974	1,974
Total adjustments	<u>111,870</u>	<u>4,478</u>	<u>116,348</u>
<b>Net Cash Provided By Operating Activities</b>	<u>\$ 110,334</u>	<u>\$ 14,885</u>	<u>\$ 125,219</u>

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

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**CITY OF BELLEAIR BEACH, FLORIDA**  
**NOTES TO FINANCIAL STATEMENTS**  
**SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

The City of Belleair Beach (City) maintains its accounting records in accordance with generally accepted accounting principles (GAAP) as applied to government units. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The more significant of the City's accounting policies are described below.

**A. Reporting Entity**

The City is a political subdivision of the State of Florida, located in Pinellas County in the west central portion of the State. The City was incorporated in 1950. The original Charter was revised in 1959. This revised Charter was recorded on May 18, 1959, in the Municipal Charter Book IV. The Charter was revised in 1968 and again in 2004. The amended Charter (effective as of March 10, 2004) adopted the council-manager form of government. The City is approximately .484 square miles in area. The City is a full-service municipality providing its citizens with a full complement of municipal services. In addition, the City owns and operates enterprise activities for the marina and stormwater system.

In evaluating how to define the City of Belleair Beach, Florida (the primary government), for financial reporting purposes, management has considered all potential component units. The decision to include a potential component unit in the reporting entity was made by applying the criteria set forth in GASB Statement No. 14, *The Financial Reporting Entity*.

This governmental accounting standard requires that this financial statement present the City of Belleair Beach (the primary government) and its component units, if applicable. Component units generally are legally separate entities for which a primary government is financially accountable. Financial accountability ordinarily involves meeting both of the following criteria: the primary government is accountable for the potential component unit (i.e., the primary government appoints the voting majority of its board) and the primary government is able to impose its will upon the potential component unit, or there is a possibility that the potential component unit may provide specific financial benefits or impose specific financial burdens on the primary government.

The City has no component units as of September 30, 2022.

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

The City has adopted the provisions of GASB Statement No. 34, *Basic Financial Statements and Management Discussion and Analysis for State and Local Governments*. The government-wide financial statements (i.e., the statement of net position and the statement of changes in net position) report information on all of the activities of the primary government. For the most part, the effect of interfund activity has been removed from these statements. *Governmental activities*, which normally are supported by taxes and intergovernmental revenues, are reported separately from *business-type activities*, which rely to a significant extent on fees and charges for support.

**CITY OF BELLEAIR BEACH, FLORIDA**  
**NOTES TO FINANCIAL STATEMENTS**  
**SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

**B. Government-Wide and Fund Financial Statements (continued)**

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

Separate financial statements are provided for governmental funds and proprietary funds. Major individual governmental funds and the individual enterprise fund are reported as separate columns in the fund financial statements.

Since the governmental fund financial statements are presented on a different measurement focus and basis of accounting than the government-wide statements, governmental activities column, a reconciliation is presented on the same page or the page following each statement, which briefly explains the adjustments necessary to reconcile the fund based financial statements to the governmental activities column of the government-wide presentation.

**C. Measurement Focus and Basis of Accounting**

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

Franchise taxes, licenses, and interest associated with the current fiscal period are all considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. All other revenue items are considered to be measurable and available only when cash is received by the City.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

C. Measurement Focus and Basis of Accounting (Continued)

The City reports the following major funds:

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

The Capital Projects Fund which is a governmental fund that accumulates resources for the construction of capital projects.

The Marina Fund accounts for the assets, operations and maintenance of the City-owned marina.

The Stormwater Fund accounts for the assets, operations and maintenance of the City-owned Stormwater operations.

Private-sector standards of accounting and financial reporting are followed in both the government-wide and proprietary fund financial statements to the extent that those standards do not conflict with or contradict guidance of the Governmental Accounting Standards Board.

As a general rule the effect of interfund activity has been eliminated from the government-wide financial statements. Exceptions to this general rule are payments-in-lieu of taxes and other charges between the government's water and sewer function and various other functions of the government. Elimination of these charges would distort the direct cost 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, including special assessments. Internally dedicated resources are reported as *general revenues* rather than as program revenues. Likewise, general revenues include all taxes.

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

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

**CITY OF BELLEAIR BEACH, FLORIDA**  
**NOTES TO FINANCIAL STATEMENTS**  
**SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

D. Assets, Deferred Outflows, Liabilities, Deferred Inflows, and Net Position or Fund Balances

*Cash and Cash Equivalents*

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

*Deposits and Investments*

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

The City's investment policy is to maintain funds in investments which yield the highest possible efficiency and return within the limitations established by Florida Statutes, Chapter 166.261. Provisions of those statutes authorize the City to invest in:

- a) Florida State Board of Administration Local Government Pooled Investment Fund.
- b) Bonds, notes or other obligations of the United States or for which the credit of the United States is pledged for the payment thereof.
- c) Interest-bearing time deposits, savings accounts or collective investment funds in banks or savings and loan associations organized under the laws of the United States.
- d) Obligations of the federal farm credit banks and the Federal Home Loan Mortgage Corporation.
- e) Obligations of the Federal National Mortgage Association and the Government National Mortgage Association

Investments in fixed income securities are stated at fair value. Fair value is the amount at which an investment could be exchanged in a current transaction between willing parties, other than in a forced or liquidation sale.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022  
CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

D. Assets, Deferred Outflows, Liabilities, Deferred Inflows, and Net Position or Fund Balances  
(Continued)

**Receivables and Payables**

Activity between funds that are representative of lending/borrowing arrangements outstanding at the end of the fiscal year are referred to as either “due to/from other funds” (i.e., the current portion of interfund loans) or “advances to/from other funds” (i.e., the non-current portion of interfund loans). All other outstanding balances between funds are reported as “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.”

All tax, accounts and intergovernmental receivables are shown net of an allowance for uncollectibles. Trade accounts receivables in excess of 180 days, if any, compromise the trade accounts receivable allowance for uncollectible including those for the Enterprise Funds.

Property Taxes - Under Florida law, the assessment of all properties and the collection of all county, municipal and school board property taxes are consolidated in the offices of the County Property Appraiser and County Tax Collector.

The tax levy of the City is established by the City Council prior to October 1 of each year and the Pinellas County Property Appraiser incorporates the City’s millages into the total tax levy, which includes the Pinellas County School Board tax requirements. The City is permitted by state law to levy taxes up to ten mills of assessed valuation, exclusive of taxes levied for the payment of bonds. The millage rate assessed by the City was 2.0394.

All property is reassessed according to its fair market value 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 taxes are due and payable on November 1 of each year or as soon thereafter as the assessment roll is certified and delivered to the Tax Collector. All unpaid taxes become delinquent on April 1 following the year in which they are assessed. Discounts are allowed for early payment at the rate of 4% in the month of November, 3% in the month of December, 2% in the month of January and 1% in the month of February. The taxes paid in March are without discount.

**CITY OF BELLEAIR BEACH, FLORIDA**  
**NOTES TO FINANCIAL STATEMENTS**  
**SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

D. Assets, Deferred Outflows, Liabilities, Deferred Inflows, and Net Position or Fund Balances  
(Continued)

**Receivables and Payables (Continued)**

Delinquent taxes on real property bear interest at 18% per year. On or prior to June 1 following the tax year, certificates are sold for all delinquent taxes on property. After sale, tax certificates bear interest at 18% per year or at any lower rate bid by the buyer. Application for a tax deed on any unredeemed tax certificates may be made by the certificate holder after a period of two years.

Delinquent taxes on personal property bear interest at 18% per year until the tax is satisfied either by seizure and sale of the property or by the five-year statute of limitations.

Because of the Pinellas County Tax Collector's Office efficient system for selling tax certificates and remitting the proceeds to the City any delinquent or uncollected property taxes at year end are immaterial. The City's tax calendar is as follows:

Valuation Date:	January 1
Levy Date:	November 1
Due Date:	March 31, succeeding year
Lien Date:	April 1, succeeding year

**Capital Assets**

Capital assets, which include property, plant, equipment, and infrastructure assets (e.g., roads, bridges, sidewalks, and similar items), are reported in the applicable governmental or business-type activities columns in the government-wide financial statements. Capital assets are defined by the government as assets with an initial, individual cost of more than \$1,000 and an estimated useful life in excess of one year. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at the date of acquisition.

Donated capital assets, donated works of art and similar items, and capital assets received in a service concession arrangement should be reported at acquisition value rather than fair value.

The cost of normal maintenance and repairs that do not add to the value of the asset or materially extend assets lives are not capitalized.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

D. Assets, Deferred Outflows, Liabilities, Deferred Inflows, and Net Position or Fund Balances (Continued)

*Capital Assets (Continued)*

Major outlays for capital assets and improvements are capitalized as projects are constructed. Interest incurred, if any, during the construction phase of capital assets of business-type activities is included as part of the capitalized value of the assets constructed.

Property, plant, and equipment is depreciated using the straight-line method over the following estimated useful lives.

	<u>Years</u>
Buildings	45-55
Building improvements	20-30
Infrastructure	45-55
Machinery and equipment	5-15

*Deferred Outflows and Inflows of Resources*

The City has implemented the provisions of GASB Statement Nos. 63 and 65. Statement No. 63, *Financial Reporting of Deferred Outflows of Resources, Deferred Inflows of Resources, and Net Position*, provides financial reporting guidance for deferred outflows and inflows of resources, originally introduced and defined in GASB Concepts Statement No. 4, *Elements of Financial Statements*, as an acquisition or consumption, respectively, of net assets applicable to a future reporting period. Further, Concepts Statement No. 4 also identifies net position as the residual of all other elements presented in a statement of financial position. Statement No. 65, *Items Previously Reported As Assets and Liabilities*, reclassifies and recognizes certain items that were formerly reported as assets and liabilities as one of the four financial statement elements, (1) deferred outflows of resources, (2) outflows of resources, (3) deferred inflows of resources, and (4) inflows of resources. Concepts Statement No. 4 requires that deferred outflows and deferred inflows be recognized only in those instances specifically identified in GASB pronouncements. Statement No. 65 provides that guidance.

The City reports increases and decreases in net position that relate to future periods as deferred inflows of resources and deferred outflows of resources, respectively, in a separate section of the statement of net position.

As of September 30, 2022, the City did not report any deferred inflows or deferred outflows of resources.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

D. Assets, Deferred Outflows, Liabilities, Deferred Inflows, and Net Position or Fund Balances  
(Continued)

*Compensated Absences*

It is the City's policy to permit employees to accumulate earned but unused annual leave and sick pay benefits. Regular and full-time employees earn annual leave and sick leave after three months of employment.

Annual leave is earned based on years of continuous and credible service as follows:

Total Years of Service	Days Per Year
1	5
2 to 4	10
5 to 10	15
10 years and over	20

A maximum amount of annual leave an employee may have to their credit at any time is forty days.

An employee who has served six months or more and who terminates employment with the City is paid for any unused annual leave accumulated to the time of termination up to the maximum. This is provided that a two-week written notice is given.

Sick leave for regular full-time employees is earned at the rate of eight hours for each month of service (at the completion of three months of continuous service) and may be accrued with no maximum. Upon termination, the employee is entitled to a lump-sum payment for accrued unused sick leave (up to a maximum of 720 hours).

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

D. Assets, Deferred Outflows, Liabilities, Deferred Inflows, and Net Position or Fund Balances  
(Continued)

**Compensated Absences (Continued)**

Upon termination, providing that the employee has given the department head no less than two weeks prior written notice, the following amount of sick pay leave will be received:

Years of Service	% of Accrued Hours (With Maximum of 720 Hours)
Less than 10 years	25%
10 years or more	100%

Vested or accumulated annual leave and sick leave that is expected to be liquidated with expendable available financial resources is reported as an expenditure and a fund liability of the governmental fund that will pay it. No expenditure is reported for these amounts. Vested or accumulated annual leave and sick leave of the proprietary fund is recorded as an expense and liability of those funds as the benefits accrue to employees.

All annual leave and sick pay is accrued when incurred in the government-wide and proprietary fund financial statements. A liability for these amounts is reported in governmental funds only if they have matured.

**Unearned Revenue**

Unearned revenue recorded in the General Fund represents advanced grant payments and prepaid business registrations that are for the next fiscal year.

**Assessments**

Assessments recorded in the Capital Projects Fund are to fund the cost of capital improvements and essential services providing a special benefit to real property of certain residents of the City.

Future assessments are recorded as accounts receivable and unearned revenue in the Statement of Net Position.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

D. Assets, Deferred Outflows, Liabilities, Deferred Inflows, and Net Position or Fund Balances (Continued)

**Non-Current Liabilities**

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

**Classification of Net Position**

The government-wide and business-type fund financial statements utilize a net position presentation. Net position is categorized as net investment in capital assets, restricted and unrestricted.

- Net Investment in Capital Assets - is intended to reflect the portion of net position which is associated with non-liquid, capital assets, net of related debt.
- Restricted Net Position - are liquid assets, generated from revenues and net bond proceeds, which are not accessible for general use because of third-party (statutory, bond covenant or granting agency) limitations.
- Unrestricted Net Position - represents unrestricted liquid assets.

**Classification of Fund Balance**

GASB Statement No. 54 (GASB 54), *Fund Balance Reporting and Governmental Fund Type Definitions*, establishes fund balance classifications that comprise a hierarchy based primarily on the extent to which a government is bound to observe constraints imposed upon the use of the resources reported in governmental funds. Fund balance classifications, under GASB 54, are comprised of the following:

- Nonspendable - established to report items that are not expected to be converted to cash such as inventory and prepaid items; items not currently in cash form such as the long-term amount of loans and notes receivable as well as property acquired for resale; and items legally or contractually required to be maintained intact such as the corpus (or principal) of a permanent fund.

**CITY OF BELLEAIR BEACH, FLORIDA**  
**NOTES TO FINANCIAL STATEMENTS**  
**SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

D. Assets, Deferred Outflows, Liabilities, Deferred Inflows, and Net Position or Fund Balances  
(Continued)

*Classification of Fund Balance (Continued)*

- *Restricted* - includes represents the amount that can be spent only for specific purposes stipulated by (a) external resource providers such as creditors (by debt covenants), service/contractual agreement, grantors, contributors, or laws or regulations of other governments; or (b) imposed by law through constitutional provisions or enabling legislation. This may be budgeted and reported in either the General Fund or the Capital Projects Fund. Reserved fund balances indicate those portions of fund balances that are legally segregated for a specific use or not available for appropriation or expenditure.
- *Committed* - includes fund balance amounts that can be used only for the specific purposes that are internally imposed by a formal action (a Resolution) of the government's highest level of decision making authority, the City Council. Commitments may be changed or lifted only by the City taking the same formal action (a Resolution) that imposed the constraint initially. Contractual obligations are included to the extent that existing resources in the fund have been specifically committed for use in satisfying those contractual obligations. Commitment may be made for such purposes as, (a) major maintenance and repair projects; (b) meeting future obligations resulting from a natural disaster; (c) accumulating resources pursuant to stabilization arrangements; (d) establishing reserves for disasters; and/or (e) for setting aside amounts for specific projects.
- *Assigned* - includes amounts intended to be used by the government for specific purposes. The City Council by formal vote (or management designee via Council action) has the authority authorized to assign fund balance to a specific purpose. In governmental funds other than the General Fund, assigned fund balance represents the amount that is not restricted or committed. This indicates that the resources in other governmental funds are, at a minimum, intended to be used for the purpose of that fund.

Assigned may or may not be appropriated for expenditures during the budget process and in the subsequent year depending on the timing of the project/reserve for which it was assigned. This reflects management's (City Manager, Committee or Department Head) intended use of resources and does not need further action by City Council.

Resolution 2008-04 was approved by the City Council to establish a reserved amount with the intention of utilizing these resources for emergencies arising from catastrophic events such as hurricanes or other natural disasters.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

D. Assets, Deferred Outflows, Liabilities, Deferred Inflows, and Net Position or Fund Balances  
(Continued)

**Classification of Fund Balance (Continued)**

- *Unassigned* - includes residual positive fund balance within the General Fund which has not been classified within the other above-mentioned categories. Unassigned fund balance may also include negative balances for any governmental fund if expenditures exceed amounts restricted, committed, or assigned for those specific purposes.

These classifications reflect not only the nature of funds, but also provide clarity to the level of restriction placed upon fund balance. Fund balance can have different levels of restraint, such as external versus internal compliance requirements. Unassigned fund balance is a residual classification with the General Fund. The General Fund should be the only fund that reports a positive unassigned balance. In all other funds, unassigned is limited to negative residual fund balance.

In circumstances when an expenditure is made for a purpose for which amounts are available in multiple fund balance classifications, fund balance is generally depleted in the order of restricted, committed, assigned, and unassigned.

**Minimum Level of Unassigned Fund Balance**

Unassigned fund balance is the residual classification for the General Fund and represents fund balance that has not been restricted, committed or assigned to specific purposes within the general fund.

If, after the annual audit, prior committed or assigned fund balance causes the unassigned fund balance to fall below 20% of general fund operating expenditures, the City Manager will so advise City Council in order for the necessary action to be taken to restore the unassigned fund balance to at least 20% of General Fund operating expenditures.

The City Manager and Finance Officer will prepare and submit a plan for committed and/or assigned fund balance reduction, expenditure reduction and/or revenue increase to City Council. The City shall take action necessary to restore the unassigned fund balance to acceptable levels within two years.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

E. Estimates

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Actual results could differ from those estimates.

F. Recent Accounting Pronouncements

In June 2017, the GASB issued Statement No. 87, *Leases* ("GASB 87"), which addresses accounting and financial reporting for leases by governments. This statement requires recognition of certain lease assets and liabilities for leases that are currently classified as operating leases and recognized as inflows of resources or outflows of resources. GASB 87 establishes the lessee's requirement to recognize a lease liability and an intangible right-to-use lease asset. GASB 87 became effective for the City for the fiscal year ending September 30, 2022 but did not have a significant impact on its financial statements.

G. Subsequent Events

Management has evaluated subsequent events through March 31, 2023, which is the date the financial statements were available to be issued.

**NOTE 2 - STEWARDSHIP, COMPLIANCE AND ACCOUNTABILITY**

Annual budgets are adopted on a basis consistent with generally accepted accounting principles for the general fund and the enterprise fund and are controlled on a fund and department level. On or before May 31 of each year, all departments of the City submit requests for appropriation to the Finance Officer so that a budget may be prepared. The budget is prepared by fund, function and activity, and includes information on the past year, current year estimates and requested appropriations for the next fiscal year. All annual appropriations lapse at fiscal year-end.

The proposed budget is presented by the City Manager to the City Council for review in July. The City Council holds public hearings and may add to, subtract from, or change appropriations, but may not change the form of the budget. Any changes in the budget must be within the revenues and reserves estimated as available by the Finance Officer or the revenue estimates must be changed by an affirmative vote of a majority of the City Council.

Expenditures may not legally exceed budgeted appropriations at the departmental level. During the year there were no supplementary appropriations.

Encumbrance accounting is employed in governmental funds. Encumbrances (e.g., purchase orders, contracts) do not constitute expenditures or liabilities because the commitments will be reappropriated and honored during the subsequent year.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 3 - DEPOSITS AND INVESTMENTS**

*Deposits:*

At year-end, the carrying amount of the City's deposits was \$3,867,677 (\$3,064,559 unrestricted and \$802,868 reported as restricted for use in compliance with terms of grant funding) and the bank balance was \$3,885,193. The bank balance was covered by federal depository insurance and, for the amount in excess of such federal depository insurance, by the State of Florida's Security for Public Deposits Act. Provisions of the Act require that public deposits may only be made at qualified public depositories. The Act requires each qualified public depository to deposit with the State Treasurer eligible collateral equal to or in excess of the required collateral as determined by the provisions of the Act. In the event of a failure by a qualified public depository, losses in excess of federal depository insurance and proceeds from the sale of the securities pledged by the defaulting depository, are assessed against the other qualified public depositories of the same type as the depository in default.

*Fair Value Measurements:*

The City categorizes its fair value of investments within the fair value hierarchy established by generally accepted accounting principles pursuant to GASB Statement No. 72, *Fair Value Measurement and Application*. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. Level 1 inputs are quoted market prices in active markets for identical assets; Level 2 inputs are significant other observable input, and Level 3 are significant unobservable inputs.

Investments that are not evidenced by securities that exist in physical or book-entry form include investments in open-ended mutual funds and pools managed by other governments.

The following table presents assets carried at fair value at September 30, 2022:

	Fair Value	Overall Credit Rating	Rating Agency	Hierarchy Level
Florida State Board of Administration Local Government Pooled Investment Fund (Florida Prime)	\$ 3,137,431	AAAM	S&P	1

*Interest Rate Risk:*

The City manages its exposure to fair value losses arising from increasing interest rates through its adopted investment policies. The City limits the effective duration of its investment portfolio through the adoption of nationally recognized risk measure benchmarks such as the Lehman Brothers Aggregate Bond Index.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 3 - DEPOSITS AND INVESTMENTS (Continued)**

*Credit Risk:*

Consistent with Chapter 218, Florida Statutes, the City's investment guidelines limit its fixed income investments to a quality rating of 'A' or equivalent as rated by one or more recognized bond rating service at the time of purchase. Fixed income investments which are downgraded to 'BAA' or equivalent must be liquidated within a reasonable period of time not to exceed twelve months. Fixed income investments which are downgraded below 'BAA' shall be liquidated immediately.

The City has adopted a written investment policy in accordance with Section 218.145, Florida Statutes. That statute is intended to minimize interest rate and credit risk by directing the City to invest only in authorized investments summarized as follows:

- a) The Local Government Surplus Funds Trust Fund or any Intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperation Act as provided in s. 163.01.
- b) Securities and Exchange Commission registered money market funds with the highest credit quality rating from a nationally recognized rating agency.
- c) Interest-bearing time deposits or savings accounts in qualified public depositories as defined in s. 280.02.
- d) Direct obligations of the United States Treasury.
- e) Federal agencies and instrumentalities.
- f) Securities of, or other interests in, any open-end or closed-end management- type investment company or investment trust registered under the Investment Company Act of 1940, 15 U.S.C. ss. 80a-1 et seq., as amended from time to time, provided that the portfolio of such investment company or investment trust is limited to obligations of the United States Government or any agency or instrumentality thereof and to repurchase agreements fully collateralized by such United States Government obligations, and provided that such investment company or investment trust takes delivery of such collateral either directly or through an authorized custodian.

The Local Government Surplus Funds Trust Fund (Florida PRIME) is an investment pool administered by the Florida State Board of Administration that is governed by Chapters 215 and 218, Florida Statutes, and Chapter 19-7 of the Florida Administrative Code. A three-member Board of Trustees governs the State Board of Administration and is made up of the State's Governor as chairman, Chief Financial Officer, and Attorney General. This Board is empowered by Florida law to invest funds at the request of local governments. They delegate authority to the Executive Director and Chief Investment Officer to carry out the strategic direction of the organization. Florida PRIME provides eligible participants a cost-effective investment vehicle for their surplus funds. Its investment strategy emphasizes, in order of importance, safety, liquidity and competitive yield. Florida PRIME is managed by an industry leader in professional money management, maintains conservative investment policies, a Standard & Poor's AAA(m) rating, has enhanced transparency, and extensive governance oversight. The Florida PRIME is treated as "2a-7 like" pool in accordance with GASB Statements Number 31 and Number 59 and is valued using the pooled-share price (amortized cost), which approximates fair value. The Florida PRIME funds may be withdrawn upon demand. Investment income is recognized as earned and is allocated to participants of the Fund based on their equity participation.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 4 - RECEIVABLES AND DUE FROM OTHER GOVERNMENTS**

Receivables at September 30, 2022, were as follows:

	Governmental Activities		Business Type Activities		Total Primary Government
	General	Capital Projects	Marina Fund	Stormwater Fund	
Accounts	\$ 223,383	\$ -	\$ -	\$ -	\$ 223,383
Utilities	57,495	-	-	-	57,495
Other	74,323	54,553	-	-	128,876
	<u>\$ 355,201</u>	<u>\$ 54,553</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 409,754</u>

Accounts receivable for the General Fund includes \$196,915 from a resident of the City for code violations for failure to meet construction schedule timelines ordered by Special Master on May 19, 2021. The City has no intention to forgive these fines and believes the balance will be fully collectible. Therefore, the City has not recorded an allowance as of September 30, 2022.

**NOTE 5 - CHANGES IN CAPITAL ASSETS**

Capital asset activity for the year ended September 30, 2022, was as follows:

	Beginning Balance	Increases	Decreases	Ending Balance
<b>Governmental Activities</b>				
Capital assets not being depreciated				
Land	\$ 1,426,738	\$ -	\$ -	\$ 1,426,738
Total capital assets not being depreciated	<u>1,426,738</u>	<u>-</u>	<u>-</u>	<u>1,426,738</u>
Capital assets being depreciated				
Buildings and improvements	4,207,506	17,565	-	4,225,071
Improvements other than buildings	6,880,062	22,988	-	6,903,050
Machinery and equipment	1,319,963	47,751	(54,942)	1,312,772
Total capital assets being depreciated	<u>12,407,531</u>	<u>88,304</u>	<u>(54,942)</u>	<u>12,440,893</u>
Less accumulated depreciation				
Buildings and improvements	(1,059,735)	(97,377)	-	(1,157,112)
Improvements other than buildings	(1,587,855)	(261,458)	-	(1,849,313)
Machinery and equipment	(382,957)	(74,872)	54,942	(402,887)
Total accumulated depreciation	<u>(3,030,547)</u>	<u>(433,707)</u>	<u>54,942</u>	<u>(3,409,312)</u>
Total capital assets being depreciated, net	<u>9,376,984</u>	<u>(345,403)</u>	<u>-</u>	<u>9,031,581</u>
<b>Governmental Activities, net</b>	<u>\$ 10,803,722</u>	<u>\$ (345,403)</u>	<u>\$ -</u>	<u>\$ 10,458,319</u>
<b>Business-Type Activities</b>				
Capital assets being depreciated				
Improvements other than buildings	2,450,781	27,947	-	2,478,728
Total capital assets being depreciated	<u>2,450,781</u>	<u>27,947</u>	<u>-</u>	<u>2,478,728</u>
Less accumulated depreciation				
Improvements other than buildings	(719,058)	(87,776)	-	(806,834)
Total accumulated depreciation	<u>(719,058)</u>	<u>(87,776)</u>	<u>-</u>	<u>(806,834)</u>
<b>Business-Type Activities, net</b>	<u>\$ 1,731,723</u>	<u>\$ (59,829)</u>	<u>\$ -</u>	<u>\$ 1,671,894</u>

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 5 - CHANGES IN CAPITAL ASSETS (Continued)**

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

<b>Governmental Activities</b>	
General government	\$ 125,356
Physical environment	261,458
Culture and recreation	<u>46,893</u>
 Total depreciation expense - governmental activities	 <u>\$ 433,707</u>
 <b>Business-type activities:</b>	
Marina	\$ 2,599
Stormwater	<u>85,177</u>
 Total depreciation expense- business- type activities	 <u>\$ 87,776</u>

**NOTE 6 - DEFINED CONTRIBUTION PENSION PLAN**

The City provides retirement benefits for all of its full-time employees through a defined contribution 401(a) plan administered by the Florida League of Cities, Inc. under their prototype Profit-Sharing Plan and Trust Agreement. At September 30, 2022 there were nine plan members. In a defined contribution plan, benefits depend solely on amounts contributed to the plan plus investment earnings. Employees are eligible to participate after ninety days of employment. The Plan requires the City contribute ten percent of their compensation. The City's contributions for each employee (and interest allocated to the employee's account) are fully vested after five years of continuous service. City contributions for, and interest forfeited by, employees who leave employment before five years of service are used to reduce the City's current-period contribution requirement. Plan provisions and contribution requirements are established and may be amended by the City Council.

The City's total payroll in the fiscal year was \$392,017. The City's contributions were calculated using the participants' salary amount of \$358,620. The City made the required contributions totaling \$35,862 representing 10% of participants' salary.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 7 - DEFERRED COMPENSATION PLAN**

The City maintains a deferred compensation plan (plan) under the provisions of Section 457 of the Internal Revenue Code, as amended. This law stipulates that all assets and income of the plan must be held in trust for the exclusive benefit of the Plan participants and their beneficiaries. The City's plan is administered by the Florida League of Cities, Inc. and provides the plan participants with the option to invest in thirteen different registered investment funds (mutual funds). Although the City is the Trustee of the plan, the City has no administrative involvement and performs no investing function for the plan and has not therefore, reported the plan in this financial report.

**NOTE 8 - RISK MANAGEMENT**

The City is exposed to various risks of loss related to torts; theft of, damage to, and distribution of assets; errors and omissions; injuries to employees; and natural disasters.

The City continues to carry commercial insurance for risks of loss including health, life, building and contents, employee bonds, mobile property, flood, windstorm and employee accident insurance. Settled claims from these risks have not exceeded commercial insurance coverage in any of the past three fiscal years. The City has not had any significant coverage reductions under these policies in the last three fiscal years.

**NOTE 9 - NON-CURRENT LIABILITIES**

***Changes in Non-Current Liabilities***

The following is a summary of changes in long-term debt and other non-current liabilities of the City:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
<b>Governmental activities:</b>					
Suntrust Loan- Series 2005	\$ 640,000	\$ -	\$ (160,000)	\$ 480,000	\$ 120,000
Series 2018A Revenue Bonds	741,356	-	(47,156)	694,200	32,534
Series 2018B Revenue Bonds	119,961	-	(11,761)	108,200	4,675
Series 2018C Revenue Bonds	411,738	-	(25,591)	386,147	18,096
Compensated absences	73,155	2,769	(6,065)	69,859	6,986
Total governmental activities, long term debt and other liabilities	<u>\$ 1,986,210</u>	<u>\$ 2,769</u>	<u>\$ (250,573)</u>	<u>\$ 1,738,406</u>	<u>\$ 182,291</u>
<b>Business-type activities:</b>					
Stormwater Revenue Note- Series 2020	\$ 37,845	\$ -	\$ (14,725)	\$ 23,120	\$ 15,276

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 9 - NON-CURRENT LIABILITIES (Continued)**

**Description of Long-Term Debt and Other Liabilities Outstanding**

	Current	Non-Current	Total
<b>Governmental Activities</b>			
Compensated absences	\$ 6,986	\$ 62,873	\$ 69,859
 \$3,000,000, City of Belleair Beach Revenue Note, Series 2005, due in quarterly installments of \$40,000 through 2025; interest payable at 4.52%. Secured by pledged non-ad valorem revenues of the City. Proceeds used to acquire land and construct the City Hall.	 120,000	 360,000	 480,000
 \$981,017, City of Belleair Beach, Florida Revenue Bonds Series 2018A; due in annual installments of \$72,055 to \$117,050 through 2038; interest payable at 3.65%. Secured by revenues of the City. Proceeds used to finance certain capital improvements.	 32,534	 661,666	 694,200
 \$256,191, City of Belleair Beach, Florida Revenue Bonds Series 2018B; due in annual installments of \$12,956 to \$20,372 through 2038; interest payable at 4.62%. Secured by revenues of the City. Proceeds used to finance certain capital improvements.	 4,675	 103,525	 108,200
 \$512,367, City of Belleair Beach, Florida Revenue Bonds Series 2018C; due in annual installments of \$40,018 to \$65,006 through 2038; interest payable at 3.65%. Secured by revenues of the City. Proceeds used to finance certain capital improvements.	 18,096	 368,051	 386,147
 <b>Total Governmental Activities</b>	 <u>\$ 182,291</u>	 <u>\$ 1,556,115</u>	 <u>\$ 1,738,406</u>
 <b>Business-Type Activities</b>	Current	Long-Term	Total
<b>Revenue Bonds</b>			
\$45,000, City of Belleair Beach, Florida, Stormwater Utility System Revenue Note, Series 2020; due in annual installments of \$15,930 through 2024; interest payable at 3.75%. Secured by net revenues of the City. Proceeds used to fund the acquisition and installation of capital improvements for the City.	 <u>\$ 15,276</u>	 <u>\$ 7,844</u>	 <u>\$ 23,120</u>
 <b>Grand Total Long-Term Debt</b>			 <u>\$ 1,761,526</u>

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 9 - NON-CURRENT LIABILITIES (Continued)**

***Annual Requirements to Amortize Debt Outstanding***

The annual requirements to amortize all debt outstanding as of September 30, 2022, are as follows:

Years Ending September 30,	Series 2005 Revenue Note		Series 2018A Revenue Bond	
	Principal	Interest	Principal	Interest
	2023	\$ 120,000	\$ 20,798	\$ 32,534
2024	160,000	13,564	33,744	24,151
2025	160,000	6,330	34,997	22,919
2026	40,000	452	36,299	21,642
2027	-	-	37,648	20,317
2028-2032	-	-	210,307	79,921
2033-2037	-	-	252,419	38,578
2038-2042	-	-	56,252	2,053
	<u>\$ 480,000</u>	<u>\$ 41,144</u>	<u>\$ 694,200</u>	<u>\$ 234,919</u>

Years Ending September 30,	Series 2018B Revenue Bond		Series 2018C Revenue Bond	
	Principal	Interest	Principal	Interest
	2023	\$ 4,675	\$ 4,999	\$ 18,096
2024	4,896	4,783	18,769	13,434
2025	5,128	4,557	19,467	12,749
2026	5,370	4,320	20,192	12,038
2027	5,624	4,072	20,941	11,301
2028-2032	32,371	16,206	116,982	44,456
2033-2037	40,786	7,987	140,406	21,459
2038-2042	9,350	432	31,294	1,142
	<u>\$ 108,200</u>	<u>\$ 47,356</u>	<u>\$ 386,147</u>	<u>\$ 130,673</u>

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 9 - NON-CURRENT LIABILITIES (Continued)**

**Business-Type Activities**

Years Ending September 30,	Series 2020 Stormwater Revenue Bond	
	Principal	Interest
	2023	\$ 15,276
2024	7,844	121
	\$ 23,120	\$ 774

**NOTE 10 - INTERFUND TRANSFERS**

The composition of interfund transfers at September 30, 2022 is as follows:

Transfers Out	Transfers In	Amount
General Fund	Stormwater Fund	\$ 25,000

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 11 - ASSESSMENTS**

The property owners of Bellevue Estates Island (BEI) were asked to sign a petition to City Council regarding the imposition of special assessments for fund utility undergrounding.

The special assessment area consists of a total of 115 properties. The cost of the utility undergrounding will be repaid as a non-ad valorem special assessment imposed against each property. The property owners may voluntarily prepay the special assessment, in full, at any time. Special assessments which are not prepaid will be collected in annual installments on the property tax bill mailed by the county tax collector each November, over a period not to exceed 20 years. Collection of annual installments began November 2018. The special assessment will be secured by a lien against the property in case of default.

The original assessments were imposed by City Resolution No. 2018-03 adopted by City Council on March 5, 2018. In July 2018, the City received binding construction cost estimates for the project which are higher than the estimates used to calculate the original assessments resulting in the need for additional assessment funding in order to pay for the project.

The Supplemental Assessment will be in addition to the Original Assessments imposed in March 2018. An additional \$640,000 in revenue will be collected through the Special Assessments. The City Council adopted Resolution No. 2018-16 to impose the Special Assessments on August 16, 2018.

Annual installments include annual interest of 3.65% plus annual collection and administration cost incurred by the City each year. The annual assessment revenue was \$99,433 for the year ended September 30, 2022.

There are two categories of property owners in Bellevue Estates Island. The first category chose to have the undergrounding done on their property prior to the City's undergrounding project. The properties in this category have a low annual assessment because they do not have to pay for any onsite improvements since they already had their utilities undergrounded. The annual assessment is as follows:

Rate of Assessment per dwelling unit	\$ 11,078
Rate of supplemental assessment per dwelling unit	<u>5,518</u>
Total	<u>\$ 16,596</u>
Maximum annual payment	\$ 1,267.70
Maximum payment term	20 years

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 11 - ASSESSMENTS (Continued)**

The second category of homeowners did not previously have the utilities from the poles to their homes underground prior to the City's undergrounding project. These properties pay a higher annual assessment that includes their proportionate share of the improvements on their property. The annual assessment is as follows:

Rate of Assessment per dwelling unit	\$	11,078
Rate of supplemental assessment per dwelling unit		5,518
Onsite improvements		<u>4,500</u>
Total	\$	<u>21,096</u>
Maximum annual payment	\$	1,611.70
Maximum payment term		20 years

**NOTE 12 - POST-EMPLOYMENT HEALTH CARE BENEFITS**

GASB Statement No. 75, *Accounting and Financial Reporting by Employers for Postemployment Benefits Other Than Pensions*, requires governments to account for other postemployment benefits (OPEB) on an accrual basis, rather than on a pay-as-you-go-basis. The effect is the recognition of an actuarially determined expense when a future retiree earns their postemployment benefits, rather than when they use their postemployment benefits.

Postemployment health care benefits are made available to the City's terminated employees in accordance with the Consolidated Omnibus Budget Reconciliation Act of 1985 (COBRA). Under COBRA, the City is required to offer an election to deceased or terminated participants, their spouses or dependents, to continue coverage in the health plan provided by the City. The cost of coverage which the City may charge the participant may not exceed 102% of the applicable premium.

Employees who retire from the City of Belleair Beach (City), and eligible dependents and survivors, are eligible to continue to participate in the City's health insurance programs at the "blended" employee group rate which is determined annually by the City and approved by the City Council. Retirees have 31 days to elect to enroll in the City's health insurance plan in which they were participating at the time of retirement unless otherwise stated in a plan document or collective bargaining agreement. As of September 30, 2022, there were no eligible retirees and dependents participating in the City's health program.

The City provides no funding for any portion of the premiums after retirement. However, the City recognizes that there may be an "implicit subsidy" arising as a result of the blended rate premium when retiree health care costs, on average, are higher than active employee healthcare costs. The plan is not accounted for as a trust fund as an irrevocable trust has not been established to fund the plan. The plan does not issue a separate financial report.

**CITY OF BELLEAIR BEACH, FLORIDA  
NOTES TO FINANCIAL STATEMENTS  
SEPTEMBER 30, 2022**

**NOTE 12 - POST-EMPLOYMENT HEALTH CARE BENEFITS (Continued)**

As of September 30, 2022, the current health care premiums for the City's health plan are already age adjusted. Therefore, the contributions of the retirees and the age adjusted premiums would be equal. According to the actuary, this would create a liability of \$0.

It is important to note that if the City switches to a group plan with blended premiums or decides to pay for retirees healthcare benefits in the future, then this liability will no longer be \$0, and a full actuarial valuation will need to be performed.

**NOTE 13 - COMMITMENTS AND CONTINGENCIES**

*Grant Receipts:*

Amounts received or receivable from grants are subject to audit and adjustment by the grantor. Any disallowed claims, including amounts already collected, may constitute a liability of the applicable funds. The amount, if any, of expenditures which may be disallowed by the grantor cannot be determined at this time, although the City expects such amount, if any, to be immaterial.

**CITY OF BELLEAIR BEACH, FLORIDA**  
**STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN**  
**FUND BALANCE - BUDGET AND ACTUAL - CAPITAL PROJECTS FUND**  
**YEAR ENDED SEPTEMBER 30, 2022**

	<u>Original Budget</u>	<u>Final Budget</u>	<u>Actual</u>	Variance with Final Budget - Positive (Negative)
<b>Revenues:</b>				
Intergovernmental	\$ 1,097,425	\$ 1,120,627	\$ 234,790	\$ (885,837)
Assessments	112,145	112,145	99,433	(12,712)
Interest on investments	10,000	10,000	1,487	(8,513)
Total revenues	<u>1,219,570</u>	<u>1,242,772</u>	<u>335,710</u>	<u>(907,062)</u>
<b>Expenditures:</b>				
Current				
Physical environment	-	1,100	1,080	20
Capital outlay	1,302,925	1,294,927	77,790	1,217,137
Debt service				
Principal	214,603	244,703	244,508	195
Interest	75,662	75,662	73,742	1,920
Total expenditures	<u>1,593,190</u>	<u>1,616,392</u>	<u>397,120</u>	<u>1,219,272</u>
Excess (deficiency) of revenues over (under) expenditures	<u>(373,620)</u>	<u>(373,620)</u>	<u>(61,410)</u>	<u>312,210</u>
<b>Other Financing Sources (Uses):</b>				
Transfers in	<u>373,620</u>	<u>373,620</u>	<u>-</u>	<u>(373,620)</u>
Total other financing sources	<u>373,620</u>	<u>373,620</u>	<u>-</u>	<u>(373,620)</u>
Net change in fund balance	<u>\$ -</u>	<u>\$ -</u>	(61,410)	<u>\$ (61,410)</u>
<b>Fund Balance:</b>				
Beginning of year			<u>663,895</u>	
End of year			<u>\$ 602,485</u>	

**CITY OF BELLEAIR BEACH, FLORIDA**  
**STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN**  
**NET POSITION - BUDGET AND ACTUAL - MARINA FUND**  
**YEAR ENDED SEPTEMBER 30, 2022**

	Original & Final Budget	Actual	Variance with Final Budget - Positive (Negative)
<b>Operating Revenues:</b>			
Charges for services	\$ 84,220	\$ 82,804	\$ (1,416)
<b>Operating Expenses:</b>			
Supplies	68,815	66,484	2,331
Office and utilities	7,500	3,314	4,186
Depreciation	2,865	2,599	266
Total operating expenses	79,180	72,397	6,783
Operating income (loss)	5,040	10,407	(8,199)
<b>Non-Operating Revenues (Expenses):</b>			
Investment earnings	2,460	455	(2,005)
Change in net position	\$ 7,500	10,862	\$ (10,204)
<b>Net Position:</b>			
Beginning of year		354,824	
End of year		\$ 365,686	

**CITY OF BELLEAIR BEACH, FLORIDA**  
**STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN**  
**NET POSITION - BUDGET AND ACTUAL - STORMWATER FUND**  
**YEAR ENDED SEPTEMBER 30, 2022**

	Original & Final Budget	Actual	Variance with Final Budget - Positive (Negative)
<b>Operating Revenues:</b>			
Charges for services	\$ 175,000	\$ 177,605	\$ 2,605
<b>Operating Expenses:</b>			
Personnel services	32,080	32,081	(1)
Contractual services	126,750	14,082	112,668
Repairs and maintenance	48,000	47,801	199
Depreciation	-	85,177	(85,177)
Total operating expenses	206,830	179,141	27,689
Operating loss	(31,830)	(1,536)	(25,084)
<b>Non-Operating Revenue (Expenses):</b>			
Interest expense	1,300	1,204	96
<b>Loss Before Transfers</b>	(33,130)	(2,740)	(25,180)
<b>Transfers:</b>			
Transfers in	803,130	25,000	(778,130)
Change in net position	\$ 770,000	22,260	\$ (803,310)
<b>Net Position:</b>			
Beginning of year		1,718,734	
End of year		\$ 1,740,994	

**CITY OF BELLEAIR BEACH, FLORIDA  
CAPITAL ASSETS USED IN THE OPERATION OF  
GOVERNMENTAL FUNDS  
COMPARATIVE SCHEDULES BY FUNCTION AND ACTIVITY  
SEPTEMBER 30, 2022 AND 2021**

2022					
	Total	Land	Buildings	Improvements Other Than Buildings	Equipment
<b>General Government:</b>					
<b>Control:</b>					
Administrative	\$ 12,584,131	\$ 1,426,738	\$ 4,225,071	\$ 6,903,050	\$ 29,272
Executive	24,003	-	-	-	24,003
Legislative	43,368	-	-	-	43,368
<b>Total general government</b>	<b>12,651,502</b>	<b>1,426,738</b>	<b>4,225,071</b>	<b>6,903,050</b>	<b>96,643</b>
Public works	118,614	-	-	-	118,614
Recreation	1,097,515	-	-	-	1,097,515
<b>Total Governmental Funds Capital Assets</b>	<b>\$ 13,867,631</b>	<b>\$ 1,426,738</b>	<b>\$ 4,225,071</b>	<b>\$ 6,903,050</b>	<b>\$ 1,312,772</b>

**CITY OF BELLEAIR BEACH, FLORIDA  
CAPITAL ASSETS USED IN THE OPERATION OF  
GOVERNMENTAL FUNDS  
COMPARATIVE SCHEDULES BY FUNCTION AND ACTIVITY  
SEPTEMBER 30, 2022 AND 2021  
(Continued)**

	2021				
	Total	Land	Buildings	Improvements Other Than Buildings	Equipment
<b>General Government:</b>					
<b>Control:</b>					
Administrative	\$ 12,543,579	\$ 1,426,738	\$ 4,207,506	\$ 6,880,062	\$ 29,273
Executive	24,003	-	-	-	24,003
Legislative	61,072	-	-	-	61,072
Total general government	<u>12,628,654</u>	<u>1,426,738</u>	<u>4,207,506</u>	<u>6,880,062</u>	<u>114,348</u>
Public works	118,614	-	-	-	118,614
Recreation	1,087,001	-	-	-	1,087,001
Total Governmental Funds Capital Assets	<u>\$ 13,834,269</u>	<u>\$ 1,426,738</u>	<u>\$ 4,207,506</u>	<u>\$ 6,880,062</u>	<u>\$ 1,319,963</u>

**CITY OF BELLEAIR BEACH, FLORIDA  
CAPITAL ASSETS USED IN THE OPERATION OF  
GOVERNMENTAL FUNDS  
SCHEDULE OF CHANGES BY FUNCTION AND ACTIVITY  
YEAR ENDED SEPTEMBER 30, 2022**

Function and Activity	Governmental Fund Capital Assets Beginning	Additions	Deductions	Governmental Fund Capital Assets Ending
<b>General Government:</b>				
<b>Control:</b>				
Administrative	\$ 12,543,579	\$ 40,552	\$ -	\$ 12,584,131
Executive	24,003	-	-	24,003
Legislative	61,072	37,238	54,942	43,368
Total general government	<u>12,628,654</u>	<u>77,790</u>	<u>54,942</u>	<u>12,651,502</u>
Public works	118,614	-	-	118,614
Recreation	1,087,001	10,514	-	1,097,515
Total Governmental Funds Capital Assets	<u>\$ 13,834,269</u>	<u>\$ 88,304</u>	<u>\$ 54,942</u>	<u>\$ 13,867,631</u>

### **III. STATISTICAL SECTION**

**CITY OF BELLEAIR BEACH, FLORIDA  
COMPONENTS OF NET POSITION  
LAST TEN FISCAL YEARS  
UNAUDITED**

Schedule 1

	2022	2021	2020	2019	2018	2017	2016	2015	2014	2013
<b>Governmental activities:</b>										
Net investment in capital assets	\$ 8,789,772	\$ 8,890,667	\$ 9,397,531	\$ 9,027,101	\$ 5,613,438	\$ 6,203,405	\$ 5,859,020	\$ 5,564,233	\$ 4,819,447	\$ 4,815,617
Restricted	802,868	-	-	-	-	-	-	-	-	-
Unrestricted	5,189,316	4,930,178	5,371,313	5,316,313	6,696,559	5,027,157	4,964,934	4,788,500	4,590,761	4,368,877
Total governmental activities	<u>\$ 14,781,956</u>	<u>\$ 13,820,845</u>	<u>\$ 14,768,844</u>	<u>\$ 14,343,414</u>	<u>\$ 12,309,997</u>	<u>\$ 11,230,562</u>	<u>\$ 10,823,954</u>	<u>\$ 10,352,733</u>	<u>\$ 9,410,208</u>	<u>\$ 9,184,494</u>
<b>Business-type activities:</b>										
Net investment in capital assets	\$ 1,648,774	\$ 1,693,878	\$ 36,673	\$ 39,624	\$ 42,489	\$ 46,549	\$ 48,977	\$ 37,683	\$ 25,831	\$ 32,240
Unrestricted	457,906	379,680	295,029	263,343	254,455	240,676	224,516	221,210	207,954	196,227
Total business-type activities	<u>\$ 2,106,680</u>	<u>\$ 2,073,558</u>	<u>\$ 331,702</u>	<u>\$ 302,967</u>	<u>\$ 296,944</u>	<u>\$ 287,225</u>	<u>\$ 273,493</u>	<u>\$ 258,893</u>	<u>\$ 233,785</u>	<u>\$ 228,467</u>
<b>Primary government:</b>										
Net investment in capital assets	\$ 10,438,546	\$ 10,584,545	\$ 9,434,204	\$ 9,066,725	\$ 5,655,927	\$ 6,249,954	\$ 5,907,997	\$ 5,601,916	\$ 4,845,278	\$ 4,847,857
Restricted	802,868	-	-	-	-	-	-	-	-	-
Unrestricted	5,647,222	5,309,858	5,666,342	5,579,656	6,951,014	5,267,833	5,189,450	5,009,710	4,798,715	4,565,104
Total primary government	<u>\$ 16,888,636</u>	<u>\$ 15,894,403</u>	<u>\$ 15,100,546</u>	<u>\$ 14,646,381</u>	<u>\$ 12,606,941</u>	<u>\$ 11,517,787</u>	<u>\$ 11,097,447</u>	<u>\$ 10,611,626</u>	<u>\$ 9,643,993</u>	<u>\$ 9,412,961</u>

SOURCE: City of Belleair Beach Finance Department

**CITY OF BELLEAIR BEACH, FLORIDA**  
**CHANGES IN NET POSITION**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**

**Schedule 2**

	2022	2021	2020	2019	2018	2017	2016	2015	2014	2013
<b>Expenses:</b>										
<b>Governmental activities -</b>										
General government	\$ 812,867	\$ 743,107	\$ 698,293	\$ 708,107	\$ 813,544	\$ 387,746	\$ 467,329	\$ 684,320	\$ 488,624	\$ 591,967
Public safety	569,810	535,629	523,617	554,535	492,171	469,979	470,532	454,371	438,853	435,287
Physical environment	891,758	882,166	1,011,544	1,004,159	561,055	1,086,669	882,622	682,547	803,110	599,649
Transportation	-	-	-	-	-	-	-	-	-	17,279
Culture and recreation	54,363	54,879	45,225	44,267	31,612	23,050	44,156	15,582	43,711	36,196
Debt service interest	76,111	94,305	102,163	116,578	53,330	51,386	57,507	63,306	69,258	75,429
<b>Total governmental activities</b>	<b>2,404,909</b>	<b>2,310,086</b>	<b>2,380,842</b>	<b>2,427,646</b>	<b>1,951,712</b>	<b>2,018,830</b>	<b>1,922,146</b>	<b>1,900,126</b>	<b>1,843,556</b>	<b>1,755,807</b>
<b>Business-type activities -</b>										
Marina	72,397	56,502	55,836	62,487	57,794	49,985	46,109	33,034	47,190	51,109
Stormwater	180,345	169,446	-	-	-	-	-	-	-	-
<b>Total business-type activities</b>	<b>252,742</b>	<b>225,948</b>	<b>55,836</b>	<b>62,487</b>	<b>57,794</b>	<b>49,985</b>	<b>46,109</b>	<b>33,034</b>	<b>47,190</b>	<b>51,109</b>
<b>Total primary government expenses</b>	<b>\$ 2,657,651</b>	<b>\$ 2,536,034</b>	<b>\$ 2,436,678</b>	<b>\$ 2,490,133</b>	<b>\$ 2,009,506</b>	<b>\$ 2,068,815</b>	<b>\$ 1,968,255</b>	<b>\$ 1,933,160</b>	<b>\$ 1,890,746</b>	<b>\$ 1,806,916</b>
<b>Program Revenues:</b>										
<b>Government activities -</b>										
Charges for services	\$ 1,048,799	\$ 856,195	\$ 735,917	\$ 1,097,291	\$ 522,831	\$ 483,299	\$ 444,068	\$ 422,884	\$ 408,474	\$ 406,761
Operating grants and contributions	9,931	130,832	24,914	106,864	4,836	1,166	1,189	1,200	1,201	1,198
<b>Total governmental activities program revenues</b>	<b>1,058,730</b>	<b>987,027</b>	<b>760,831</b>	<b>1,204,155</b>	<b>527,667</b>	<b>484,465</b>	<b>445,257</b>	<b>424,084</b>	<b>409,675</b>	<b>407,959</b>
<b>Business-type activities -</b>										
<b>Charges for services -</b>										
Marina	82,804	78,950	82,830	66,016	65,845	62,750	59,937	57,535	48,955	51,109
Stormwater	177,605	167,379	-	-	-	-	-	-	-	-
<b>Total business-type activities program revenues</b>	<b>260,409</b>	<b>246,329</b>	<b>82,830</b>	<b>66,016</b>	<b>65,845</b>	<b>62,750</b>	<b>59,937</b>	<b>57,535</b>	<b>48,955</b>	<b>51,109</b>
<b>Total primary government program revenues</b>	<b>\$ 1,319,139</b>	<b>\$ 1,233,356</b>	<b>\$ 843,661</b>	<b>\$ 1,270,171</b>	<b>\$ 593,512</b>	<b>\$ 547,215</b>	<b>\$ 505,194</b>	<b>\$ 481,619</b>	<b>\$ 458,630</b>	<b>\$ 459,068</b>
<b>Net Program (Expense) / Revenue:</b>										
Governmental activities	\$ (1,346,179)	\$ (1,323,059)	\$ (1,620,011)	\$ (1,223,491)	\$ (1,424,045)	\$ (1,534,365)	\$ (1,476,889)	\$ (1,476,042)	\$ (1,433,881)	\$ (1,347,848)
Business-type activities	7,667	20,381	26,994	3,529	8,051	12,765	13,828	24,501	1,765	-
<b>Total primary government program net (expense) / revenue</b>	<b>\$ (1,338,512)</b>	<b>\$ (1,302,678)</b>	<b>\$ (1,593,017)</b>	<b>\$ (1,219,962)</b>	<b>\$ (1,415,994)</b>	<b>\$ (1,521,600)</b>	<b>\$ (1,463,061)</b>	<b>\$ (1,451,541)</b>	<b>\$ (1,432,116)</b>	<b>\$ (1,347,848)</b>

SOURCE: City of Belleair Beach Finance Department

**CITY OF BELLEAIR BEACH, FLORIDA**  
**CHANGES IN NET POSITION**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**  
**(Continued)**

**Schedule 2**

	2022	2021	2020	2019	2018	2017	2016	2015	2014	2013
<b>General Revenues and Other Changes</b>										
<b>in Net Position:</b>										
<b>Governmental activities -</b>										
Property taxes	\$ 1,260,856	\$ 1,170,878	\$ 1,117,077	\$ 1,068,618	\$ 1,014,430	\$ 926,891	\$ 883,698	\$ 843,286	\$ 783,665	\$ 741,269
Franchise taxes	195,749	187,045	188,420	183,563	165,829	157,015	156,936	167,080	168,469	150,040
Sales taxes	366,446	310,256	269,750	276,874	274,629	261,390	262,590	244,972	227,014	216,612
Other taxes	379,214	367,966	360,414	1,550,055	945,416	486,692	353,302	772,722	521,486	344,195
State revenue sharing	52,899	45,588	44,303	44,806	44,529	44,257	44,022	43,889	39,733	42,905
Investment earnings	27,272	6,669	54,689	107,440	49,691	28,828	22,295	22,952	9,162	25,210
Miscellaneous	49,854	7,459	10,888	25,452	8,956	35,900	25,267	10,140	4,349	53,331
Total revenues	<u>2,332,290</u>	<u>2,095,861</u>	<u>2,045,541</u>	<u>3,256,808</u>	<u>2,503,480</u>	<u>1,940,973</u>	<u>1,948,110</u>	<u>2,105,041</u>	<u>1,753,878</u>	<u>1,573,562</u>
Transfers	(25,000)	(1,720,801)	-	-	-	-	-	-	-	-
Total government activities	<u>2,307,290</u>	<u>375,060</u>	<u>2,045,541</u>	<u>3,256,808</u>	<u>2,503,480</u>	<u>1,940,973</u>	<u>1,948,110</u>	<u>2,105,041</u>	<u>1,753,878</u>	<u>1,573,562</u>
<b>Business-type activities -</b>										
Investment earnings	455	674	1,741	2,494	1,668	967	772	607	553	869
Total revenues	<u>455</u>	<u>674</u>	<u>1,741</u>	<u>2,494</u>	<u>1,668</u>	<u>967</u>	<u>772</u>	<u>607</u>	<u>553</u>	<u>869</u>
Transfers	25,000	1,720,801	-	-	-	-	-	-	-	-
Total business-type activities	<u>25,455</u>	<u>1,721,475</u>	<u>1,741</u>	<u>2,494</u>	<u>1,668</u>	<u>967</u>	<u>772</u>	<u>607</u>	<u>553</u>	<u>869</u>
Total primary government	<u>\$ 2,332,745</u>	<u>\$ 2,096,535</u>	<u>\$ 2,047,282</u>	<u>\$ 3,259,302</u>	<u>\$ 2,505,148</u>	<u>\$ 1,941,940</u>	<u>\$ 1,948,882</u>	<u>\$ 2,105,648</u>	<u>\$ 1,754,431</u>	<u>\$ 1,574,431</u>
<b>Change in Net Position:</b>										
Government activities	\$ 961,111	\$ (947,999)	\$ 425,530	\$ 2,033,317	\$ 1,079,435	\$ 406,608	\$ 471,221	\$ 628,999	\$ 319,997	\$ 225,714
Business-type activities	33,122	1,741,856	28,735	6,023	9,719	13,732	14,600	25,108	2,318	869
Total primary government	<u>\$ 994,233</u>	<u>\$ 793,857</u>	<u>\$ 454,265</u>	<u>\$ 2,039,340</u>	<u>\$ 1,089,154</u>	<u>\$ 420,340</u>	<u>\$ 485,821</u>	<u>\$ 654,107</u>	<u>\$ 322,315</u>	<u>\$ 226,583</u>

SOURCE: City of Belleair Beach Finance Department

**CITY OF BELLEAIR BEACH, FLORIDA**  
**CHARGES FOR SERVICES BY FUNCTION AND PROGRAM**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**

**Schedule 3**

	2022	2021	2020	2019	2018	2017	2016	2015	2014	2013
<b>Governmental Activities:</b>										
General government	\$ 134,400	\$ 99,657	\$ 49,544	\$ 44,378	\$ 51,164	\$ 55,071	\$ 64,065	\$ 63,989	\$ 55,712	\$ 63,421
Public safety	90,352	28,759	27,892	35,617	53,443	24,826	18,245	12,632	17,857	10,754
Physical environment	823,805	725,764	527,756	477,632	417,794	402,367	360,959	346,095	334,599	331,772
Transportation	-	-	-	-	-	-	-	-	-	398
Culture and recreation	242	2,015	414	870	430	1,035	799	168	306	416
Total government charges	<u>1,048,799</u>	<u>856,195</u>	<u>605,606</u>	<u>558,497</u>	<u>522,831</u>	<u>483,299</u>	<u>444,068</u>	<u>422,884</u>	<u>408,474</u>	<u>406,761</u>
<b>Business-Type Activities:</b>										
Marina	82,804	78,950	82,830	66,016	65,845	62,750	59,937	57,535	58,955	53,991
Stormwater	177,605	167,379	-	-	-	-	-	-	-	-
Total business-type charges	<u>260,409</u>	<u>246,329</u>	<u>82,830</u>	<u>66,016</u>	<u>65,845</u>	<u>62,750</u>	<u>59,937</u>	<u>57,535</u>	<u>58,955</u>	<u>53,991</u>
Total primary government	<u>\$ 1,309,208</u>	<u>\$ 1,102,524</u>	<u>\$ 688,436</u>	<u>\$ 624,513</u>	<u>\$ 588,676</u>	<u>\$ 546,049</u>	<u>\$ 504,005</u>	<u>\$ 480,419</u>	<u>\$ 467,429</u>	<u>\$ 460,752</u>

SOURCE: City of Belleair Beach Finance Department

**CITY OF BELLEAIR BEACH, FLORIDA**  
**GENERAL GOVERNMENTAL REVENUES BY SOURCE <sup>(1)</sup>**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**

**Schedule 4**

Year	Taxes	Licenses and Permits	Intergovernmental	Charges for Services	Assessments	Fines and Forfeitures	Interest	Miscellaneous	Total
2022	\$ 1,755,555	\$ 172,314	\$ 509,540	\$ 705,051	\$ 99,433	\$ 72,001	\$ 27,272	\$ 49,854	\$ 3,391,020
2021	\$ 1,652,537	\$ 179,776	\$ 560,028	\$ 539,653	\$ 119,454	\$ 17,312	\$ 6,669	\$ 10,089	\$ 3,085,518
2020	\$ 1,593,578	\$ 132,580	\$ 411,300	\$ 457,157	\$ 130,311	\$ 15,869	\$ 54,689	\$ 6,846	\$ 2,802,330
2019	\$ 1,519,216	\$ 106,938	\$ 1,711,564	\$ 419,857	\$ 538,794	\$ 31,702	\$ 107,440	\$ 25,452	\$ 4,460,963
2018	\$ 1,424,880	\$ 91,232	\$ 1,024,789	\$ 389,800	\$ -	\$ 41,799	\$ 49,691	\$ 8,956	\$ 3,031,147
2017	\$ 1,324,141	\$ 70,010	\$ 553,270	\$ 396,751	\$ -	\$ 16,538	\$ 28,828	\$ 35,900	\$ 2,425,438
2016	\$ 1,278,269	\$ 49,127	\$ 623,468	\$ 383,086	\$ -	\$ 11,855	\$ 22,295	\$ 5,345	\$ 2,373,445
2015	\$ 1,242,786	\$ 46,514	\$ 830,363	\$ 368,649	\$ -	\$ 7,721	\$ 22,952	\$ 10,140	\$ 2,529,125
2014	\$ 1,196,656	\$ 38,711	\$ 544,912	\$ 356,950	\$ -	\$ 12,813	\$ 9,162	\$ 4,349	\$ 2,163,553
2013	\$ 1,112,869	\$ 33,264	\$ 383,350	\$ 370,205	\$ -	\$ 3,292	\$ 25,210	\$ 53,331	\$ 1,981,521

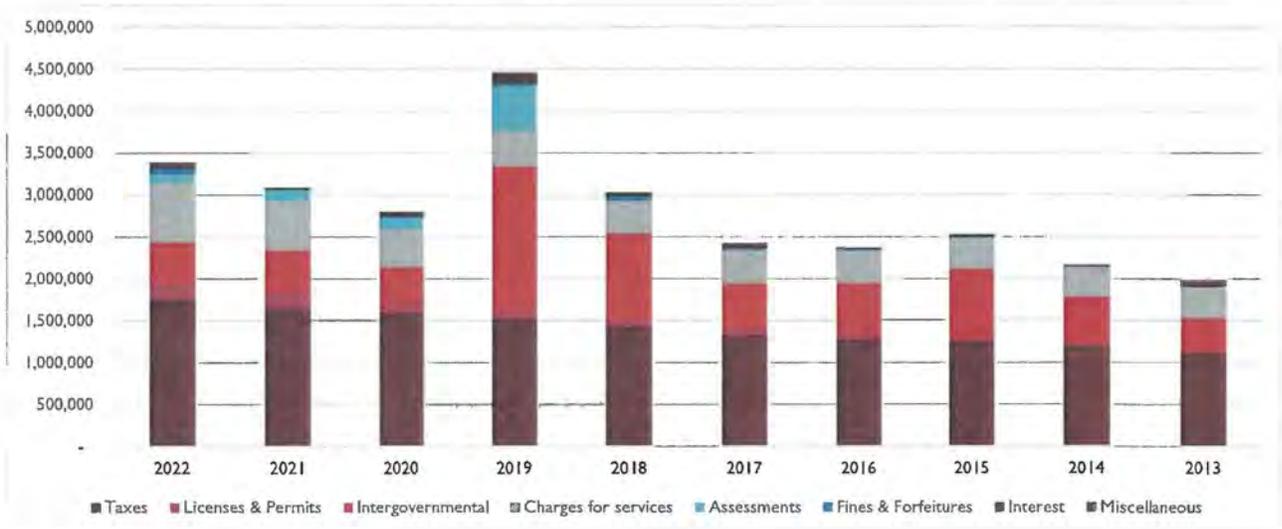
**GENERAL GOVERNMENTAL TAX REVENUE BY SOURCE <sup>(1)</sup>**

Year	Property Taxes	Franchise Taxes	Utility Taxes	Total
2022	\$ 1,260,856	\$ 195,749	\$ 298,950	\$ 1,755,555
2021	\$ 1,170,878	\$ 187,045	\$ 294,614	\$ 1,652,537
2020	\$ 1,117,077	\$ 188,420	\$ 288,081	\$ 1,593,578
2019	\$ 1,068,618	\$ 183,563	\$ 267,035	\$ 1,519,216
2018	\$ 1,014,430	\$ 165,829	\$ 244,621	\$ 1,424,880
2017	\$ 926,891	\$ 157,015	\$ 240,235	\$ 1,324,141
2016	\$ 883,698	\$ 156,936	\$ 237,635	\$ 1,278,269
2015	\$ 843,286	\$ 167,080	\$ 232,420	\$ 1,242,786
2014	\$ 783,665	\$ 168,469	\$ 244,522	\$ 1,196,656
2013	\$ 741,269	\$ 150,040	\$ 221,560	\$ 1,112,869

(1) Includes General Fund and Capital Projects Fund

**CITY OF BELLEAIR BEACH, FLORIDA  
GENERAL GOVERNMENTAL REVENUES BY SOURCE  
LAST TEN FISCAL YEARS  
UNAUDITED**

Schedule 5



**CITY OF BELLEAIR BEACH, FLORIDA  
COMPONENTS OF FUND BALANCE  
LAST TEN FISCAL YEARS  
UNAUDITED**

**Schedule 6**

	2022	2021	2020	2019	2018	2017	2016	2015	2014	2013
<b>General Fund:</b>										
Nonspendable	\$ 8,226	\$ 27,430	\$ 21,718	\$ 10,225	\$ 8,069	\$ 7,741	\$ 9,767	\$ 10,763	\$ 17,176	\$ 7,762
Restricted	802,868	-	-	-	-	-	-	-	-	-
Assigned	1,127,250	1,090,250	1,104,000	1,000,000	1,000,000	840,000	840,000	840,000	840,000	840,000
Unassigned	3,543,429	3,241,604	3,041,366	2,623,947	2,253,167	2,844,738	3,193,880	3,161,321	3,129,744	3,203,575
<b>Total general fund</b>	<u>\$ 5,481,773</u>	<u>\$ 4,359,284</u>	<u>\$ 4,167,084</u>	<u>\$ 3,634,172</u>	<u>\$ 3,261,236</u>	<u>\$ 3,692,479</u>	<u>\$ 4,043,647</u>	<u>\$ 4,012,084</u>	<u>\$ 3,986,920</u>	<u>\$ 4,051,337</u>
<b>All other governmental funds:</b>										
Nonspendable	\$ -	\$ -	\$ 40,000	\$ 40,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Committed	602,485	663,895	1,255,216	1,724,616	3,497,113	1,358,689	1,005,960	873,480	902,075	640,146
<b>Total all other     governmental funds</b>	<u>\$ 602,485</u>	<u>\$ 663,895</u>	<u>\$ 1,295,216</u>	<u>\$ 1,764,616</u>	<u>\$ 3,497,113</u>	<u>\$ 1,358,689</u>	<u>\$ 1,005,960</u>	<u>\$ 873,480</u>	<u>\$ 902,075</u>	<u>\$ 640,146</u>

SOURCE: City of Belleair Beach Finance Department

**CITY OF BELLEAIR BEACH, FLORIDA**  
**CHANGES IN FUND BALANCES - GOVERNMENTAL FUNDS**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**

**Schedule 7**

	2022	2021	2020	2019	2018	2017	2016	2015	2014	2013
<b>Revenues:</b>										
Taxes	\$ 1,755,555	\$ 1,652,537	\$ 1,593,578	\$ 1,519,216	\$ 1,424,880	\$ 1,324,141	\$ 1,278,269	\$ 1,242,786	\$ 1,196,656	\$ 1,112,869
Licenses and permits	172,314	179,776	132,580	106,938	91,232	70,010	49,127	46,514	38,711	33,264
Intergovernmental	509,540	560,028	411,300	1,711,564	1,024,789	553,270	623,468	830,363	544,912	383,350
Charges for services	705,051	539,653	457,157	419,857	389,800	396,751	383,086	368,649	356,950	370,205
Assessments	99,433	119,454	130,311	538,794	-	-	-	-	-	-
Fines	72,001	17,312	15,869	31,702	41,799	16,538	11,855	7,721	12,813	3,292
Interest	27,272	6,669	54,689	107,440	49,691	28,828	22,295	22,952	9,162	25,210
Miscellaneous	49,854	10,089	6,846	25,452	8,956	35,900	5,345	10,140	4,349	53,331
Total revenues	<u>3,391,020</u>	<u>3,085,518</u>	<u>2,802,330</u>	<u>4,460,963</u>	<u>3,031,147</u>	<u>2,425,438</u>	<u>2,373,445</u>	<u>2,529,125</u>	<u>2,163,553</u>	<u>1,981,521</u>
<b>Expenditures:</b>										
General government	689,653	624,472	593,860	624,436	605,378	592,627	545,877	535,415	489,456	472,378
Public safety	570,964	533,885	523,617	554,535	492,171	469,979	470,532	454,371	438,765	435,136
Physical environment	630,300	621,922	697,403	4,286,830	1,826,924	1,137,155	907,660	1,302,460	780,482	575,203
Transportation	-	-	-	-	-	-	-	-	-	17,279
Culture and recreation	7,470	8,889	7,635	15,936	13,714	11,292	66,557	15,582	26,658	19,924
Capital outlay	88,304	557,968	589,272	-	-	-	-	-	-	-
Debt service -										
Principal	244,508	572,429	224,091	236,491	160,000	160,000	160,000	160,000	160,000	160,000
Interest	73,742	97,274	106,982	102,296	51,845	52,824	58,776	64,728	70,680	76,632
Total expenditures	<u>2,304,941</u>	<u>3,016,839</u>	<u>2,742,860</u>	<u>5,820,524</u>	<u>3,150,032</u>	<u>2,423,877</u>	<u>2,209,402</u>	<u>2,532,556</u>	<u>1,966,041</u>	<u>1,756,552</u>
Excess (deficiency) of revenue over (under) expenditures	<u>1,086,079</u>	<u>68,679</u>	<u>59,470</u>	<u>(1,359,561)</u>	<u>(118,885)</u>	<u>1,561</u>	<u>164,043</u>	<u>(3,431)</u>	<u>197,512</u>	<u>224,969</u>
<b>Other Financing Sources (Uses):</b>										
Proceeds from issuance of debt	-	-	-	-	1,826,066	-	-	-	-	-
Proceeds from sale of capital assets	-	4,700	4,042	-	-	-	-	-	-	-
Transfers in	-	550,000	-	-	-	-	-	-	-	-
Transfers out	(25,000)	(1,022,500)	-	-	-	-	-	-	-	-
Total other financing sources (uses)	<u>(25,000)</u>	<u>(467,800)</u>	<u>4,042</u>	<u>-</u>	<u>1,826,066</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Net change in fund balance	<u>\$ 1,061,079</u>	<u>\$ (399,121)</u>	<u>\$ 63,512</u>	<u>\$ (1,359,561)</u>	<u>\$ 1,707,181</u>	<u>\$ 1,561</u>	<u>\$ 164,043</u>	<u>\$ (3,431)</u>	<u>\$ 197,512</u>	<u>\$ 224,969</u>
Debt service as a percentage of noncapital expenditures	14%	22%	12%	6%	7%	9%	10%	9%	12%	13%

SOURCE: City of Belleair Beach Finance Department

**CITY OF BELLEAIR BEACH, FLORIDA**  
**GENERAL GOVERNMENTAL EXPENDITURES BY SOURCE <sup>(1)</sup>**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**

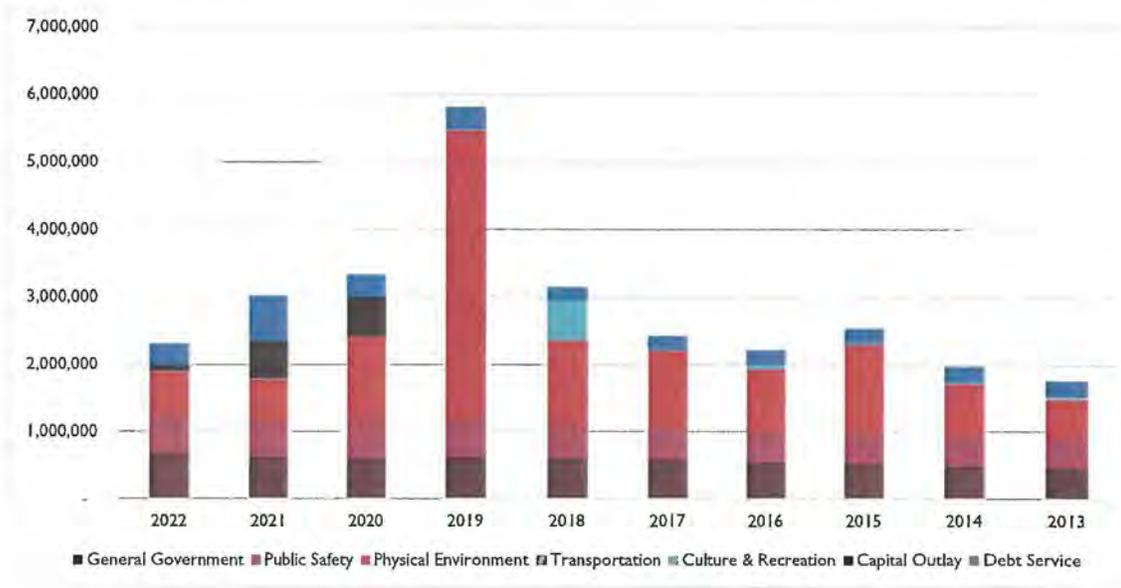
Schedule 8

<u>Year</u>	<u>General Government</u>	<u>Public Safety</u>	<u>Physical Environment</u>	<u>Transportation</u>	<u>Culture and Recreation</u>	<u>Capital Outlay</u>	<u>Debt Service</u>	<u>Total</u>
2022	\$ 689,653	\$ 570,964	\$ 630,300	\$ -	\$ 7,470	\$ 88,304	\$ 318,250	\$ 2,304,941
2021	\$ 624,472	\$ 533,885	\$ 621,922	\$ -	\$ 8,889	\$ 557,968	\$ 669,703	\$ 3,016,839
2020	\$ 593,860	\$ 523,617	\$ 697,403	\$ -	\$ 7,635	\$ 589,272	\$ 331,073	\$ 2,742,860
2019	\$ 624,436	\$ 554,535	\$ 4,286,830	\$ -	\$ 15,936	\$ -	\$ 338,787	\$ 5,820,524
2018	\$ 605,378	\$ 492,171	\$ 1,257,165	\$ -	\$ 583,473	\$ -	\$ 211,845	\$ 3,150,032
2017	\$ 592,627	\$ 469,979	\$ 1,137,155	\$ -	\$ 11,292	\$ -	\$ 212,824	\$ 2,423,877
2016	\$ 545,877	\$ 470,532	\$ 907,660	\$ -	\$ 66,557	\$ -	\$ 218,776	\$ 2,209,402
2015	\$ 535,415	\$ 454,371	\$ 1,302,460	\$ -	\$ 15,582	\$ -	\$ 224,728	\$ 2,532,556
2014	\$ 489,456	\$ 438,765	\$ 780,482	\$ -	\$ 26,658	\$ -	\$ 230,680	\$ 1,966,041
2013	\$ 472,378	\$ 435,136	\$ 575,203	\$ 17,279	\$ 19,924	\$ -	\$ 236,632	\$ 1,756,552

(1) Includes general fund and capital projects fund.

**CITY OF BELLEAIR BEACH, FLORIDA  
GENERAL GOVERNMENTAL EXPENDITURES BY SOURCE  
LAST TEN FISCAL YEARS  
UNAUDITED**

Schedule 9



**CITY OF BELLEAIR BEACH, FLORIDA**  
**ASSESSED VALUE AND ACTUAL VALUE OF TAXABLE PROPERTY**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**

Schedule 10

Year	Real Property	Personal Property	Total Assessed Value	Exemptions	Assessed Value of Operations	Total Direct Tax Rate
2022	\$ 638,093,942	\$ 2,023,443	\$ 640,117,385	\$ 238,970,572	\$ 879,087,957	2.0394
2021	\$ 592,261,368	\$ 1,971,273	\$ 594,232,641	\$ 172,559,265	\$ 766,791,906	2.0394
2020	\$ 564,693,910	\$ 1,948,272	\$ 566,642,182	\$ 181,008,334	\$ 747,650,516	2.0394
2019	\$ 540,493,808	\$ 1,848,540	\$ 542,342,348	\$ 182,548,030	\$ 724,890,378	2.0394
2018	\$ 510,863,592	\$ 1,931,873	\$ 512,795,465	\$ 169,797,907	\$ 682,593,372	2.0394
2017	\$ 475,752,224	\$ 1,816,732	\$ 477,568,956	\$ 156,051,630	\$ 633,620,586	2.0394
2016	\$ 446,072,813	\$ 1,868,800	\$ 447,941,613	\$ 151,562,391	\$ 599,504,004	2.0394
2015	\$ 419,789,096	\$ 2,019,477	\$ 421,808,573	\$ 157,845,919	\$ 579,654,492	2.0394
2014	\$ 394,583,151	\$ 1,940,046	\$ 396,523,197	\$ 79,546,569	\$ 476,069,766	2.0394
2013	\$ 372,308,501	\$ 2,019,596	\$ 374,328,097	\$ 63,895,719	\$ 438,223,816	2.0394

SOURCE: Pinellas County Property Appraiser

**CITY OF BELLEAIR BEACH, FLORIDA**  
**PROPERTY TAX RATES PER \$1,000 OF TAXABLE VALUE -**  
**ALL DIRECT AND OVERLAPPING GOVERNMENTS**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**

Schedule 11

Fiscal Year	City	Pinellas County General Fund	Pinellas County Health Department	Pinellas County Planning Council	Pinellas County School Board	Emergency Medical Services	Southwest Florida Water Management District	Juvenile Welfare Board	Total
2022	2.0394	4.7398	0.0790	0.0210	5.9630	0.8775	0.2260	0.8508	14.7965
2021	2.0394	5.1302	0.0790	0.0150	6.3250	0.9158	0.2535	0.8981	15.6560
2020	2.0394	5.2755	0.0835	0.0150	6.4270	0.9158	0.2669	0.8981	15.9212
2019	2.0394	5.2755	0.0835	0.0150	6.5840	0.9158	0.2801	0.8981	16.0914
2018	2.0394	5.2133	0.0622	0.0150	6.8105	0.9158	0.2955	0.8981	16.2498
2017	2.0394	5.2133	0.0622	0.0150	7.0925	0.9158	0.3131	0.8981	16.5494
2016	2.0394	5.2133	0.0622	0.0150	7.3802	0.9158	0.3317	0.8981	16.8557
2015	2.0394	5.2133	0.0622	0.0160	7.8322	0.9158	0.3488	0.8981	17.3258
2014	2.0394	5.2133	0.0622	0.0160	7.9032	0.9158	0.3658	0.8981	17.4138
2013	2.0394	5.2133	0.0622	0.0160	8.1222	0.9158	0.3818	0.8981	17.6488

SOURCE: Pinellas County Tax Collector

**CITY OF BELLEAIR BEACH, FLORIDA**  
**ASSESSED VALUATIONS, MILLAGE AND TAXES LEVIED AND COLLECTED**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**

**Schedule 12**

	2013	2014	2015	2016	2017	2018	2019	2020	2021	2022
<b>City millage levied</b>	<u>2.0394</u>									
<b>Total valuation</b>	\$ 438,223,816	\$ 476,069,766	\$ 580,291,128	\$ 599,504,004	\$ 633,620,586	\$ 682,593,372	\$ 724,890,378	\$ 747,650,516	\$ 766,791,906	\$ 879,087,957
<b>Real estate exemptions</b>										
Government exemptions	\$ 9,245,039	\$ 9,578,326	\$ 10,260,480	\$ 11,113,631	\$ 11,811,011	\$ 12,611,161	\$ 13,326,715	\$ 14,651,314	\$ 15,119,057	\$ 16,621,372
Assessment differentials <sup>(1)</sup>	23,709,958	38,911,319	115,815,715	108,990,187	113,277,158	125,399,330	137,227,909	133,745,766	124,536,381	188,164,387
Individual or homestead exemptions	30,940,722	31,056,924	31,769,724	31,458,573	30,963,461	31,787,416	31,993,406	32,611,254	32,903,827	34,184,813
<b>Total exemptions and adjustments</b>	<u>63,895,719</u>	<u>79,546,569</u>	<u>157,845,919</u>	<u>151,562,391</u>	<u>156,051,630</u>	<u>169,797,907</u>	<u>182,548,030</u>	<u>181,008,334</u>	<u>172,559,265</u>	<u>238,970,572</u>
<b>Total valuation</b>	<u>\$ 374,328,097</u>	<u>\$ 396,523,197</u>	<u>\$ 422,445,209</u>	<u>\$ 447,941,613</u>	<u>\$ 477,568,956</u>	<u>\$ 512,795,465</u>	<u>\$ 542,342,348</u>	<u>\$ 566,642,182</u>	<u>\$ 594,232,641</u>	<u>\$ 640,117,385</u>
<b>Total taxes levied</b>	\$ 764,292	\$ 810,195	\$ 860,681	\$ 914,383	\$ 975,678	\$ 1,046,825	\$ 1,106,053	\$ 1,155,678	\$ 1,212,819	\$ 1,305,455
<b>Less adjustments and discounts</b>	<u>(25,863)</u>	<u>(26,607)</u>	<u>(30,088)</u>	<u>(31,647)</u>	<u>(33,467)</u>	<u>(36,307)</u>	<u>(37,606)</u>	<u>(39,293)</u>	<u>(41,236)</u>	<u>(1,478)</u>
<b>Net taxes levied</b>	<u>\$ 738,429</u>	<u>\$ 783,588</u>	<u>\$ 830,593</u>	<u>\$ 882,736</u>	<u>\$ 942,211</u>	<u>\$ 1,010,518</u>	<u>\$ 1,068,447</u>	<u>\$ 1,116,385</u>	<u>\$ 1,171,583</u>	<u>\$ 1,303,977</u>
<b>Net collected <sup>(1)(2)</sup></b>	<u>\$ 741,269</u>	<u>\$ 783,665</u>	<u>\$ 843,286</u>	<u>\$ 883,698</u>	<u>\$ 926,891</u>	<u>\$ 1,014,430</u>	<u>\$ 1,068,618</u>	<u>\$ 1,117,077</u>	<u>\$ 1,170,878</u>	<u>\$ 1,260,856</u>

(1) Florida Statutes provide for a discount of up to four percent for early payment of ad valorem taxes.  
All unpaid taxes become delinquent on April 1, and are sold at auction on June 1 or each year as tax certificates.  
The City, after all tax certificates are sold, has fully collected all ad valorem revenues.

(2) Net collected includes penalties or late payments.

(3) Florida Statutes (F.S. 193.155) provide for a three percent maximum increase in annual taxable property values.

SOURCE: Pinellas County Tax Collector

**CITY OF BELLEAIR BEACH, FLORIDA  
PRINCIPAL TAXPAYERS  
2022 AND NINE YEARS AGO  
UNAUDITED**

Schedule 13

Fiscal Year 2022			Fiscal Year 2013		
Taxpayer	Total Taxable Value	Percentage	Taxpayer	Total Taxable Value	Percentage
Alanik Properties LLC	\$ 6,828,800	0.78%	Radke, Heather M Revocable Trust	\$ 5,478,628	1.47%
Marion, Lisa A TRE	5,783,651	0.66%	Saint Antonio's Investment LLC	3,114,626	0.84%
7S Investments LLC	5,461,276	0.62%	DM Belleair Development LLC	2,180,400	0.59%
Snider, Mark S	3,049,847	0.35%	Steslicki, Sarah L	1,858,888	0.50%
Belleair Beach 17 Land Trust	2,908,466	0.33%	Prescott, Douglas S.	1,769,589	0.48%
Ane Arizona LLC	2,648,352	0.30%	Arfman, Dale C	1,727,722	0.46%
Marion, Joel G TRE	2,579,438	0.29%	Emanuel, James M	1,689,296	0.45%
Glynn, Ellen M Rev Trust	2,509,194	0.29%	Brinton, Anthony	1,666,696	0.45%
BBC Acquisition Group LLC	2,503,215	0.28%	G & G Suncoast Development LLC	1,598,032	0.43%
Shukla, Rahul	2,487,268	0.28%	Ewing, Owen C	1,559,877	0.42%
Total of Principal Taxpayers	36,759,507	4.18%	Total of Principal Taxpayers	22,643,754	6.08%
Total All Other Taxpayers	<u>842,328,450</u>	<u>95.82%</u>	Total All Other Taxpayers	<u>349,664,747</u>	<u>93.92%</u>
Total Taxable Value	<u>\$ 879,087,957</u>	<u>100.00%</u>	Total Taxable Value	<u>\$ 372,308,501</u>	<u>100.00%</u>

Data represents taxpayers in Pinellas County since there are no commercial businesses within Belleair Beach City limits

SOURCE: Pinellas County Property Appraiser

**CITY OF BELLEAIR BEACH, FLORIDA  
PROPERTY TAX LEVIES AND COLLECTIONS  
LAST TEN FISCAL YEARS  
UNAUDITED**

Schedule 14

Year	Total Assessed Valuation	Amount of Taxable Assessed Valuation	Levy	Collection Within the Fiscal Year of Levy		Collections to Date	
				Amount	Percentage <sup>(1)</sup> of Levy	Amount	Percentage of Levy
2022	\$ 879,087,957	\$ 640,117,385	\$ 1,303,977	\$ 1,260,856	97%	\$ 1,260,856	97%
2021	\$ 766,791,906	\$ 594,232,641	\$ 1,212,819	\$ 1,170,878	97%	\$ 1,170,878	97%
2020	\$ 747,650,516	\$ 566,642,182	\$ 1,155,678	\$ 1,117,077	97%	\$ 1,117,077	97%
2019	\$ 724,890,378	\$ 542,342,348	\$ 1,106,053	\$ 1,068,618	97%	\$ 1,068,618	97%
2018	\$ 682,593,372	\$ 512,795,465	\$ 1,046,825	\$ 1,014,430	97%	\$ 1,014,430	97%
2017	\$ 633,620,586	\$ 477,568,956	\$ 975,678	\$ 926,891	95%	\$ 926,891	95%
2016	\$ 599,504,004	\$ 447,941,613	\$ 914,383	\$ 879,447	96%	\$ 883,698	97%
2015	\$ 579,654,492	\$ 421,808,573	\$ 860,681	\$ 831,259	97%	\$ 843,286	98%
2014	\$ 476,069,766	\$ 396,523,197	\$ 810,195	\$ 783,588	97%	\$ 783,665	97%
2013	\$ 438,223,816	\$ 374,328,097	\$ 763,299	\$ 738,429	97%	\$ 741,269	97%

(1) Florida Statutes provide for a discount of up to four percent for early payment of ad valorem taxes.

All unpaid taxes become delinquent on April 1, and are sold at auction on June 1 of each year as tax certificates.

The City, after all tax certificates are sold, has fully collected all ad valorem tax revenues.

SOURCE: Pinellas County Tax Collector Office

**CITY OF BELLEAIR BEACH, FLORIDA  
OUTSTANDING DEBT BY TYPE  
LAST TEN FISCAL YEARS  
UNAUDITED**

Schedule 15

Fiscal Year	Governmental Activities			Business-Type Activities			Total Primary Government	Per Capita
	General Obligation Bonds	Revenue Loan/Bonds	Capital Leases	General Obligation Bonds	Revenue Loan/Bonds	Capital Leases		
2022	\$ -	\$ 1,668,547	\$ -	\$ -	\$ 23,120	\$ -	\$ 1,691,667	1,030
2021	\$ -	\$ 1,913,055	\$ -	\$ -	\$ 37,845	\$ -	\$ 1,950,900	1,195
2020	\$ -	\$ 2,525,484	\$ -	\$ -	\$ -	\$ -	\$ 2,525,484	1,554
2019	\$ -	\$ 2,749,575	\$ -	\$ -	\$ -	\$ -	\$ 2,749,575	1,804
2018	\$ -	\$ 2,986,066	\$ -	\$ -	\$ -	\$ -	\$ 2,986,066	1,962
2017	\$ -	\$ 1,320,000	\$ -	\$ -	\$ -	\$ -	\$ 1,320,000	888
2016	\$ -	\$ 1,480,000	\$ -	\$ -	\$ -	\$ -	\$ 1,480,000	920
2015	\$ -	\$ 1,640,000	\$ -	\$ -	\$ -	\$ -	\$ 1,640,000	1,140
2014	\$ -	\$ 1,800,000	\$ -	\$ -	\$ -	\$ -	\$ 1,800,000	1,164
2013	\$ -	\$ 1,960,000	\$ -	\$ -	\$ -	\$ -	\$ 1,960,000	1,269

SOURCE: City of Belleair Beach Finance Department

**CITY OF BELLEAIR BEACH, FLORIDA**  
**RATIO OF GENERAL REVENUE AND DEBT OUTSTANDING**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**

Schedule 16

Fiscal Year	General Revenue Debt	Percentage of Estimated Actual Taxable Value of Property <sup>(1)</sup>	Total Outstanding Per Capita <sup>(2)</sup>
2022	\$ 1,691,667	0.26%	\$ 1,030
2021	\$ 1,950,900	0.33%	\$ 1,195
2020	\$ 2,525,484	0.45%	\$ 1,554
2019	\$ 2,749,575	0.51%	\$ 1,804
2018	\$ 2,986,066	0.58%	\$ 1,962
2017	\$ 1,320,000	0.28%	\$ 888
2016	\$ 1,480,000	0.33%	\$ 920
2015	\$ 1,640,000	0.39%	\$ 1,140
2014	\$ 1,800,000	0.45%	\$ 1,164
2013	\$ 1,960,000	0.52%	\$ 1,269

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

(1) See the Schedule of Assessed Value and Estimated Actual Value of Taxable Property for property value data.

(2) Population data can be found in the Schedule of Demographic and Economic Statistics.

**CITY OF BELLEAIR BEACH, FLORIDA**  
**COMPUTATON OF DIRECT AND OVERLAPPING DEBT -**  
**GENERAL OBLIGATIONS**  
**UNAUDITED**

Schedule 17

	General Revenue Taxable Value	Debt Outstanding	Percentage of Estimated Percentage Applicable	Estimated Share of Overlapping Debt
City Taxable Value	\$ 879,087,957			
County Taxable Value	\$ 186,057,231,999			
Overlapping debt:				
Capital leases		\$ 35,905,598		
Pinellas County School Board		6,318,081		
Total overlapping debt		\$ 42,223,679	0.47%	\$ 199,500
City direct debt		\$ 1,691,667	100%	1,691,667
Total direct and overlapping debt				\$ 1,891,167

SOURCE: Pinellas County

**CITY OF BELLEAIR BEACH, FLORIDA  
 PLEDGED REVENUE COVERAGE  
 UNAUDITED**

**Schedule 18**

Revenue Loan Pledged Revenues Non-Ad Valorem Revenue	Principal	Debt Service <sup>(1)</sup> Interest	Coverage
	\$ 244,508	\$ 73,742	100%
 <u>General Fund</u>			
Franchise fees	\$ 195,749		
Public service tax	298,950		
Intergovernmental	274,750		
Charges for services	705,051		
Fines	72,001		
Licenses and permits	172,314		
Interest on investments	25,785		
Miscellaneous	49,854		
	1,794,454		
 <u>Capital Projects Fund</u>			
Infrastructure Sales Tax	194,706		
	\$ 1,989,160		

(1) Interest expense was for the full Fiscal Year 2022 and is accounted for in the Capital Projects Fund

**CITY OF BELLEAIR BEACH, FLORIDA**  
**MISCELLANEOUS DEMOGRAPHICAL STATISTICS**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**

Schedule 19

Fiscal Year	(1) Population	(2) Personal Income (amounts expressed in thousands)	(3) Per Capita Personal Income	(4) Median Age	(5) School Enrollment	(6) Unemployment Rate
2022	1,643	\$ 105,156	\$ 78,155	57.5	N/A	2.50%
2021	1,633	\$ 102,226	\$ 78,896	61.6	N/A	3.90%
2020	1,625	\$ 105,316	\$ 72,690	61.1	N/A	5.70%
2019	1,524	\$ 106,778	\$ 75,739	61.0	N/A	2.90%
2018	1,522	\$ 94,031	\$ 67,363	60.7	N/A	2.90%
2017	1,487	\$ 91,810	\$ 65,436	60.0	N/A	3.30%
2016	1,609	\$ 91,250	\$ 63,047	56.8	N/A	4.60%
2015	1,439	\$ 87,426	\$ 56,243	59.5	228	5.00%
2014	1,547	\$ 83,433	\$ 55,454	59.0	148	5.80%
2013	1,544	\$ 90,306	\$ 73,750	59.5	151	6.70%

SOURCE:

- (1) University of Florida, Bureau of Economic & Business Research
- (2) to (5) Pinellas County Economic Development Research
- (6) U.S. Department of Labor Bureau of Statistics for the Tampa / St. Pete / Clearwater Metro Area

**CITY OF BELLEAIR BEACH, FLORIDA  
PRINCIPAL EMPLOYERS  
2022 AND NINE YEARS AGO  
UNAUDITED**

Schedule 20

Employer	2022		Employer	2013	
	Employees	Rank		Employees	Rank
Raymond James	4,000+	1	Nielsen Media Research	3,500+	1
Home Shopping Network	2,000+	2	Times Publishing Corp.	3,100+	2
Tech Data Corp.	2,000+	3	Raymond James	2,800+	3
Spectrum	2,000+	4	Morton Plant Hospital	2,400+	4
Fidelity Information Services	1,500+	5	Raytheon	2,200	5
The Nielsen Company	1,500+	6	All Children's Health Systems	2,000	6
Jabil Circuit, Inc.	1,500+	7	Bayfront Medical Center, Inc.	2,000	7
Honeywell Aerospace	1,500+	8	Progress Energy, Florida	1,950	8
Valpak	1,500+	9	Tech Data Corp.	1,800	9
Superior Uniform Group	1,000+	10	Home Shopping Network	1,600	10

Data represents employers in Pinellas County since there are no commercial businesses within Belleair Beach City limits  
Source: Pinellas County Economic Development Research

**CITY OF BELLEAIR BEACH, FLORIDA**  
**FULL-TIME EQUIVALENT CITY GOVERNMENT EMPLOYEES BY FUNCTION**  
**LAST TEN FISCAL YEARS**  
**UNAUDITED**

Schedule 21

	<u>2022</u>	<u>2021</u>	<u>2020</u>	<u>2019</u>	<u>2018</u>	<u>2017</u>	<u>2016</u>	<u>2015</u>	<u>2014</u>	<u>2013</u>
<b>Full-time employees on City Payroll as of September 30,</b>										
General Government	3	3	3	4	5	4	4	4	4	4
Public Works	2	3	3	3	3	2	3	3	3	3
Police*	0	0	0	0	0	0	0	0	0	0
Total general government	<u>5</u>	<u>6</u>	<u>6</u>	<u>7</u>	<u>8</u>	<u>6</u>	<u>7</u>	<u>7</u>	<u>7</u>	<u>7</u>

\*The City contracts with the Pinellas County Sheriff for police protection, which became effective in fiscal year 2007.

SOURCE: City employment records

**CITY OF BELLEAIR BEACH, FLORIDA  
MISCELLANEOUS STATISTICAL DATA  
UNAUDITED**

Schedule 22

Date of Incorporation 1950  
 Form of Government City Council / City Manager  
 Number of Employees 5  
 Paved Streets 7.25 miles  
 Law Enforcement Pinellas County Sheriff's Office effective June 1, 2007  
 Resident Utilities: Duke Energy - electricity  
 Pinellas County Utilities - water, reclaimed water, sewer  
 Waste Management - garbage and recycling  
 Clearwater Gas - gas

Recreation Facilities:

Parks 11 and access to additional 3  
 Playgrounds 1  
 Beaches 4,500 feet  
 Tennis 2 courts  
 Basketball Court 1 court  
 Marina 19 boat slips  
 Boat Ramp 1  
 Fishing Docks 5

Population and Source:

Year	Population	Source
2022	1643	University of Florida, Bureau of Economic & Business Research
2021	1,633	University of Florida, Bureau of Economic & Business Research
2020	1,625	University of Florida, Bureau of Economic & Business Research
2019	1,524	Pinellas County Economic Development Research
2018	1,522	Pinellas County Economic Development Research
2017	1,497	www.esri demographic estimates
2016	1,609	fact finder US Census Bureau
2015	1,439	www.esri demographic estimates
2015	1,439	www.esri demographic estimates
2014	1,547	www.esri demographic estimates
2013	1,544	U.S. Census Bureau
2012	1,558	University of Florida
2011	1,563	University of Florida
2010	1,608	University of Florida
2000	1,633	historical City data
1990	2,070	historical City data
1980	1643	historical City data
1970	952	historical City data
1960	563	historical City data

**CITY OF BELLEAIR BEACH, FLORIDA  
OPERATING INDICATORS BY FUNCTION  
LAST TEN FISCAL YEARS  
UNAUDITED**

**Schedule 23**

	2022	2021	2020	2019	2018	2017	2016	2015	2014	2013
<b>Public Safety *</b>										
Police Arrest	99	58	74	31	66	63	38	51	56	44
Parking violations	339	14	301	30	265	240	245	174	227	102
Traffic violations	364	170	136	207	254	164	137	148	176	143
Warning citations	1,580	1,279	835	1,404	1,471	756	796	724	422	373
<b>Culture and Recreation:</b>										
Beach parking permits & parking decals issued **	852	839	772	890	884	760	733	825	629	548
Library card reimbursements ***	42	58	48	93	120	101	108	105	115	119
<b>Marina</b>										
Boat Slips ****	19	19	19	19	19	19	19	19	20	20

\* Effective June 1, 2007 law enforcement was contracted out to the Pinellas County Sheriff's Office.

\*\* Includes beach parking permits for owners, renters, and marina slip renters

\*\*\* The City of Belleair Beach offers payment for residents' library cards by reimbursement to the resident.

\*\*\*\* Slips 19 and 20 were combined in 2014 to make a larger slip

**CITY OF BELLEAIR BEACH, FLORIDA  
CAPITAL ASSET STATISTICS BY FUNCTION  
LAST TEN FISCAL YEARS  
UNAUDITED**

**Schedule 24**

	2022	2021	2020	2019	2018	2017	2016	2015	2014	2013
<b>Public Safety</b>										
Police stations *	0	0	0	0	0	0	0	0	0	0
<b>Highways and Streets:</b>										
Bridges	2	2	2	2	2	2	2	2	2	2
Street (miles)	8	8	8	8	8	8	8	8	8	8
Curb (miles)	16	16	16	16	16	16	16	16	16	16
Intersection traffic signal - Gulf Blvd / Causeway	1	1	1	1	1	1	1	1	1	1
Pedestrian beacons / crosswalks	5	5	5	5	5	5	5	5	5	5
<b>Culture and Recreation</b>										
Cul de Sacs	8	8	8	8	8	8	8	8	8	8
Docks	5	5	5	5	5	5	5	5	5	5
Park acreage	5	5	5	5	5	5	5	5	5	5
Parks **	11	11	11	11	11	11	11	11	11	11
Tennis Courts	2	2	2	2	2	2	2	2	2	2

\* Effective June 1, 2007 law enforcement service was contracted out to the Pinellas County Sheriff's Office

\*\* City of Belleair Beach residents are allowed access to additional 3 parks at Belleair Shore and 1 at Bayside Park. These parks are maintained by the City of Belleair Beach.

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#### **IV. COMPLIANCE SECTION**

**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**

To the Honorable Mayor, City Council Members  
City of Belleair Beach, 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 budgetary comparison for the General Fund of the City of Belleair Beach, Florida, (the City) as of and for the year ended September 30, 2022, and the related notes to the financial statements, which collectively comprise the City's basic financial statements and have issued our report thereon dated March 31, 2023.

**Internal Control Over Financial Reporting**

In planning and performing our audit of the financial statements, we considered the City'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 City's internal control. Accordingly, we do not express an opinion on the effectiveness of the City'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 may exist that have not been identified.

Honorable Mayor, City Council Members  
City of Belleair Beach, Florida

### **Compliance and Other Matters**

As part of obtaining reasonable assurance about whether the City's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the 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 instance 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.



Tampa, Florida  
March 31, 2023

## MANAGEMENT LETTER

To the Honorable Mayor, City Council Members  
City of Belleair Beach, Florida

### Report on the Financial Statements

We have audited the financial statements of the City of Belleair Beach, Florida, (the City) as of and for the fiscal year ended September 30, 2022, and have issued our report thereon dated March 31, 2023.

### Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and Chapter 10.550, Rules of the Auditor General.

### Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with *Government Auditing Standards*; and Independent Accountant's Report on an examination conducted in Accordance with *AICPA Professional Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports and schedules, which are dated March 31, 2023, should be considered in conjunction with this management letter.

### Prior Audit Findings

Section 10.554(1)(i)1., Rules of the Auditor General, requires that we determine whether or not corrective actions have been taken to address findings and recommendations made in the preceding financial audit report. There were no findings or recommendations made on internal control and compliance issues during the preceding annual financial audit.

Honorable Mayor, City Council Members  
City of Belleair Beach, Florida

### **Official Title and Legal Authority**

Section 10.554(1)(i)4., Rules of the Auditor General, requires that the name or official title and legal authority for the primary government and each component unit of the reporting entity be disclosed in this management letter, unless disclosed in the notes to the financial statements. The official title and legal authority for the City of Belleair Beach, Florida has been disclosed in Note 1 to the financial statements.

### **Financial Condition and Management**

Section 10.554(1)(i)5.a. and 10.556(7), Rules of the Auditor General, require us to apply appropriate procedures and communicate the results of our determination as to whether or not the City has met one or more of the conditions described in Section 218.503(1), Florida Statutes, and to identify the specific condition(s) met. In connection with our audit, we determined that the City did not meet any of the conditions described in Section 218.503(1), Florida Statutes.

Pursuant to Sections 10.554(1)(i)5.b. and 10.556(8), Rules of the Auditor General, we applied financial condition assessment procedures for the City. It is management's responsibility to monitor the City's financial condition, and our financial condition assessment was based in part on representations made by management and review of financial information provided by the same.

Section 10.554(1)(i)2., Rules of the Auditor General, requires that we communicate any recommendations to improve financial management. In connection with our audit, we did not have any such communications.

### **Additional Matters**

Section 10.554(1)(i)3., Rules of the Auditor General, requires us to communicate noncompliance with provisions of contracts or grant agreements, or 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. In connection with our audit, we did not note any such findings.

### **Purpose of this Letter**

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



Tampa, Florida  
March 31, 2023

**INDEPENDENT ACCOUNTANT'S REPORT  
ON COMPLIANCE WITH SECTION 218.415, FLORIDA STATUTES**

Honorable Mayor, City Council Members  
City of Belleair Beach, Florida

We have examined the City of Belleair Beach, Florida's (the City's) compliance with Section 218.415, Florida Statutes, regarding the investment of public funds during the year ended September 30, 2022. Management is responsible for the City's compliance with those requirements. Our responsibility is to express an opinion on the City's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and, accordingly, included examining, on a test basis, evidence about the City's compliance with those requirements and performing such procedures as we considered necessary in the circumstances. We believe that our examination provided a reasonable basis for our opinion. Our examination does not provide a legal determination on the City's compliance with specified requirements.

In our opinion, the City of Belleair Beach, Florida complied, in all material respects, with the aforementioned requirements for the year ended September 30, 2022.

This report is intended solely for the information and use of the City of Belleair Beach, Florida, and the Auditor General, State of Florida, and is not intended to be and should not be used by anyone other than these specified parties.

*Saltmarsh Cleaveland & Gund*

Tampa, Florida  
March 31, 2023

**ORDINANCE 23-03**

**AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BELLEAIR BEACH, FLORIDA, AMENDING THE CITY OF BELLEAIR BEACH COMPREHENSIVE PLAN, PURSUANT TO THE EVALUATION AND APPRAISAL PROCESS OF SECTION 163.3191, FLORIDA STATUTES, AND THE AMENDMENT PROCESS OF SECTION 163.3184, FLORIDA STATUTES, ADOPTING NEW GOALS, OBJECTIVES, AND POLICIES, AND MAPS AS PRESENTED HEREIN BELOW; PROVIDING FOR A COPY TO BE KEPT ON FILE; PROVIDING FOR SEVERABILITY; PROVIDING FOR THE REPEAL OF ALL ORDINANCES IN CONFLICT HERewith; AND PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, the City Council of the City of Belleair Beach adopted a Comprehensive Plan in 1989, which meets the requirements of the Local Government Comprehensive Planning and Land Development Regulation Act of 1985; and

**WHEREAS**, the City Council of the City of Belleair Beach has amended the Comprehensive Plan from time to time, including amendments based on the Evaluation and Appraisal Report in 2016; and

**WHEREAS**, the City Council of the City of Belleair Beach has again evaluated its Comprehensive Plan and determined that amendments are necessary pursuant to Section 163.3191, Florida Statutes, and desires to adopt a revised comprehensive plan; and

**WHEREAS**, the amendments to Comprehensive Plan are in the best interests of the citizens of the City of Belleair Beach.

**NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BELLEAIR BEACH, FLORIDA, THAT:**

**Section 1.** This Ordinance shall be known as, cited as, and referred to as the “City of Belleair Beach 2023 Comprehensive Plan,” and shall be effective within the jurisdiction of Belleair Beach, Florida.

**Section 2.** The City of Belleair Beach 2016 Comprehensive Plan is repealed and the “City of Belleair Beach 2023 Comprehensive Plan” is adopted as set forth in the attachment, Exhibit A:

a. The Goals, Objectives, and Policies and Maps 1 through 4 comprise the adopted 2023 Comprehensive Plan.

b. The Data and Analysis and Maps 5 through 7 are supporting documentation, and are not adopted as part of the plan.

**Section 3. Copy to be Kept on File.** The ordinance shall be kept on file in the City of Belleair Beach, Florida.

**Section 4. Severability.** If any provision or portion of this Ordinance is declared by any court of competent jurisdiction to be void, unconstitutional, or unenforceable, then all remaining provisions and portions of this Ordinance shall remain in full effect.

**Section 5. Repeal of Ordinance in Conflict.** All other ordinances of the City of Belleair Beach, Florida, or portions thereof, which conflict, with this or any part of this Ordinance are hereby repealed.

**Section 6. Effective Date.** This Ordinance shall become effective upon adoption by the City Council of the City of Belleair Beach, Florida.

**PASSED and ADOPTED** on first reading in regular session of the City Council of the City of Belleair Beach, Florida, at which a quorum was present, this \_\_\_\_\_ day of \_\_\_\_\_, 2023.

**ATTEST:**

\_\_\_\_\_  
Patricia A. Gentry, City Clerk

\_\_\_\_\_  
Dave Gattis, Mayor

**APPROVED AS TO FORM AND CORRECTNESS:**

\_\_\_\_\_  
Randy D. Mora, City Attorney

**PASSED and ADOPTED** on second reading in regular session of the City Council of the City of Belleair Beach, Florida, at which a quorum was present, this \_\_\_\_\_ day of \_\_\_\_\_ 2023.

**ATTEST:**

\_\_\_\_\_  
Patricia A. Gentry, City Clerk

\_\_\_\_\_  
Dave Gattis, Mayor

**APPROVED AS TO FORM AND CORRECTNESS:**

\_\_\_\_\_  
Randy D. Mora, City Attorney

**CITY OF BELLEAIR BEACH  
COMPREHENSIVE PLAN**



Prepared by



**FORWARD  
PINELLAS**  
Integrating Land Use & Transportation

# **City of Belleair Beach Comprehensive Plan**

## **City Council**

Dave Gattis, Mayor

Jody Shirley, Vice Mayor

Frank Bankard

Leslie Notaro

Belinda Livingstone

Lloyd Roberts

Mike Zabel

## **City Manager**

Kyle Riefler

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## FUTURE LAND USE ELEMENT

**Goal 1: Manage the City's future development and redevelopment toward maintaining a totally residential character, promoting a healthful and safe environment, conserving natural qualities, and enhancing the City's economic base.**

**Objective 1.1:**

Development orders shall not be issued unless the development is compatible with the physical constraints of the land, unless public facilities and services are available, and the development or redevelopment is compatible with surrounding and adjacent development patterns.

**Policy 1.1.1:**

Public facilities and services shall be available concurrent with the permitting of new development. New development shall not reduce the established level of service standards.

**Policy 1.1.2:**

All future infill development and redevelopment shall be consistent with and complement the totally residential character of the city, and be compatible with adjacent land uses.

**Policy 1.1.3:**

Future residential redevelopment along Gulf Boulevard shall maximize, to the greatest extent possible, vistas to the Gulf of Mexico.

**Policy 1.1.4:**

The City shall not permit the introduction of any new land uses into existing neighborhoods, which would adversely impact the residential character of the community.

**Policy 1.1.5:**

Major infrastructure improvements shall be permitted only where they enhance residential neighborhoods or provide for the maintenance or improvement of adopted levels of service standards.

**Policy 1.1.6:**

To implement this comprehensive plan and pursuant to the land use categories established on *Map 1: Future Land Use Map*, the following land use categories, together with their applicable criteria shall be used:

Residential Low (RL)

Purpose - It is the purpose of this category to depict those areas of the city that are now developed, or appropriate to be developed, in a low density residential manner; and to recognize such areas as primarily well-suited for residential uses that are consistent with the low density, non-intensive qualities and natural resource characteristics of such areas.

Those uses appropriate to and consistent with this category include:

Primary Uses - Residential

Secondary Uses - Institutional; Transportation/Utility; Recreation/Open Space

Locational Characteristics - This category is generally appropriate to locations outside urban activity centers; in areas where use and development characteristics are low density residential in nature; and in areas serving as a transition between more suburban and more urban residential areas. These areas are generally served by and accessed from minor and collector roadways which connect to the arterial and thoroughfare highway network.

Density/Intensity Standards - Shall include the following:

Residential Use - Shall not exceed four (4) dwelling units per acre.

Non-Residential Use - Shall not exceed a floor area ratio (FAR) of .40, nor an impervious surface ratio (ISR) of .65.

Other Standards - Shall include the following:

Institutional - Shall not exceed a maximum area of three (3) acres. Any such use or contiguous like uses in excess of this threshold shall require an appropriate plan amendment and corresponding zoning map amendment.

Transportation/Utility - Shall not exceed a maximum area of three (3) acres. Any such use or contiguous like uses in excess of this threshold shall require an appropriate plan amendment and corresponding zoning map amendment.

Residential Medium (RM)

Purpose - It is the purpose of this category to depict those areas of the city that are now developed, or appropriate to be developed, in a moderately intensive residential manner; and to recognize such areas as primary well-suited for residential uses that are consistent with the urban qualities, transportation facilities, and natural resource characteristics of such areas.

Use Characteristics - Those uses appropriate to and consistent with this category include:

Primary Uses - Residential

Secondary Uses - None

Locational Characteristics - This category is generally appropriate to locations within or in close proximity to urban activity centers; in areas where use and development characteristics are medium density residential in nature; and in areas serving as a transition between less urban and more residential and mixed-use areas. These areas are typically in close proximity to and may have direct access from the arterial and thoroughfare highway network.

Density/Intensity Standards - Shall include the following:

Residential Use - Shall not exceed fifteen (15) dwelling units per acre.

Preservation (P)

Purpose - It is the purpose of this category to depict those areas of the city that are now characterized, or appropriate to be characterized, as a natural resource feature worthy of preservation; and to recognize the significance of preserving such major environmental features and their ecological functions.

Use Characteristics - Those uses appropriate to and consistent with this category include:

Primary Uses - Open and undeveloped areas consistent with the following natural resource features and considerations: Tidal Wetlands including Saltwater Marsh, Undeveloped Barrier Islands and Spoil Islands; Natural Drainageways; Land Seaward of the Coastal Construction Control Line; Dune Systems; Habitat for Endangered and Threatened Species; and such additional areas determined to have environmental significance and recognized in the applicable local government comprehensive plan.

Locational Characteristics - This category is generally appropriate to those natural resource features it is designed to recognize wherever they may appear and at a size significant to the feature being depicted in relationship to its surroundings. In recognition of the natural conditions which they are intended to preserve, these features will frequently occur in a random and irregular pattern interposed among the other plan categories.

Density/Intensity Standards – Shall include the following:

No development is permitted

#### Recreation/Open Space (R/OS)

Purpose - It is the purpose of this category to depict those areas of the city that are now used, or appropriate to be used, for open space and/or recreational purposes; and to recognize the significance of providing open space and recreational areas as part of the overall land use plan.

Use Characteristics - Those uses appropriate to and consistent with this category include:

Primary Uses - Public/Private Open Space; Public/Private Park; Public Recreation Facility; Public Beach/Water Access; Marina.

Locational Characteristics - This category is generally appropriate to those public and private open spaces and recreational facilities dispersed throughout the city; and in recognition of the natural and manmade conditions which contribute to the active and passive open space character and recreation use of such locations.

Density/Intensity Standards - Shall include the following:

No use shall exceed a floor area ratio (FAR) of .25, nor an impervious surface ratio (ISR) of .60.

#### Institutional (I)

Purpose - The Institutional Land Use Category is intended for those areas of the city that are now used, or appropriate to be used, for public/semi-public institutional purposes; and to recognize such areas consistent with the need, character and scale of the institutional use relative to surrounding uses, transportation facilities, and natural resource features. Those uses appropriate to and consistent with this category include:

Primary Uses - Municipal Office/Public Buildings; Public Educational Facilities

Secondary Uses - Transportation/Utility, Recreation/Open Space

Locational Characteristics: This category is generally appropriate to those locations where educational, health, public safety, civic, religious, and like institutional uses are required to serve the community; and to recognize the special needs of these uses relative to their relationship with surrounding uses and transportation access.

Intensity Standards - Shall include the following:

Shall not exceed a floor area ratio (FAR) of .65, nor an impervious surface ratio (ISR) of .85.

Other Standards - Shall include the following:

Transportation/Utility Use - Shall not exceed a maximum area of ten (10) acres. Any such use, alone or when added to existing contiguous like use(s), which exceeds this threshold shall require a plan amendment which shall include such use and all contiguous like uses.

**Policy 1.1.7:**

Land uses and densities authorized by Section 125.01055, Florida Statutes, shall be permitted in addition to those established in Policy 1.1.6 of the Future Land Use Element.

**Policy 1.1.8:**

The City’s adopted future land use categories shall be consistent with the corresponding Countywide Plan Map categories, as shown in the following table. An amendment to a local future land use category shall require a corresponding amendment to the Countywide Plan Map.

**Table Showing Countywide Plan Map Categories and Corresponding Future Land Use Map Categories**

Countywide Plan Map Categories	Corresponding Future Land Use Map Categories
Residential Low Medium	Residential Low
Residential Medium	Residential Medium
Preservation	Preservation
Recreation/Open Space	Recreation/Open Space
Institutional	Public/Semi-Public

**Policy 1.1.9:**

The City shall deny an amendment to its Future Land Use Map within the Coastal High Hazard Area (CHHA) that results in an increase of density or intensity; except that they may, at their sole and absolute discretion, consider approving such amendment based upon a balancing of the following criteria, as are determined applicable and significant to the subject amendment:

- a. Access to Emergency Shelter Space and Evacuation Routes - The uses associated with the requested amendment will have access to adequate emergency shelter space as well as evacuation routes with adequate capacities and evacuation clearance times.
- b. Utilization of Existing and Planned Infrastructure -The requested amendment will result in the utilization of existing infrastructure, as opposed to requiring the expenditure of public funds for the construction of new, unplanned infrastructure with the potential to be damaged by coastal storms.
- c. Utilization of Existing Disturbed Areas - The requested amendment will result in the utilization of existing disturbed areas as opposed to natural areas that buffer existing development from coastal storms.
- d. Maintenance of Scenic Qualities and Improvement of Public Access to Water - The requested amendment will result in the maintenance of scenic qualities, and the improvement of public access, to the Gulf of Mexico, inland waterways (such as Boca Ciega Bay), and Tampa Bay.
- e. Water Dependent Use - The requested amendment is for uses which are water dependent.
- f. Part of Community Redevelopment Plan - The requested amendment is included in a Community Redevelopment Plan, as defined by Florida Statutes for a downtown or other designated redevelopment area.
- g. Overall Reduction of Density or Intensity -The requested amendment would result in an increase in density or intensity on a single parcel, in concert with corollary amendments which result in the overall reduction of development density or intensity in the surrounding CHHA.
- h. Clustering of Uses-The requested amendment within the CHHA provides for the clustering of uses on a portion of the site outside the CHHA.

**Policy 1.1.10:**

The City shall deny an amendment to its Future Land Use Map within the Coastal High Hazard Area (CHHA) that would permit the siting or expansion of uses that are inconsistent with the CHHA, given their susceptibility to storm damage or special evacuation requirements, including hospitals, nursing homes, convalescent homes, adult living facilities, recreational vehicles, and mobile homes; except that they may, at their sole and absolute discretion, consider approving such amendment based upon a balancing of the criteria enumerated in Policy 1.1.8, as are determined applicable and significant to the subject amendment.

**Policy 1.1.11:**

The City recognizes the contribution of the Belleair Beach Marina to the City's economic base and residents' enjoyment of natural resources, and desires to maintain its use as a marina.

**Objective 1.2:**

Existing land uses which are incompatible or inconsistent with the Future Land Use Map shall be eliminated.

**Policy 1.2.1:**

Nonconforming temporary lodging uses shall not be permitted to expand. In the event of a natural disaster, such uses shall be redeveloped as multifamily residential consistent with the established densities on the Future Land Use Map.

**Objective 1.3:**

The City shall, over the short and long-term horizons of this comprehensive plan, ensure no net reduction in the amount of land available and suitable for future utility facilities.

**Policy 1.3.1:**

While no future land needs for utility facility siting are anticipated over the horizon of this plan, the City shall identify and monitor the facility improvement plans for Pinellas County and other utility entities to ensure that adequate lands are available to accommodate facility maintenance and upgrading.

**Policy 1.3.2:**

Consistent with state law, new electric substations shall be permissible in all land use categories in the City.

**Objective 1.4:**

Recognizing that the City of Belleair Beach is located within the coastal zone of Pinellas County, future growth and development shall be managed through the preparation,

adoption, implementation and enforcement of land development regulations consistent with this adopted comprehensive plan.

**Policy 1.4.1:**

The City shall periodically review its present land development codes and ordinances (e.g., zoning, subdivision regulations, signage) and identify any revisions necessary to implement the Future Land Use Element.

**Policy 1.4.2:**

Land use and zoning regulations shall include flexible and innovative techniques that recognize the vulnerability of the area between Gulf Boulevard and the Gulf of Mexico to storm surges and that incorporate the aesthetic value of the Gulf of Mexico into the development.

**Policy 1.4.3:**

Land development regulations shall contain minimum design standards including adequate drainage and stormwater management structures, open space, and safe and convenient on-site traffic flow. These standards shall be reviewed against the need for on-site vehicular parking.

**Goal 2: Comply with Chapter 2012-245, Laws of Florida, as amended, by participating in the countywide planning process through representation on and coordination with Forward Pinellas, to ensure consistency between the City's comprehensive plan and the Countywide Plan for Pinellas County.**

**Objective 2.1:**

The Future Land Use Element of the City of Belleair Beach Comprehensive Plan shall be consistent with the Countywide Plan Map, including the categories, rules, policies, and procedures thereof.

**Policy 2.1.1:**

Through its Future Land Use Element, the City shall maintain consistency with the Countywide Plan Map by requiring the following:

- Identification of any inconsistencies between the future land use element and plan maps of the City of Belleair Beach and the Countywide Plan Map, its categories, rules, policies and procedures.
- Processing for action by Forward Pinellas and the Board of County Commissioners, acting in their capacity as the Countywide Planning Authority,

all land use plan amendments required to reconcile outstanding inconsistencies between the respective land use plans, such processing to be initiated by the City.

**Policy 2.1.2:**

Per Chapter 2012-245, Laws of Florida, as amended, the City's land development regulations shall contain density/intensity standards and other standards consistent with the Countywide Rules.

## TRANSPORTATION ELEMENT

**Goal 1: Maintain an overall transportation system which meets existing and future demands including, but not limited to roadways, mass transit, bikeways, sidewalks and parking facilities.**

**Objective 1.1:**

Maintain a multimodal transportation system that increases mobility for bicyclists, pedestrians and transit users as well as motorists, and that promotes development patterns that reduce vehicle miles traveled and greenhouse gas emissions.

**Policy 1.1.1:**

The City shall implement a Mobility Management System through the application of Transportation Element policies and the site plan review process. Policies pertaining to the application of the Mobility Management System are listed below.

1. All development projects generating new trips shall be subject to payment of a multimodal impact fee.
2. Development projects that generate between 51 and 300 new peak hour trips on deficient roads shall be classified as tier I and required to submit a transportation management plan (TMP) designed to address their impacts while increasing mobility and reducing the demand for single occupant vehicle travel.
3. Development projects that generate more than 300 new peak hour trips on deficient roads shall be classified as tier 2, required to conduct a traffic study, and submit an accompanying report and TMP based on the report findings.
4. Multimodal impact fee assessments may be applied as credit toward the cost of a TMP.
5. A traffic study and/or TMP for a development project not impacting a deficient road corridor shall be required if necessary to address the impact of additional trips generated by the project on the surrounding traffic circulation system.
6. Deficient roads shall include those operating at peak hour level of service (LOS) E and F and/or volume-to-capacity (v/c) ratio 0.9 or greater without a mitigating improvement scheduled for construction within three years.

7. Multimodal impact fee revenue shall be utilized to fund multimodal improvements to local, county or state facilities that are consistent with the comprehensive plan as well as the Forward Pinellas Long Range Transportation Plan.
8. The City shall support the effort of Pinellas County to complete periodic updates of the Multimodal Impact Fee Ordinance.

**Policy 1.1.2:**

Unless otherwise prohibited by lot configuration, access to residential properties fronting on Gulf and Causeway Boulevards shall be via the local street system. Where ingress and egress from a local street is not possible, circular drives or on-site turning areas shall be required to avoid backing onto the minor arterial facilities.

**Policy 1.1.3:**

The City shall limit the number of connections to Gulf Boulevard and Causeway Boulevard.

**Policy 1.1.4:**

The City shall require as a condition of development approval the dedication of appropriate right-of-way to maintain the minimum standard of 100 feet for Gulf Boulevard and Causeway Boulevard.

**Policy 1.1.5:**

The City shall require that all local residential streets maintain a minimum 50 feet right-of-way. Since the City's street system is totally developed, this policy shall apply in the event of redevelopment.

**Objective 1.2:**

The City's Transportation Element shall be coordinated with the future land uses depicted on the Future Land Use Map, FDOT 5-year Transportation Plan, the Forward Pinellas Long Range Transportation Plan, and plans of neighboring jurisdictions.

**Policy 1.2.1:**

The City's Planning Board shall continually monitor and provide an annual report to the City Council regarding changes or impacts of the above transportation planning efforts on the City of Belleair Beach.

**Policy 1.2.2:**

The City shall promote the Forward Pinellas Long Range Transportation Plan roadway improvements necessary to safely and efficiently carry local and non-local traffic through the City and divert unnecessary through traffic toward alternative routes.

**Policy 1.2.3:**

The City recognizes that Gulf Boulevard and Causeway Boulevard, as depicted on *Map 2: Transportation Corridors Map*, are the only major roadways within the City and are functionally controlled by Pinellas County.

**Policy 1.2.4:**

The City shall, through its designated Forward Pinellas representative and the public participatory process, make known the unique residential needs and characteristics of Belleair Beach for the future implementation of the countywide transportation system plan.

**Policy 1.2.5:**

The social and economic needs of the individual and the community shall receive maximum consideration in the development and implementation of the County's overall transportation system with the City.

**Policy 1.2.6:**

The City recognizes the Belleair Beach Causeway and its approaches as a Scenic/Noncommercial Corridor and shall ensure that provisions of the Countywide Rules are implemented along this roadway for any development for which the city is responsible.

**Policy 1.2.7:**

The City shall coordinate with Pinellas County, which maintains functional responsibility for Gulf Boulevard and Causeway Boulevard, to ensure the transportation needs of the residents of Belleair Beach are met in the safest, most efficient, and convenient manner possible.

**Objective 1.3:**

The City recognizes that traffic congestion resulting from increased development on neighboring communities has had negative impacts on the mobility and quality of life of its residents, and shall seek means to address this issue.

**Policy 1.3.1:**

The City shall work with Forward Pinellas, Pinellas County, and neighboring communities to explore means of decreasing or diverting through traffic into Belleair Beach.

**Policy 1.3.2:**

The City shall seek funding to offset the costs of mitigating increased traffic flows into Belleair Beach from neighboring communities.

**Policy 1.3.3:**

The City shall coordinate with appropriate agencies to explore the use of traffic control devices or other means to require that through traffic on Gulf Blvd. yield to traffic exiting from local streets.

**Policy 1.3.4:**

Given that barrier island communities experience significant traffic volume from tourism that does not follow the same A.M./P.M. peak hour commuter patterns as mainland communities, the City shall request that Forward Pinellas conduct special peak-hour traffic studies for specified roadways within the city limits.

**Objective 1.4**

The City shall seek opportunities to increase mobility for pedestrians and bicyclists.

**Policy 1.4.1:**

The City shall coordinate with Pinellas County and Forward Pinellas to ensure that planning for pedestrian and bicycle paths and bicycle friendly design standards is incorporated into future roadway projects within the city.

**Policy 1.4.2:**

The City shall support the future development of non-motorized corridors for cycling, jogging, and walking.

**Policy 1.4.3:**

The City shall coordinate with Forward Pinellas and neighboring communities in the regulation of micromobility devices such as e-bikes and scooters.

**Objective 1.5:**

The City shall coordinate with Pinellas County to implement a transportation system that enhances environmental quality by reducing the environmental impacts of water, air, and noise pollution.

**Policy 1.5.1:**

The City shall require parking lots to be paved and on-site retention provided for the proposed multifamily uses to reduce fugitive dust. The City shall allow the use of permeable materials (such as grass, geoweb, or turfblock).

## HOUSING ELEMENT

**Goal 1: Maintain and protect the City's existing neighborhoods and housing stock and provide for the infilling of future residential development in the most environmentally sensitive, structurally sound, and cost effective manner possible.**

**Objective 1.1:**

Recognizing the City's limited ability to provide affordable housing within its corporate limits, the City shall maintain coordination with Pinellas County through continued participation in the Pinellas County Housing Authority or other agencies charged with the responsibility of providing affordable housing.

**Policy 1.1.1:**

The City shall actively participate in County-sponsored housing programs, where applicable, which provide opportunities for affordable housing on a countywide basis.

**Policy 1.1.2:**

Through coordination with the Pinellas County Housing Authority, the City of Belleair Beach will continue to support and provide sites, if practicable, for extremely low-, very low-, low- and moderate-income housing, and group homes consistent with the residential character and density of Belleair Beach.

**Policy 1.1.3:**

The City shall maintain a streamlined review and permitting process to avoid any unnecessary requirements in order to expedite private sector development and any required renovation/ remodeling of existing structures.

**Objective 1.2:**

In an effort to maintain, at a minimum, the current level of housing standards, the City shall encourage the conservation, rehabilitation, or demolition of the housing stock through code enforcement and the issuance of citations when appropriate.

**Policy 1.2.1:**

The City shall encourage individual homeowners to increase private reinvestment in the existing housing stock and to continue a high level of property maintenance.

**Policy 1.2.2:**

Major infrastructure improvements shall be permitted only where they enhance residential neighborhoods or provide for the maintenance or improvement of adopted level of service standards.

## INFRASTRUCTURE ELEMENT

**Goal 1: Retain access to and availability of infrastructure system(s) necessary to support the existing and future populations within the City.**

**Objective 1.1:**

The City of Belleair Beach shall continue to coordinate with Pinellas County to correct existing deficiencies and to ensure that adequate facility capacity is available to meet the demands of future development and/or redevelopment.

**Policy 1.1.1:**

The following level of service standards are hereby adopted for the purpose of calculating future facility capacity and demand generated by development and redevelopment activity.

Stormwater Drainage:	25-year, 24-hour storm event
Quality:	Consistent with Ch. 62-25, F.A.C.
Sanitary Sewer:	115 gallons per capita per day
Potable Water:	115 gallons per capita per day
Solid Waste:	1.3 tons per capita per year

**Policy 1.1.2:**

Pinellas County Utilities (PCU) shall provide all potable water supply and sanitary sewer service to the City, consistent with the interlocal agreement between the City and the County.

**Policy 1.1.3:**

The City of Belleair Beach shall ensure through coordination with Pinellas County and review of roadway improvement plans that any improvements to Gulf Boulevard will effectively eliminate any minor local ponding of water adjacent to the residential and beach access parcels within the City.

**Policy 1.1.4:**

The City adopts by reference the Pinellas County Utilities' *Water Supply Facilities Work Plan*, effective January 1, 2023. The City and Pinellas County shall work together to reduce the City's potable water demand consistent with Pinellas County Utilities' *Water Supply Facilities Work Plan*.

**Policy 1.1.5**

The City will coordinate with Pinellas County to ensure that plumbing permits specify the installation of water conservation devices for new construction, pursuant to Chapter 553.14, F.S., and encourage the installation of the same during redevelopment or rehabilitation.

**Policy 1.1.6**

The City will support Pinellas County and the Southwest Florida Water Management District restrictions for unnecessary consumption of potable water, particularly as it relates to irrigation, lawn watering, and vehicle washing during periods of drought, supply reduction, and other emergencies.

**Policy 1.1.7**

The City shall promote, through a public education program developed in cooperation with the Southwest Florida Water Management District and the Pinellas County Utilities, the use and reuse of water of the lowest acceptable quality for the purpose intended.

**Policy 1.1.8:**

Prior to approval of a building permit, the City shall consult with Pinellas County Utilities to determine whether adequate water supplies to serve the new development will be available no later than the anticipated date of issuance by the County of a certificate of occupancy.

**Objectives 1.2:**

The City of Belleair Beach shall provide educational information so that residents can implement water conservation measures in an effort to conserve the County's water resources.

**Policy 1.2.1:**

The City shall promote water conservation through education of residents about Xeriscaping™, maintenance and installation of irrigation systems, and low-flow plumbing fixtures.

**Policy 1.2.2:**

Belleair Beach will cooperate with the Southwest Florida Water Management District in dealing with water shortages and enforcing water use restrictions.

## COASTAL MANAGEMENT AND CONSERVATION ELEMENT

**Goal 1: Protect and improve the environmental quality and natural and economic resources of the City of Belleair Beach; protect human life; and, limit public expenditures within the Coastal High Hazard Area.**

**Objective 1.1:**

The infilling of development on the remaining vacant single-family parcels will result in no net reduction of marine grass beds, mangrove forests, and coastal marshes.

**Policy 1.1.1:**

The dredging and filling of seagrass beds shall be prohibited except in circumstances of overriding public interest. Mitigation is required.

**Policy 1.1.2:**

Future development of mangrove forests and coastal marshes shall be prohibited.

**Policy 1.1.3:**

Living marine resources shall be protected from immediate and future degradation resulting from improper development and/or waste disposal practices. The City shall ensure that future infill development and redevelopment results in no net loss in living marine resources.

**Policy 1.1.4:**

Both Heron and Pelican Islands shall be preserved in their present state, and no development shall be permitted.

**Policy 1.1.5:**

The City shall require the use of native vegetation in required buffers, setbacks and open spaces.

**Policy 1.1.6:**

Future roadway drainage detention areas shall be located and designed, and enhanced landscaping shall be utilized, in such a manner as to complement the existing residential character of the city and result in no net reduction of water quality to abutting waters.

**Policy 1.1.7:**

Since manatees occasionally frequent Clearwater Harbor near Belleair Beach, the City shall coordinate with appropriate agencies to ensure that reduced boating speed limits will be enforced in designated manatee protection areas and slow speed, minimum wake zones.

**Policy 1.1.8:**

No new point sources shall be permitted to discharge into Clearwater Harbor and the Gulf of Mexico from the City of Belleair Beach.

**Policy 1.1.9:**

In an effort to reduce non-point source pollutant loadings with respect to future multifamily development/redevelopment, the City shall ensure that:

- (1) on-site retention or detention shall accommodate the first one inch of runoff.
- (2) periodic inspections of stormwater control structures are conducted to ensure proper function and maintenance.

**Policy 1.1.10:**

Development adjacent to the Clearwater Harbor Aquatic Preserve shall be limited to single family, public facilities, and open space/public access.

**Policy 1.1.11:**

A coastal building setback requirement equal to or landward of the State Coastal Construction Control Line shall be strictly enforced.

**Objective 1.2:**

Existing water-dependent uses, other than existing commercial motel facilities, shall be preserved.

**Policy 1.2.1:**

Recreational waterfronts, including existing mini parks and gulf beach access, shall be preserved, and no net reduction in the amount of acreage devoted to these uses shall be permitted.

**Policy 1.2.2:**

While not the responsibility of Belleair Beach, the City shall coordinate with Pinellas County to ensure the availability of beach access along Causeway Boulevard.

**Policy 1.2.3:**

The expressed desire of the residents of Belleair Beach to retain an exclusively residential character shall effectively eliminate the need for the expansion of existing commercial uses or the development or redevelopment of future commercial water-related and/or water-dependent uses as reflected on the Future Land Use Map, except for the Belleair Beach Marina facility. [This term doesn't appear to be in common use and isn't used elsewhere in the plan.]

**Objective 1.3:**

The City of Belleair Beach shall maintain the clearance time for hurricane evacuation identified by Tampa Bay Regional Planning Council, and any proposed development shall not increase this clearance time.

**Policy 1.3.1:**

The evacuation times adopted in the latest hurricane evacuation study published by the Tampa Bay Regional Planning Council, and the State's out-of-county category 5 hurricane standard of 16 hours, shall be used for comprehensive plan amendment review and development review and approval.

**Policy 1.3.2:**

The City shall coordinate with the Pinellas County to ensure continued shelter capacity to accommodate existing and future residents of the city.

**Policy 1.3.3:**

The City shall provide information for distribution to City residents identifying the established evacuation routes and shelters.

**Policy 1.3.4:**

The City shall coordinate with Pinellas County Emergency Management to ensure that evacuation routes are posted.

**Policy 1.3.5**

The City, in cooperation with the Pinellas County Emergency Management, the American Red Cross of Tampa Bay, and the other island communities, shall participate in annual hurricane preparedness seminars to increase hurricane awareness.

**Policy 1.3.6**

City emergency response personnel and volunteers shall coordinate with county and state emergency response agencies in emergency planning, including communications, traffic control, and warning operations, to affect a safe and efficient evacuation of the city.

**Policy 1.3.7:**

The City shall coordinate with Pinellas County to ensure that future facility improvements to Causeway Boulevard do not increase hurricane evacuation clearance times.

**Objective 1.4:**

The City shall restrict development and redevelopment densities to those adopted in the Future Land Use Element and shall limit the expenditure of public funds in Coastal High Hazard Area to those facilities necessary for the protection of health and safety. All building and development activities in these areas shall be conducted in such a manner as to lessen the existing danger to life and public and private property.

**Policy 1.4.1:**

The Coastal High Hazard Area is defined as that portion of the community below the elevation of the category 1 storm surge line as established by a Sea, Lake, and Overland Surges from Hurricanes (SLOSH) computerized storm surge model.

**Policy 1.4.2:**

The City defines a Coastal Storm Area as the area that includes the following:

- (1) the Coastal High Hazard Area (CHHA),
- (2) the causeway,
- (3) any area surrounded by the CHHA or by the CHHA and a body of water, and
- (4) all areas located within the Velocity Zone as designated by the Federal Emergency Management Agency.

**Policy 1.4.3:**

The Coastal High Hazard Area as defined in Policy 1.4.1, together with the Coastal Storm Area as defined in Policy 1.4.2, shall be the area of coastal development and redevelopment regulation within the City of Belleair Beach. This area is depicted on *Map 3: Coastal High Hazard Area Map*.

**Policy 1.4.4:**

City-funded roadways, water, sewer and drainage improvements shall not be built in the Coastal High Hazard Area unless the facility is for public access maintenance improvements, or restoration of infrastructure service following a natural disaster.

**Objective 1.5:**

The City shall implement the priority reconstruction/redevelopment program outlined in this comprehensive plan, as appropriate, immediately following a natural disaster

**Policy 1.5.1:**

Following a natural disaster, the City Manager, in concert with the City Council, shall coordinate the implementation of the Post Disaster Development Plan.

**Policy 1.5.2:**

Following a natural disaster, the City shall: (1) review damages and assess the priorities for repair and/or reconstruction, (2) coordinate with county, state and federal officials as appropriate to prepare application for disaster assistance, (3) identify options for repair or reconstruction of damaged public facilities, and (4) implement a redevelopment strategy and plan for both short and long-term redevelopment.

**Policy 1.5.3:**

The City shall develop and implement a program for immediate repair and clean up needed to protect the public health safety and welfare of returning citizens. Such activities shall include (1) restoration of potable water, sanitary sewer and electrical power as appropriate, (2) removal of storm debris to facilitate movement of vehicular traffic, and (3) identification and removal of unsafe structures and identifying structures to receive priority permitting approvals.

**Policy 1.5.4:**

The City shall identify long-term redevelopment strategies based upon an assessment of infrastructure and/or structural damage. Appropriate interagency hazard mitigation reports shall be thoroughly assessed to assist the City in distinguishing between immediate repair clean-up activities and long-term repairs.

**Policy 1.5.5:**

The City shall require that any structure which incurs damage in excess of fifty (50) percent of its fair market value to be rebuilt to meet all applicable codes, ordinances and development regulations. This policy shall not be construed to prohibit replacement of a single-family house on an existing platted lot.

**Policy 1.5.6:**

Recognizing that a major hurricane could result in the need for extensive repairs to public infrastructure, the City shall maintain a contingency fund, at a level to be determined, in order to ensure a local dollar match for state and/or federal disaster assistance grants.

**Policy 1.5.7:**

The City shall annually review the local and/or regional evacuation plans to ensure coordination of land use densities and population projections.

**Objective 1.6:**

Belleair Beach will comply with all local, state and federal air quality regulations to ensure protection and enhancement of air resources.

**Policy 1.6.1:**

Belleair Beach will cooperate with Pinellas County to support of federal fuel volatility regulations as a means of significantly reducing mobile source pollutant emissions.

**Policy 1.6.2:**

Application of pesticides and other toxic substances shall be timed and performed in such a manner as to minimize exposure.

**Objective 1.7:**

The City shall reduce the risk of exposure of human life and public and private property to natural disasters through preparedness planning and implementation of hazard mitigation measures.

**Policy 1.7.1:**

The City shall designate an emergency management coordinator who acts as a liaison between State, regional, County and City emergency response and planning agencies; and ensure coordination between emergency management and development management activities in the City.

**Policy 1.7.2:**

Recognizing that the entire community is located within the Coastal High Hazard Area, Coastal Storm Area and the 100-year floodplain, the City shall adopt and strictly enforce all appropriate federal, state, and local coastal construction codes, coastal setback requirements, special Coastal Construction Control Line facility siting restrictions, and floodplain management regulations.

**Policy 1.7.3:**

Special care facilities such as hospitals, nursing homes, convalescent homes, adult living facilities shall not be located in the Coastal High Hazard Area, unless adequate provisions for safe and efficient evacuation and shelter are ensured.

**Policy 1.7.4:**

The City shall seek opportunities for funding to relocate or harden infrastructure to reduce its vulnerability to natural disasters, including undergrounding of utilities where appropriate.

**Objective 1.8:**

Through provisions in its land development regulations, the City shall implement development and redevelopment principles, strategies, and engineering solutions that reduce the flood risk from high-tide events, storm surge, flash floods, stormwater runoff, and the related impacts of sea level rise.

**Policy 1.8.1:**

Land that is subject to flooding conditions and is deemed by the City to be topographically unsuitable shall not be platted for residential occupancy, nor for such other use as may endanger health, life or property or aggravate erosion or flooding conditions.

**Policy 1.8.2:**

All proposed new development shall be reviewed to determine that such proposals are consistent with the need to minimize flood damage and will be reasonably safe from flooding.

**Policy 1.8.3:**

All public utilities and facilities such as sewer, gas, electric, communications, and water systems shall be located and constructed to minimize or eliminate flood damage.

**Policy 1.8.4:**

For new development in AE and VE flood zones, adequate drainage shall be provided to reduce exposure to flood hazards and adequate drainage paths shall be provided to guide floodwaters around and away from proposed structures.

**Objective 1.9:**

The City shall encourage the use of best practices development and redevelopment principles, strategies, and engineering solutions that will result in the removal of coastal real property from flood zone designations established by the Federal Emergency Management Agency.

**Policy 1.9.1:**

The City shall explore opportunities for federal, state and local assistance with public acquisition of properties that suffer extensive storm or flood damage.

**Policy 1.9.2:**

The City shall consider one or more of the following strategies in those areas which receive major or moderate flood damage:

- Relocation;

- Reduction of permissible density or intensity of use;
- Reconstruction in compliance with current building and construction standards; or
- Public acquisition.

**Objective 1.10:**

The City shall identify site development techniques and best practices that may reduce losses due to flooding and claims made under flood insurance policies issued in this state.

**Policy 1.10.1:**

The City shall prohibit the alteration of sand dunes or mangrove stands which would increase potential flood damage.

**Policy 1.10.2:**

The City shall control the alteration of natural floodplains, stream channels and natural protective barriers that help accommodate or channel floodwaters; control filling, grading, dredging and other development that may increase flood damage; and prevent or regulate the construction of flood barriers which will unnaturally divert floodwaters or which may increase flood hazards in other areas.

**Policy 1.10.3:**

The City shall encourage retrofitting of existing structures to mitigate potential damages from natural disasters.

**Policy 1.10.4:**

The City shall continue to coordinate with Pinellas County and the Army Corps of Engineers to evaluate the feasibility of beach renourishment, erosion control structures, or other mitigation to preserve and protect the public beachfront from erosion and the potential effects of sea level rise.

**Policy 1.10.5:**

The City shall consider the findings of the *Pinellas County Sea Level Rise and Storm Surge Vulnerability Assessment* to help identify and mitigate properties that are vulnerable to flooding.

**Objective 1.11:**

The City shall participate in the National Flood Insurance Program Community Rating System administered by the Federal Emergency Management Agency to achieve flood insurance premium discounts for residents.

**Policy 1.11.1:**

The City shall continue to be a participant in the National Flood Insurance Program Community Rating System, and shall work to maintain or increase its rating.

**Policy 1.11.2:**

The City shall assist residents by providing information about the National Flood Insurance Program and flood damage prevention on its official website.

**Policy 1.11.3:**

The City shall post copies of available elevation certificates on its official website.

## RECREATION AND OPEN SPACE ELEMENT

**Goal 1: Provide adequate parks and recreation facilities and open space areas, which enhance the health, safety and welfare of the city's residents and promote a sense of community.**

**Objective 1.1:**

The City shall maintain access to existing park sites from surrounding neighborhoods.

**Policy 1.1.1:**

The City shall continue to coordinate beach access maintenance programs with the Town of Belleair Shore, thereby ensuring convenient access to the Gulf of Mexico by City residents via the three beach access sites located in Belleair Shore.

**Objective 1.2:**

To coordinate with all levels of government, quasi-public entities, and the private sector toward providing multiple recreational opportunities to City residents.

**Policy 1.2.1:**

Recognizing the physical limitations of the city to expand parkland uses, the City shall assist its residents by providing information on area-wide public, quasi-public, and private recreation opportunities.

**Policy 1.2.2:**

Any future redevelopment of multifamily uses shall provide for on-site recreational facilities to the maximum extent possible.

**Policy 1.2.3:**

To the extent feasible, the City shall prioritize use of recreational facilities, including the Belleair Beach Marina, for residents.

**Objective 1.3:**

The City shall allow no net reduction in the amount of access currently provided to the Gulf of Mexico and Clearwater Harbor.

**Policy 1.3.1:**

The City of Belleair Beach shall retain ownership rights to its properties providing or having the potential to provide public access to coastal areas.

**Policy 1.3.2:**

The City of Belleair Beach shall coordinate with Pinellas County and adjacent municipalities to develop measures to increase accessibility to shoreline areas.

**Policy 1.3.3:**

The City shall expand the current level of maintenance and landscaping of its existing shoreline park sites, thereby encouraging and facilitating increased enjoyment of and access to the shoreline.

## INTERGOVERNMENTAL COORDINATION ELEMENT

**Goal 1: Achieve an optimal level of coordination, which is appropriate for attaining maximum efficiency.**

**Objective 1.1:**

The City of Belleair Beach shall effectively coordinate the comprehensive plan with the plans of the School Board; other units of government providing services, but not having the regulatory authority over the use of land; and the comprehensive plans of adjacent municipalities and the County to ensure consistency with and implementation of the plan.

**Policy 1.1.1:**

Services and information shall be shared with other agencies and jurisdictions.

**Policy 1.1.2:**

Intergovernmental coordination activities shall be reviewed periodically to avoid needless paperwork, duplication, non-productive meetings, and other waste.

**Policy 1.1.3:**

The City of Belleair Beach shall maintain existing interlocal agreements and consider new interlocal agreements for services and public access with adjacent jurisdictions where appropriate.

**Objective 1.2:**

Intergovernmental coordination shall help to achieve effective implementation of the local comprehensive plan.

**Policy 1.2.1:**

The City shall cooperate with other communities and agencies in the region to bring private and public sectors together for establishing an orderly, environmentally, and economically sound plan that addresses the future needs of growth.

**Policy 1.2.2:**

Development of regional programs that will reduce unnecessary delays in federal, state, and local development review procedures is encouraged.

**Policy 1.2.3:**

Level of service standards shall be coordinated with other state, regional, or local entities having operational and maintenance responsibility for public facilities.

**Goal 2: Establish a regular means of communication among officials of adjacent jurisdictions, Pinellas County, and Forward Pinellas for the purpose of addressing and resolving issues of mutual interest that arise from the City's comprehensive plan and the plans of others.**

**Objective 2.1:**

The City shall identify and coordinate the effects of special districts in Pinellas County with the comprehensive plan.

**Policy 2.1.1:**

The City will periodically review the plans and independent special district facility reports of the Southwest Florida Water Management District, Tampa Bay Water, and Pinellas County Utilities to identify and resolve conflicts with the City's comprehensive plan, including concurrency-related items.

**Objective 2.2:**

The City shall identify and describe joint processes for collaborative planning on population projections, facilities subject to concurrency, facilities with countywide significance, and problematic land uses.

**Policy 2.2.1:**

The City will coordinate with Forward Pinellas in order to develop countywide population projections that include expected growth for the community.

**Policy 2.2.2:**

The City will review the draft population projections and consider using them in the update of the comprehensive plan.

**Policy 2.2.3:**

The City will forward the population projections used in its comprehensive plan to the School Board so they can consider projected growth and development as it relates to the future need for schools in the School Board's 5, 10, and 20-year facility plans.

**Policy 2.2.4:**

City staff will coordinate annually, or more often as needed, with Pinellas County staff for the purpose of determining future needs for water and sewer.

[Moved under Objective 2.3]

[Moved under Objective 2.3]

**Policy 2.2.5:**

The City will coordinate with service providers that have no regulatory authority over the use of land in the city to develop recommendations that address ways to improve

coordination of the City's concurrency management methodologies and systems, and levels of service.

**Policy 2.2.6:**

The City will continue to coordinate with Pinellas County for the provision of countywide facilities, including but not limited to, potable water service, sanitary sewer service, solid waste disposal, the St. Petersburg/Clearwater International Airport, and the Pinellas County Emergency Operations Center.

[Moved under Objective 2.3]

**Policy 2.2.7:**

The City will forward notice of proposed Future Land Use Element policies related to hurricane shelters and evacuation routes, as well as Future Land Use Map amendments resulting in an increase in population within the Coastal High Hazard Area and Coastal Storm Area, to the Tampa Bay Regional Planning Council and the Pinellas County Emergency Management Department to determine hurricane shelter space availability and the effect of increased populations on evacuation clearance times and routes.

**Policy 2.2.8:**

The City will coordinate with Forward Pinellas, or the appropriate ad hoc committees, in the development, review, and recommendation of efficient countywide guidelines to coordinate the location of problematic land uses.

**Policy 2.2.9:**

The City will utilize the countywide planning process as a means of notifying the School Board, which has one staff member on the Planners Advisory Committee, of proposed land use plan amendments.

**Objective 2.3:**

The City shall coordinate with appropriate agencies to facilitate the provision of a safe, efficient transportation system meeting the needs of residents and others.

**Policy 2.3.1:**

Through Forward Pinellas in its role as the Metropolitan Planning Organization, the City will coordinate its transportation needs with the needs of the remainder of the county.

**Policy 2.3.2:**

The City shall consider designating a specific representative or committee to work with Forward Pinellas, Pinellas County, and neighboring jurisdictions to address the impacts of traffic congestion on Gulf Blvd.

**Policy 2.3.3:**

The City will forward requests for access to County maintained roadways for comment concerning their plans and policies.

**Policy 2.3.4:**

The City will continue to coordinate with Forward Pinellas to facilitate the provision of bridges, major transportation facilities, and mass transit.

**Objective 2.4:**

Bring intergovernmental disputes to closure in a timely manner through the use of voluntary dispute resolution processes.

**Policy 2.4.1:**

In instances where the resolution of issues requiring intergovernmental concurrency has not been achieved, the City of Belleair Beach shall initiate informal mediation by filing with the Tampa Bay Regional Planning Council a written request for mediation assistance, pursuant to the requirements of state law.

## CAPITAL IMPROVEMENTS ELEMENT

**Goal 1: Provide public facilities to all residents while maintaining the residential character of Belleair Beach.**

**Objective 1.1:**

The City of Belleair Beach shall maintain the existing level of service standards for public facilities that are the fiscal responsibility of the City.

**Policy 1.1.1:**

The City of Belleair Beach shall not approve any development order that will lower the existing level of service standards.

**Policy 1.1.2:**

The Capital Improvements Element shall be reviewed on an annual basis.

**Policy 1.1.3:**

The City of Belleair Beach shall adopt a capital improvements budget and amend its Five-Year Schedule of Capital Improvements on an annual basis.

**Policy 1.1.4:**

Proposed capital improvement projects shall be evaluated according to the following criteria:

- Elimination of a proven or obvious hazard to public health, safety, or welfare;
- Fulfillment of a City legal commitment;
- Preservation, maintenance, refurbishment, achievement of full use, or replacement of existing facilities;
- Enhancement of an existing facility to an adopted level of service;
- Efficiency or use increase of existing facilities; prevention or reduction of future improvement costs; or provision of equitable service;
- Facility enhancement to meet the demands of development and redevelopment;
- Furtherance of goals, objectives, or policies adopted in the Belleair Beach Comprehensive Plan;
- Increase of community economic base or quality of life;
- Budget impact and financial feasibility; and
- Consistency with plans of other agencies having responsibility for public facilities within the City.

**Policy 1.1.5:**

The City adopts the Schedule of Capital Improvements as shown in the table below:

**Schedule of Capital Improvements  
(projects that exceed \$100,000 in any year)**

Project	Total	Fiscal Year 22-23	Fiscal Year 23-24	Fiscal Year 24-25	Fiscal Year 25-26	Fiscal Year 26-27
<b>Capital Improvements Fund</b>						
Street Resurfacing	976,192	75,000	676,192	75,000	75,000	75,000
Gulf Boulevard Beautification	5,860,085	2,974,200	1,955,460	930,425	-	-
<b>Total for Capital Improvements Fund</b>	<b>6,836,277</b>	<b>3,049,200</b>	<b>2,631,652</b>	<b>1,005,425</b>	<b>75,000</b>	<b>75,000</b>
<b>Stormwater Fund</b>						
Stormwater System	3,609,173	1,305,963	2,303,210	-	-	-
Valley Curb Replacement	881,500	50,000	681,500	50,000	50,000	50,000
<b>Total for Stormwater Fund</b>	<b>4,490,673</b>	<b>1,355,963</b>	<b>2,984,710</b>	<b>50,000</b>	<b>50,000</b>	<b>50,000</b>
<b>Total for All Funds</b>	<b>11,326,950</b>	<b>4,405,163</b>	<b>5,616,362</b>	<b>1,055,425</b>	<b>125,000</b>	<b>125,000</b>

Source: City of Belleair Beach, 2023

**Policy 1.1.6:**

It is the policy of the City of Belleair Beach to set a capital improvements cost threshold of \$100,000 annually for projects to be included in the Capital Improvements Element of the City of Belleair Beach Comprehensive Plan.

**Policy 1.1.7:**

Existing and anticipated capacity deficiencies identified in other elements of this plan may be corrected according to the Schedule of Capital Improvements adopted through the Capital Improvements Element subject to annual review by the City Council.

**Objective 1.2:**

The City of Belleair Beach shall continue to maintain the existing capital improvements for which the City has fiscal responsibility, and Capital Improvements shall be completed to correct any existing deficiency, accommodate future growth, or replace obsolete or worn out facilities.

**Policy 1.2.1:**

The City of Belleair Beach shall correct any existing deficiencies and replace obsolete or worn out facilities as a priority. Any required expansion of facilities shall occur after deficiencies and/or facility replacement§ have been accomplished.

**Policy 1.2.2:**

The City of Belleair Beach shall continue to use user fees as the means to finance improvements. New development will be assessed its share of the improvements.

**Objective 1.3:**

The City shall utilize its fiscal resources to eliminate any identified existing deficiencies and ensure the provision of needed capital improvements for future development and redevelopment at adopted levels of service as specified in the elements of this comprehensive plan.

**Policy 1.3.1:**

The City shall work with other governmental jurisdictions to establish a strategy to ensure that the entire cost of providing necessary capital facilities, at adopted levels of service, for any future development or redevelopment within the jurisdiction shall not be borne by existing residents.

**Policy 1.3.2:**

The City shall coordinate with Pinellas County, state agencies, the water management district, and other municipalities that provide public facilities within the City's

jurisdiction to ensure projects are funded in a fiscally equitable manner apportioning the costs of growth among those who are responsible for it.

**Policy 1.3.3:**

The City shall administer current and consider the adoption of appropriate future impact or user fees and other general fund revenue enhancement.

**Policy 1.3.4:**

The City shall issue development orders and permits only when required capital facilities are present or will be available concurrent with the impact of development.

**Policy 1.3.5:**

The adopted levels of service for public facilities within the jurisdiction of the City of Belleair Beach shall be those adopted in the other elements of this plan.

**Objective 1.4:**

Public expenditures that support development in the Coastal High Hazard Area shall be limited to those improvements included in this comprehensive plan or determined by the City Council to be an overriding public health benefit.

**Policy 1.4.1:**

The City shall expend funds in the Coastal High Hazard Area only for the replacement and renewal of public facilities serving development or planned redevelopment as anticipated in this comprehensive plan.

**Objective 1.5:**

The City of Belleair Beach shall provide, or require provision of, needed infrastructure for development and redevelopment concurrently with their impacts through the use of a concurrency management system, implementation and monitoring of the comprehensive plan, and enforcement of development regulations.

**Policy 1.5.1:**

The City shall ensure that no development or redevelopment taking place within its municipal boundaries results in a reduction of the level-of-service standards established and adopted in the financially feasible Capital Improvements Element of this comprehensive plan.

**Policy 1.5.2:**

Development orders and permits shall be issued only if public facilities necessary to meet the level-of-service standards adopted pursuant to this comprehensive plan are available concurrent with the impacts of the development.

**Policy 1.5.3:**

The development of residential land shall be timed and staged in conjunction with provision of supporting community facilities.

**Policy 1.5.4:**

The City shall use the levels of service adopted in the Transportation Element, Infrastructure Element, and Recreation and Open Space Element of this comprehensive plan to determine the impacts of development and redevelopment.

**Policy 1.5.5:**

The City shall continue to implement a monitoring system designed to ensure continued enforcement of levels of service and provision of required public facility capacity.

**Policy 1.5.6:**

The monitoring system shall be reviewed on an annual basis together with the review of the Capital Improvements Element and shall be updated the year prior to preparation of the periodic Evaluation and Appraisal Report.

**Policy 1.5.7:**

Developments or redevelopments requiring the use of potable water, sanitary sewer, solid waste, or drainage facilities shall receive development orders subject to:

- The public facilities being in place at the time of issuance of the certificate of occupancy; or
- The provision of the facilities is guaranteed in an enforceable development agreement pursuant to Section 163.3220, Florida Statutes, or an agreement or development order issued pursuant to Chapter 380, Florida Statutes, to be in place at the time of certificate of occupancy issuance.

**Policy 1.5.8:**

The Schedule of Capital Improvements may include projects listed in the first three years of the Florida Department of Transportation five-year work program.

**Policy 1.5.9:**

The Schedule of Capital Improvements shall contain the estimated commencement and completion dates of road projects.

**Policy 1.5.10:**

The elimination, deferral, or delay of construction of any road or mass transit facility or service needed to maintain adopted level-of-service standards and which is listed in the Schedule of Capital Improvements shall require amendment of the comprehensive plan.

**Objective 1.6:**

The City shall seek opportunities for new funding sources to offset its capital and operating costs and maintain a high quality of life for residents.

**Policy 1.6.1:**

The City shall explore the opportunity for cost savings through the use of renewable resources such as solar energy.

**Policy 1.6.2:**

The City shall explore the use of grants or other funding opportunities for the undergrounding of utilities.

**Policy 1.6.3:**

The City shall explore opportunities for state and local transportation funding to address identified traffic congestion issues.

## PRIVATE PROPERTY RIGHTS ELEMENT

**Objective 1.1:**

In accordance with the legislative intent expressed in Sections 163.3161(10) and 187.101(3), Florida Statutes, the City adopts a Private Property Rights Element to respect judicially acknowledged and constitutionally protected private property rights and ensure that private property rights are considered in local decision-making.

**Policy 1.1.1:**

The following rights shall be considered in local decision-making:

1. The right of a property owner to physically possess and control his or her interests in the property, including easements, leases, or mineral rights.
2. The right of a property owner to use, maintain, develop, and improve his or her property for personal use or for the use of any other person, subject to state law and local ordinances.
3. The right of the property owner to privacy and to exclude others from the property to protect the owner's possessions and property.
4. The right of a property owner to dispose of his or her property through sale or gift.

**RESOLUTION 2023-03**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELLEAIR BEACH, FLORIDA, AUTHORIZING THE CITY TO SWITCH FINANCIAL INSTITUTIONS, AUTHORIZING SIGNATURES WHICH ARE TO APPEAR FOR ALL CITY CHECK AND DRAFT WRITING, AND INSTRUCTING ANY FINANCIAL INSTITUTION TO ACCEPT ANY CERTIFIED COPY OF THIS RESOLUTION AS EVIDENCE OF LEGAL AUTHORITY OVER CITY FINANCIAL ACCOUNTS; RESOLVING CONFLICTS HEREWITH AND ESTABLISHING AN EFFECTIVE DATE.**

**BE IT RESOLVED** by the City Council of the City of Belleair Beach, Florida, as follows:

**SECTION 1. Financial Institution.** The City Council hereby authorizes the City Manager to transfer the City’s banking accounts and operations to: Valley National Bancorp, doing business as Valley Nation Bank and also known as Valley Bank, Member FDIC.

**SECTION 2. Authorized Signatories.** That the City of Belleair Beach, Florida, hereby authorizes the individuals or officials of the City listed below to sign all checks and drafts payable by the City, subject to the rules and regulations of the institution holding same.

Mayor: Dave Gattis

Councilmember: Frank Bankard

Councilmember: Belinda Livingstone

Councilmember: Leslie Notaro

Councilmember: Lloyd Roberts

Councilmember: Jody Shirley

Councilmember: Mike Zabel

City Manager: Kyle Riefler

City Clerk: Patricia Gentry

Any such right to serve as a signatory is non-transferable. Any above-authorized signatory shall immediately forfeit any ability to served as an authorized signatory upon the end of his or her elected term of office, resignation, suspension, termination, or death.

**SECTION 3. Charter Officer Signatory.** That, until further order of the City, an authorized charter officer, as defined in section 4.01 of the Charter, shall, with at least one elected official, sign all checks and drafts payable by the City. The City Manager and City Clerk are hereby designated as authorized Charter officers for the purpose of this Resolution.

**SECTION 4. Binding Agreements.** That the City shall be bound by both the terms and conditions of said agreements and Bank’s rules and regulations related thereto, all as now existing or as amended from time to time.

**SECTION 5. Term.** That this Resolution shall continue in force until repealed, or superseded by subsequent enactment.

**SECTION 6. No Conflicts.** That all resolutions in conflict with this Resolution shall be and are hereby repealed.

**SECTION 7. Effective Date.** That this Resolution shall be in effect immediately upon adoption.

**PASSED AND ADOPTED** this 1st day of June 2023, at a Regular Meeting of the City Council of the City of Belleair Beach, Florida, at which a quorum was present.

ATTEST: \_\_\_\_\_  
Patricia A. Gentry, City Clerk

APPROVED: \_\_\_\_\_  
Dave Gattis, Mayor

# City of Belleair Beach

JUNE 5, 2023 - 6:00 PM



**DATE:** May 23, 2023  
**TO:** Mayor and City Council  
**FROM:** Patricia A. Gentry, City Clerk  
**SUBJECT:** Appointment to the Planning and Zoning Board

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**RECOMMENDATION:**

*Staff requests Council appoint Ms. Kimberly Shaw Elliott to fulfill the remaining term of Mr. Rudy Davis as Planning and Zoning Board Member.*

**Background**

Mr. Rudy Davis has resigned from the Planning and Zoning Board effective May 10, 2023.

**Discussion**

Ms. Kimberly Shaw Elliott, 121 9th Street, has applied for the vacant position on the Board.

**Recommendation**

Staff requests Council appoint Ms. Kimberly Shaw Elliott to fulfill the remaining term of Mr. Rudy Davis as Planning and Zoning Board Member.



**APPLICATION  
FOR  
APPOINTMENT**

Board of Adjustment  
Park and Recreation Board  
← Planning and Zoning Board  
Citizens Advisory Committee

**Please Note: Any information given on this application is subject to the Public Records Law of Florida**

**Name:** Kimberly Shaw Elliott **Email:** kim.shaw.elliott@gmail.com  
**Address:** 121 9th Street **Home Phone:** \_\_\_\_\_  
**Cell Phone:** 6363466976  
**City/State:** Belleair Beach, FL 33786 **Voter Registration Date:** 3/24/2016

**Educational Background:**

JD, LLM, and MBA, Washington University

BS, Radio- Television, Southern Illinois University- Edwardsville

**Experience:**

As a practicing attorney for more than 40 years, I am accustomed to  
dealing with complex problems and finding actionable  
solutions.

Past chair of Planning Commission as well as Zoning Board of Appeals, Caseyville, IL

Former board member of variety of charitable and professional organizations

**Why would you like to be considered as a candidate for service on this Board or Committee?**

I welcome a new opportunity to be of service to my community,  
especially in a capacity that can utilize my professional skills. I care about  
Belleair Beach and helping to build its future.

Would you consider serving on another Board or Committee other than the one you selected above?  YES  NO

Other Board(s) / Committee(s) in which you would be interested:

Citizens Advisory Committee or where otherwise needed

What Boards or Committees do you currently serve: \_\_\_\_\_

I have been a resident of the City of Belleair Beach for 7 1/2 years.

I am a qualified voter of the City of Belleair Beach. Voter registration date 3/24/2016

**Please attach a resume if available.**

**SIGNATURE** \_\_\_\_\_

**DATE** 5/10/2023

NOTE: Application is effective for **ONE YEAR** from date of submission.

If you have any questions, please call the City Clerk, Patricia A. Gentry, at 727-595-4646 ext 124.

#### **CITY BOARDS AND COMMITTEES**

Appointments are made by City Council when an opening is available. Applications are available in the City Clerk's Office.

- The **Board of Adjustment\***
- The **Planning and Zoning Board\***
- The **Park and Recreation Board**
- The **Citizens Advisory Committee**

**\*Requires filing a financial disclosure form with the Supervisor of Elections within thirty (30) days of appointment**

**Please Note: Any information given on this application is subject to the Public Records Law of Florida**

# Kimberly Shaw Elliott, JD, LLM, MBA

**Email:** kim.shaw.elliott@gmail.com. **Address:** 121 9<sup>th</sup> Street, Belleair Beach, FL 33786  
**Cell:** 636/346-6976.

## Summary

ERISA securities lawyer, combining insights from executive leadership at investment advisers, broker dealers and insurance companies with strategic legal and compliance advice. Successfully navigates the complex intersection of securities law, broker dealer regulation, tax and rules founded in ERISA/employee benefits, with a focus on fiduciary responsibility. Skilled developer of new organizations and inspirer of high-performance teams. A frequent speaker at national conferences and author about a variety of securities-related topics.

## Professional Experience

### **WAGNER LAW GROUP.**

2019- present.

ERISA-focused law firm with offices located in major cities throughout the U.S.

#### **Partner.**

Delivering ERISA-centric legal advice to financial institutions nationwide, with an emphasis on fiduciary responsibility and compliant practices. Member of ERISA and Investment Management practice groups.

### **SHERIDAN ROAD ADVISORS, a HUB International Company.**

2018- 2020.

A new, federally registered investment adviser with \$14B assets under advisement and \$1B under management.

#### **General Counsel and Chief Compliance Officer.**

Launched new federally registered investment adviser, offering both retirement and wealth management expertise. Drafted library of forms and agreements, oversaw sales practices, maintained all regulatory filings. Branch manager for LPL Financial.

### **INDEPENDENT FINANCIAL PARTNERS.**

2015- 2018.

A federally registered investment adviser with 550 independent investment advisor representatives, 150 of whom are retirement specialists with nearly \$34B assets under advisement and \$5B under management.

#### **President and ERISA Counsel, Plan Advisors.**

Launched and directed new division delivering investment advice to retirement plans. Marshalled \$5B increase in AUA. Led risk management initiatives. Promoted IFP's reputation for excellence through speaking at industry conferences and events, participating in industry committees, authoring articles that appear in industry publications. Accountabilities included:

- Draft, negotiate and maintain all documentation of advisory relationships, including agreements, investment policy statements and forms; review and accept business on behalf of firm
- Negotiate and document relationships with tool providers
- Deliver fiduciary training to plan sponsor clients and advisors
- Plan, gain sponsorship of, host and present key speeches at annual retirement conference
- Conduct detailed analysis, draft new forms suite and compliance policies and procedures to support conflict free advice in response to DOL's fiduciary rule
- Draft firm brochure and advisor collateral illustrating key concepts for plan sponsors
- Recruit and support retirement specialist advisors, providing client-centric legal guidance

**BAUGH, DALTON, CARLSON & RYAN, LLC.**

2014- 2015.

A boutique securities litigation firm, representing the nation's leading errors and omissions carriers.

**Partner.**

Fortified Baugh Dalton's strong litigation defense expertise with from-the-trenches guidance about how financial organizations deliver services and products to customers, as well as general securities compliance and regulation. Advised broker dealer, investment adviser, TPA and insurance company clients.

**Expert Witness and Consultant.**

Consulted on various securities, IRA, and ERISA- related issues through the Bates Group, LLC.

**ROBERTS ELLIOTT, LLP. and PENSION RESOURCE INSTITUTE.**

2011- 2013.

**Roberts Elliott, Partner.**

Co-founded a law firm with national presence as retirement investment lawyers. Advised a variety of financial institutions about compliantly distributing securities to retirement plans and satisfying operational, tax, disclosure and fiduciary duties. Representative engagements included:

- Numerous retirement plan consulting services agreements, investment management agreements and supporting ADVs
- Wide variety of 408(b)(2) service provider disclosure templates for broker dealers, investment advisers and mutual fund complexes
- Formulation of agreements for large scale distribution plans among consortiums of investment advisers, plan sponsors, recordkeeper, custodian and fund company affiliates
- Global review of firms' practices, procedures and documentation for compliance with ERISA
- Detailed white papers and training guides on compliant practices for retirement plans; including, for example: fee allocation policies, the differences between 3(21) v 3(38) fiduciary services, basic plan sponsor fiduciary duties; qualified default investment alternatives (QDIAs), target date funds, plan governance
- Open brokerage and IRA rollover disclosure statements
- Settlement documents among plan sponsor, investment advisor, fund complex and plan participants to resolve recent market losses in fixed income retirement investments

**Pension Resource Institute, General Counsel.**

A consulting firm providing broker dealers and investment advisers with strategies and training to deliver services to retirement plans. As general counsel, responsibilities included:

- Provide legal and regulatory guidance regarding the development and distribution of firm's products and services
- Draft and maintain a complete offering of documents required for broker dealers and investment advisers to service retirement plans (such as advisory agreements, brokerage agreements, representatives' contracts, ADVs and compliance manuals)
- Respond to a wide variety of compliance questions from broker dealers and investment advisers
- Conduct ERISA training webinars for financial institutions

**EVERBANK. St. Louis, MO/ Jacksonville, FL.**

2010- 2011.

A federal thrift savings institution with related broker dealer and investment adviser offering deposit and investment accounts in all 50 states. \$12 billion in assets.

**Vice President- Chief World Markets Counsel.**

Chief Counsel and Chief Compliance Officer to create and launch EverBank Wealth Management, Inc., a new federally registered investment adviser with \$500 million assets under management. Lead Counsel for EverTrade Direct Brokerage, Inc., a registered broker dealer, member of FINRA.

- Counseled about fiduciary duties, recordkeeping, operations
- Maintained registrations, documented corporate governance and investment committee activities
- Advised on distribution through internet, affiliated bank call centers, bank branches and solicitors
- Prepared Form ADV and all customer facing documents (asset management agreements, operational forms, disclosures, reviewed advertising, etc.) for startup investment adviser

**EDWARD JONES.** St. Louis, MO.

*2006- 2010.*

A dually registered broker dealer/ investment adviser limited partnership offering investment services to individuals in all 50 states and Canada. \$3.5 billion revenue and \$450 billion assets under care.

**Associate General Counsel.**

Multi-disciplinary practice advising business leaders about selecting product offerings, designing compliant distribution methods, implementing appropriate compensation plans, satisfying operational, tax, disclosure and reporting duties and documenting agreements with customers and product partners.

- Lead attorney for distribution and maintenance of custodial and advisory arrangements for retirement programs, including IRAs, and for firm's own employee benefits plans
- Primary internal resource for compliance issues arising from the intersection of ERISA, broker dealer regulation, tax and the Advisers Act
- Negotiated documentation of mutual fund and insurance product selling agreements, including revenue sharing and shareholder accounting arrangements, representing over \$150 million in annual revenue; reviewed disclosures; drafted firm-wide new account agreement
- Advised \$2 billion profit sharing trust and charitable foundation

**FIRST FINANCIAL PLANNERS, INC.** Chesterfield, MO.

*2002- 2006.*

A top-30 ranked independent financial planning firm authorized to do business in all 50 states through its subsidiaries: FFP Securities, Inc., a broker dealer, and FFP Advisory Services, Inc., a registered investment adviser. Over \$1 billion assets under management.

**Executive Vice President- General Counsel.**

As part of new executive turn-around team, directed all aspects of the company's legal affairs, including: government regulation, agreements and contracts, dispute resolution, sales and marketing practices, corporate governance, employment issues and benefits structure. Key accomplishments include:

- Advised president and board of directors through intricate transactions, including private stock offering, subordinated loan and sale of the company; negotiated all regulatory approvals for sale
- Managed large, complex, caseload of regulatory reviews, customer complaints, arbitrations, and litigations, reducing legal fees over 50% and completing significant amount of legal and compliance services in-house, including all regulatory responses, financial analysis of cases, many pleadings and discovery responses
- Strengthened company's regulatory positions and relationships with key regulators, bringing improved SEC and NASD audit results via process improvement plans and rigorous compliance practices
- Developed new protocols for regulatory responses, selling group agreements, case evaluation, establishing reserves, and contract reviews; negotiated unique errors and omissions coverage

**ZURICH LIFE.** Long Grove, IL.

*1999- 2001.*

Member of Zurich Financial Services Group, a global leader in financial services, traded on Swiss and London stock exchanges. Offices in more than 60 countries and 1999 gross premiums of \$48 billion.

**Senior Vice President- Financial Institutions and High Net Worth.**

Led two lines of business for nation's highest seller of bank owned insurance securities products.

- Forged alliances among the insurer, financial institutions, top producers and fund managers to deliver products distinctively suited to the ultra-affluent by offering hedge funds and private investments
- Built new business, from start-up initiative to establishing complete infrastructure, for the manufacture and distribution of private placement insurance securities for high net worth individuals
- Managed all regulatory and legal documentation, including securities disclosures, investment management agreements, insurance product forms, reinsurance treaties, etc., for \$7 billion investment portfolio of '34 Act reporting company; marshaled \$2.8 billion in premium during tenure
- Designed offshore business approach, gained life authority through Bermuda Private Act

**GENAMERICA COMPANIES. St. Louis, MO.**

*1985-1998.*

Mutual holding company with \$22 billion in assets, with General American Life Insurance Company as its principal operating firm. Purchased in 1999 by Metropolitan Life. Held leadership roles in law, operations management, product development, marketing and consulting:

- Served as chief legal advisor for the tax, ERISA and employee benefit issues arising from company's products and services, including qualified/nonqualified retirement plans, group life and health benefits
- Led cross-functional, matrixed team of 80 associates, including lawyers, to create, market, distribute and administer new insurance securities for individuals and to fund nonqualified plans
- Negotiated, contracted and led joint venture with leading investment management company
- Led staff of 46 associates, including attorneys, to annually issue over 1400 new group insurance policies, contract agents, file all group life and health insurance policies with states
- Brought expert document assembly system from concept to reality

**PRIVATE LAW PRACTICE, ILLINOIS AND MISSOURI.**

*1979- 1985.*

General practice with offices located in Belleville, Illinois, Fairview Heights, Illinois and Clayton, Missouri.

## ***Education, Licenses, Certifications***

- **Washington University in St. Louis.**
  - **MBA.** 1996. Fully sponsored by General American to executive MBA program of Top-20 ranked Olin School of Business.
  - **LLM. Masters of Law. Taxation.** 1985. Washington University School of Law.
  - **JD.** 1979. Washington University School of Law.
- **Southern Illinois University at Edwardsville.** BS, Mass Communications/Radio-Television, 1976.
- **Licensed to practice law in Illinois and Missouri.**
- **Securities Licenses:** formerly held FINRA Series 7, 24 and 66
- **Fellow.** Life Management Institute.
- **Associate.** Claims. Health Insurance Association of America.
- **Member.** Government Affairs Committee, National Association of Plan Advisors (NAPA)

## Speaking Engagements Kimberly Shaw Elliott

**ERISA Litigation Case-in-Point.** Retirement Advisor Counsel. 2022 Semi-annual Meeting, General Session. January 11, 2022. Tampa.

**Fiduciary Rule or Not, This Just Makes Sense.** Excel 401K. National Conference. October 30, 2018. Las Vegas.

**Growing Your Business: 5 Moments of Truth.** Excel 401K. National Conference. October 24. Las Vegas.

**Considerations for Firms Using Level-Fee Exemption.** National Society of Compliance Professionals, National Conference. October 18, 2017. Washington, D.C.

**DOL's New Fiduciary Rule: What Now and Why IRAs.** National Society of Compliance Professionals, Chicago. May 23, 2017. Palm Beach Estate Planning Council. Palm Beach Gardens. May 16, 2017. Independent Financial Partners. National Conference. Palm Beach. May 1, 2017.

**Challenges and Opportunities in Retirement Industry.** Panelist. Aspire Executive Retirement Summit. Valspar PGA Championship. Palm Harbor, FL. March 8, 2016.

**Leveraging the New Regulations to Maximize Profitability.** Excel 401K. Las Vegas. October 4, 2016.

**Dimensional Annual Defined Contribution Conference.** Dimensional Fund Advisors. Chicago. July 27, 2016.

**Mitigating Risk through Target Date Funds as QDIAs.** Dimensional Fund Advisors. Webinar. July 12, 2016.

**Enhancing Your Practice with Next Generation Techniques.** Dimensional Fund Advisors and Pentegra. Pelham Manor, New York. May 19, 2016.

**Embracing the Fiduciary Standard for New Opportunities.** Advisor Futures Series. Sheridan Road. Chicago. May 18, 2016.

**Decoding ERISA- Evolution of Key Fiduciary Concepts.** Retirement Benefits Group. San Diego. May 12, 2016. Repeated in Eugene, OR. January 24, 2017.

**The New Fiduciary Rule.** (Led panel discussion of experts). Retirement Benefits Group Annual Conference. Torrey Pines, CA. April 17, 2016.

**Where Is the Real Risk with the DOL's Fiduciary Rule?** CNA's Life Agent Broker Dealer Conference. Chicago. April 12, 2016.

**Living with the New (Proposed) Fiduciary Rule and Bringing the Fiduciary Standard Home.** IFP National Conference. Clearwater Beach. March 6, 2016.

**Women Rocking Wall Street.** The Shoe Fitts. Podcast. January 22, 2016.

**Broker/Dealer and SRO Evolution.** Plan Advisor National Conference. Orlando. September 29, 2015.

**Top 10 Things to Know about ERISA Compliance for Broker Dealers and Investment Advisers,** Miller Canfield. Birmingham, MI. April 16, 2015.

**Aligning Disclosures with RIA Business Practices.** National Society of Compliance Professionals. St. Louis. April 9, 2015.

**How to Use Your Advisory Agreement to Reduce Risk- and Help Your Prospects Select You.** Independent Financial Partners Annual Meeting, Orlando. March 1, 2015.

**Top 10 Steps to Maintaining ERISA Compliance for Broker Dealers and Investment Advisers.** Tampa Bay Securities Compliance Group, Tampa, February 26, 2015. Webinar: Lincoln & Creed. June 4, 2014. Also Brokers Breakfast Before the Bell, Birmingham, MI, April 16, 2015.

**Who Is and Is Not an ERISA Fiduciary?** Washington University in St. Louis School of Law. February 21, 2015.

**Hybrid RIAs: Legal and Business Considerations.** Independent Broker Dealer Conference. Del Mar. October 29, 2014.

**ERISA 101.** National Society of Compliance Professionals. National Conference. Washington, DC. October 20, 2014.

**What You Need to Know About ERISA 3(16) Services: Legal, Insurance & Marketing.** CFDD Advisor Conference. San Antonio. October 17, 2014.

**Steps to Maintaining ERISA Compliance for Broker Dealers and Investment Advisers.** Webinar. NAPLIA. August 13, 2014.

**3(16) and the Fiduciary Plan Administrator: The Next Number to Decode.** INSIGHTS 2014, the national conference of Fi360. Nashville. April 26, 2014.

**Policies and Procedures for Retirement Plan Business.** National Society of Compliance Professionals. Dallas. April 10, 2014.

**Understanding the Role of the Retirement Plan Service Provider: Investment Education v Investment Advice.** Washington University Law School. LLM Taxation Program. February 8, 2014.

**ERISA. Parts 1 and 2.** National Society of Compliance Professionals. National Membership Meeting. Washington, DC. October 22, 2013.

**ERISA Basics and 3(21) v 3(38) Services: Decoding the Numbers.** Independent Financial Partners Annual Conference. Orlando, FL. July 24, 2013.

**Current Hot Products.** National Society of Compliance Professionals. Los Angeles. June 3, 2013.

**Evaluating & Vetting Advisors: A Mock Plan Sponsor Committee Meeting.** fi360 Annual Conference. Scottsdale, AZ. April 18, 2013.

**Leveraging 408(b)(2) Fee Disclosures to Add Value: Aligning the Interests of Service Providers, Plan Sponsors and the CCO.** Thomson Reuters/Westlaw. Webinar. April 17, 2013.

**Compliance Considerations in the Management of ERISA Assets.** ACA Compliance Group. Webinar. November 16, 2012.

**ERISA Basics- Delivering Competitive and Compliant Solutions to Plan Sponsors.** National Society of Compliance Professionals. National Meeting. Washington D.C. October 22, 2012.

**Email Use Policy: Balancing the Attorney Client Privilege with Sound Business Practices and the Need to Communicate.** Corporate Counsel Institute. St. Louis. May 12, 2011.

**Best Practices to Preserve the Attorney Client Privilege.** Lexis Nexis Counsel to Counsel Forum. Chicago. October 13, 2010.

**PPA Investment Advice: Audits, Risks and Solutions.** Catlin Consortium. Scottsdale. May 14, 2009.

**A Practitioner's View of the Attorney Client Privilege.** Association of Corporate Counsel. St. Louis. September 18, 2008.

**Drafting and Negotiating Common Contractual Terms.** Association of Corporate Counsel. St. Louis. September 20, 2007.

**Communicating with the CFO- Speaking in Foreign Languages.** Association of Corporate Counsel. St. Louis. September 21, 2006.

**If Only Someone Had Told Me! Lessons Learned from In-House Practice.** Association of Corporate Counsel. St. Louis. October 20, 2005.

**Communicating with the Boss: What the CEO Needs to Know and How He/She Wants to Hear It.** Association of Corporate Counsel. St. Louis. September 23, 2004.

**Current Legal Trends for PAP/SAPs.** First Financial Planners, Inc. Sales Conference. August 3, 2004.

**Winning Your Arbitration.** First Financial Planners, Inc. Sales Conference. August 2, 2004 and November 17, 2002.

**Six Best Practices for Defensive Sales.** First Financial Planners, Inc. Sales Conference. June 29, 2003.

**Complaint/Arbitration Case Studies: What Gets Us into Trouble, What Keeps Us Out.** First Financial Planners, Inc. Sales Conference. November 18, 2002.

**Hedge Funds and Private Placement Variable Universal Life Insurance- a Primer.** Opal Financial Group Absolute Return Strategies Summit, Paradise Island, Bahamas. May 1, 2001.

**Bank Powers and Compliance for Non-Deposit Investments.** Missouri Bankers Association Bank Counsel Conference. October 16, 1998.

**What is an ERISA Plan Anyway and Why Should I Care? (Moderator).** Missouri Bar Association Annual Meeting. September 24, 1998.

**Special Procedures for In-Bank Sales of Insurance Products.** Missouri Bankers Association 1998 Compliance Conference. September 21, 1998.

**New Managed Health Care Legislation- HB 335.** Missouri Bar Association Committee Meetings. November 14, 1997.

**Distribution Planning for Large Retirement Account Balances.** Missouri Bar Association Annual Meeting. Jefferson City, MO. September 18, 1997.

**Use of Technology in Employee Benefits. (Moderator)** Bar Association of Metropolitan St. Louis. September 26, 1996.

**Administrative Issues Regarding Health and Welfare Plans.** Bar Association of Metropolitan St. Louis. October 27, 1994.

**State Based Small Group Reform Measures: Greater Access to Health Insurance for Small Employers; Living Experiments for National Reform.** Bar Association of Metropolitan St. Louis. March 24, 1994.

**Employee Plans Audits- Problems and Pitfalls.** Bar Association of Metropolitan St. Louis, January 27, 1994.

**A Practical Guide to Insurance Company Products and Qualified Plans.** Bar Association of Metropolitan St. Louis. April 30, 1992.

**Insurance Law and ERISA.** St. Louis University School of Law. February 17, 1992.

**Qualified Plans and Bankruptcy.** Tax Executives Institute. St. Louis. September 12, 1991.

**Bankruptcy and Retirement Plans- Exemptions and Plan Loan Issues. What's an Employer to Do?** Bar Association of Metropolitan St. Louis. February 28, 1991.

**Selecting Employee Welfare Benefits- What the Boss Should Know.** St. Louis University School of Law. February 19, 1990.

**Retiree Welfare Benefits: The Challenge to Employers to Account and Provide for the Liability.** Bar Association of Metropolitan St. Louis. June 27, 1989.

**Plan Investments and Department of Labor Regulations.** Bar Association of Metropolitan St. Louis. March 22, 1988.

## Publications Kimberly Shaw Elliott

***So, You Give Rollover Advice to IRA Owners. Are You in Compliance with PTE 20-2020? Act Now, the Deadline Has Passed.***

Investment and Wealth Monitor. Scheduled for September/October 2022.

***Deadline Looms for PTE 2020-02 Full Compliance. Are You Ready?***

401(k) Advisor. June 2022.

***IRS Issues Proposed Regulations for Required Minimum Distributions Under the SECURE ACT.***

Wagner Law Group Law Alert. April 2022.

***Massachusetts, Pennsylvania and New Jersey Taxpayers Beware.***

Wagner Law Group Law Alert. March 2022.

***The DOL Knocks at the Door... Are You Ready for a Plan Audit?***

401(k) Advisor. November 2021.

***SEC Extracts \$96M Settlement from TIAA Subsidiary for Rollover Practices – This is Only the Beginning.***

Wagner Law Group Law Alert. July 2021.

***CARES Act Relief to Plan Participants May Bring "Hardship" to Plan Administrators***

401(k) Advisor. May 2021. Co-authored with Thomas E. Clark, Jr. and Jon Schultz.

***DOL's Proxy Voting Regs Confirm Fiduciaries Need Not Vote on Every Proxy Proposal but Must Limit Voting Decisions to Economic Interests.***

Wagner Law Group Law Alert. January 2021.

***50 Percent Penalty for Failure to Report Foreign Bank Account Survives Death.***

Wagner Law Group Law Alert. December 2020.

***More Investors Qualify to Purchase Unregistered Securities... But What Will the Expanded Definition of "Accredited Investor" Really Change for BDs and RIAs?***

Wagner Law Group Law Alert. October 2020.

***Learnings from Watching the Death March of the Fiduciary Rule.***

NIPA Strictly Business. September 2017.

***Recordkeepers are the Key to Success following the New Fiduciary Rule.***

NIPA Strictly Business. September 2016.

***Fiduciary Outsourcing Options.***

Extensively quoted in Plan Sponsor Magazine, February 2015.

***ERISA 3(16): Top 10 Risk Minimizing Provisions to Include in a Well-crafted Service Agreement.***

NAPLIA Investment Advisor Series. March 2014.

***Fiduciary Issues for Plan Sponsors Considering GIFLs. (insert).***

Plan Consultant. Spring 2014.

***Six Claims Averting Practices of TPAs.***

Strictly Business, National Institute of Pension Administrators. January 2014.

***3(16): The Next Number to Decode.***

Strictly Business, National Institute of Pension Administrators. December 2013.

***Selecting and Monitoring Retirement Plan Service Providers- What is a Prudent Fiduciary to Do and How Can You Help?***

Strictly Business, National Institute of Pension Administrators. September 2013.

***Choosing the Right Type of Investment Assistance - To Have or Not to Have Fiduciary Advice.***

Strictly Business, National Institute of Pension Administrators. August 2013.

***3(21) versus 3(38) ERISA Investment Fiduciaries- Decoding the Numbers.***

Strictly Business, National Institute of Pension Administrators. July 2013.

***Managing ERISA Fiduciary Risk May Be New To Some Insurance Experts.***

LIMRA Regulatory Review. June 2013.

***408(b)(2) Fee Disclosures: Aligning the Interests of Service Providers, Plan Sponsors and the CCO.***

Fiduciary Toolkit, Benefit Plans Plus. January 2013.

***Operational Aspects of 408(b)(2) Compliance.*** (co-authored with Jason C. Roberts).

Plan Consultant. Fall 2012.

***ERISA Compliance: Practical Considerations for Broker-Dealers and Advisers, and the Their representatives that Sell or Service Retirement Plans.*** (co-authored with Jason C. Roberts).

Broker Dealer Regulation, Second Edition, 5/13, Vol. 1, Chapter 42A. Practising Law Institute.

## MEMORANDUM

TO: Mayor and City Council

FROM: Kyle Riefler, City Manager

DATE: June 1, 2023

SUBJECT: Approve Adopt A Park Program Agreement

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### Recommendation:

Approve the Adopt A Park Program Agreement of the City of Belleair Beach, in association with the Belleair Beach Community Foundation, for beautification programs.

### History:

The Belleair Beach Community Foundation (BBCF) mission is to foster a healthy, beautiful, and thriving environment through good works, community improvement projects and social gatherings to enhance the lives of the residents. The City, in collaboration with the BBCF drafted the agreement to sanction community championed park improvements throughout Belleair Beach.

### Background:

The Park and Recreation Board supports the program as an avenue for community members to enhance and maintain City parks. City Attorney Mora has reviewed the agreement.

### Attachments:

1. Adopt A Park Program Agreement



City of Belleair Beach  
Adopt A Park Program Agreement

The City of Belleair Beach (“City”) in association with the Belleair Beach Community Foundation (“BBCF,” together with the City, the “Entities”), offer beautification programs. These beautification programs (the “Projects”) may include cooperative partnerships between Belleair Beach area businesses, churches, schools, neighborhood associations, civic groups, clubs or other service-related organizations, individual residents (the “Community Member” or “Adopting Party”) and one or both Entities.

This Agreement between The City and the Adopting Party registered below, for the proposal, approval, commencement, and continuation of a Project will be valid for the following time period, based on the nature and composition of the infrastructure and amenities adopted:

	<b>COMPOSITION</b>	<b>APPLICABLE TIME PERIOD</b>
1.	Greenery	Two (2) Years
2.	Miscellaneous Unspecified Materials	Two (2) Years
3.	Wood	Five (5) Years
4.	Recycled Plastics	Five (5) Years
5.	Concrete	Ten Years

If the adopted infrastructure or amenity is of mixed composition, the Manager shall specify the applicable term, in writing, based on the primary elements of the adopted infrastructure or amenity.

At the end of the Agreement’s term, renewal may be available based upon the above-detailed schedule, or as otherwise amended at the time of renewal. The Adopting Party shall have the right to request to renew the Agreement before the City makes the Project available for another entity. The City Manager will send notification at the end of Agreement term and give the Adopting Party thirty (30) calendar days to renew. The City, in its sole discretion, retains the right to deny or decline an Adopting Party’s request to renew the adoption term.

The following terms shall apply to the Adopting Party’s Agreement with the City:

1. The Adopting Party shall prepare and submit a proposal to the City Manager detailing the proposed location to be adopted and identifying all existing infrastructure or amenities the Adopting Party intends to maintain, renovate, or restore and any additional infrastructure, amenities, vegetation, aesthetic elements, or other improvements the Adopting Party intends to add to the identified location.
2. The City Manager shall review and, in his or her sole discretion, approve or reject the entirety or individual elements of the Adopting Party’s proposal.

3. If a proposal is approved, the Adopting Party shall schedule and coordinate with the City Manager, or his or her identified designee(s), to ensure the City is advised of and consents to the logistics associated with implementing the Adopting Party's intended activities on City property. The adopting organization must have all activities approved by the City Manager, at least fourteen (14) days in advance of any project start date. In the event the Adopting Party is engaged in phased or periodic project activities, the Adopting Party must secure approval seven (7) days before each proposed activity. If a cancellation is necessary, the Adopting Party must alert the City Manager at least 24 to 48 hours before the project.
4. The BBCF will donate any funds offered to sponsor, support, subsidize or facilitate an Adopting Party's activities directly to the City, and provide the Adopting Party a tax-deductible receipt for their donation, as applicable and appropriate.
5. The City will install a 12 x 18 inch "Adopted By" sign after project's completion, in the vicinity of the project. The composition, content, and location of this sign will be subject to the sole discretion of the City.
6. The City retains the right, in its sole discretion, to terminate this Agreement at any time based on an Adopting Party's inaction, negligence, breach of this Agreement, or unapproved activity in violation of City direction.
7. The City of Belleair Beach will be responsible for the following:
  - i. Mowing and maintenance of grass on its own property.
  - ii. Irrigation on its own property.
  - iii. Trimming of vegetation on its own property.
  - iv. Planting of any vegetation within containers or planters that exceed ten (10) gallons in volume.
  - v. Collecting and emptying garbage on City property.
  - vi. Installing signage on City property.
  - vii. Repairing vandalism and restoring shell or mulch on City property.
  - viii. Providing any boundary surveys, to the extent necessary to facilitate the proper placement or completion of an approved project submitted by an Adopting Party.
8. The Adopting Party's responsibilities are as follows:
  - i. Completely and accurately filling out all forms the City provides in relationship to this Agreement and provide a diagram of requested project.
  - ii. Providing approved project material receipts and/or funds for the approved pre-priced items on BBCF website with a check made out directly to the Belleair Beach Community Foundation.
  - iii. Planting all approved vegetation containers and hardware intended for the use of planting vegetation. The containers used shall not exceed ten (10) gallons in capacity. The City reserves the right, through the sole discretion of the City Manager, to approve or reject any proposed containers or hardware to be used for the planting and cultivation of vegetation.
  - iv. Weeding and maintenance of any planting areas, flower beds or other similar vegetation the Adopting Party adopts or installs.

On behalf of the organization, I have read, understood, and agree to adhere to the terms of this Agreement.

If you have any questions, please contact our staff at [info@cityofbelleairbeach.com](mailto:info@cityofbelleairbeach.com) or 727-595-4646.

\_\_\_\_\_  
City Manager  
On behalf of the City of Belleair Beach

\_\_\_\_\_  
Signature  
*As an authorized officer or agent of the  
Adopting Party*

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Legal Name of Adopting Party