

City of Port St. Lucie

121 SW Port St. Lucie Blvd.
Port St. Lucie, Florida 34984



Meeting Agenda

Budget Hearing

Monday, September 8, 2025

5:30 PM

Council Chambers, City Hall

Special City Council

1. Meeting Called to Order

2. Roll Call

3. Pledge of Allegiance

4. Public to be Heard

5. First Reading of Ordinances, Public Hearing

5.a Ordinance 25-49, Public Hearing, an Ordinance Adopting the [2025-805](#)
Ad Valorem Millage Rate Ordinance for the Fiscal Year (FY)
October 1, 2025, to September 30, 2026; Providing an
Effective Date.

5.b Ordinance 25-50, Public Hearing, an Ordinance Adopting the [2025-811](#)
Budget Ordinance for the Fiscal Year (FY) October 1, 2025, to
September 30, 2026; Providing an Effective Date.

6. Resolutions

6.a Resolution 25-R47, Public Hearing, Adopting the Capital [2025-812](#)
Improvement Program for the City of Port St. Lucie for the
Fiscal Year (FY) October 1, 2025, to September 30, 2026;
Providing an Effective Date.

7. Adjourn

Notice: No stenographic record by a certified court reporter will be made of the foregoing meeting. Accordingly, if a person decides to appeal any decision made by the City Council, board, agency, or commission with respect to any matter considered at such meeting or hearing, he or she will need a record of the proceedings, and that, for such purpose, he or she 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 to be based. (F.S. 286.0105)

Notice: Public and Press are invited to review all the backup for Council Meetings. Copies are available in the City Clerk's Office on Wednesday, Thursday, Friday, and Monday before Council Meetings. On Meeting nights, a copy of backup material is available in the reception area of City Hall for public review. Please leave the agenda and backup material in good order for others to review.

Notice: Anyone wishing to speak during Public to be Heard is asked to fill out a yellow Participation Card and submit it to the City Clerk. Anyone wishing to speak on any Agenda Item is asked to fill out a green Participation Card and submit it to the City Clerk. Participation Cards are available on the side table in Council Chambers, at the reception desk in City Hall lobby, and in the City Clerk's Office.

Notice: In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the City Clerk's Office at 772-871-5157.

As a courtesy to the people recording the meeting, please turn all cell phones to silent or off. Thank you.



Agenda Summary

2025-805

Agenda Date: 9/8/2025

Agenda Item No.: 5.a

Placement: First Reading of Ordinances

Action Requested: Motion / Vote

Ordinance 25-49, Public Hearing, an Ordinance Adopting the Ad Valorem Millage Rate Ordinance for the Fiscal Year (FY) October 1, 2025, to September 30, 2026; Providing an Effective Date.

Submitted By: Ivy Ladyko, CGFO, Budget Deputy Director

Strategic Plan Link: The City's Goal of a high-performing city government organization.

Executive Summary (General Business): Adoption of FY 2025-26 Millage Rate Ordinance.

Presentation Information: A brief presentation will be provided by Caroline Sturgis, CPFO, CGFO, OMB Director, Acting Facilities Maintenance Department. Duration: 30 Minutes.

Staff Recommendation: Move that the Council approve and adopt the FY 2025-26 Millage Rate Ordinance.

Alternate Recommendations:

1. Move that the Council amend the recommendation and approve/adopt the FY 2025-26 Millage Rate.
2. Move that the Council provide staff direction.

Background: The Proposed Millage Rate Ordinance for FY 2025-26 must be adopted at two special meetings, including public hearings.

Issues/Analysis: The proposed budget reflects the City Council's direction from the July Summer Workshop. The operating millage is recommended to be reduced by 0.0200, resulting in a new millage rate of 4.6607. Voted debt (Crosstown Parkway) is recommended to be reduced by 0.0600 mills, resulting in a proposed millage rate of 0.3143. The total proposed overall millage rate is 4.9750. The total Budget for FY 2025-26 \$869,811,393.

Financial Information: The proposed FY 2025-26 Budget is based on a total reduction of 0.0800 mills for a new total millage rate of 4.9750. This budget includes a net increase of 65.8 full-time equivalent (FTE) positions, which are necessary to support continued service demand and organizational growth. The budget ordinance authorizes appropriations at the fund level, allowing the City Manager to move appropriations between departments within a fund. Transfers between funds, however, require prior City Council approval. The budget cannot be exceeded without Council authorization, except in the event of an emergency.

Special Consideration: N/A

Location of Project: N/A

Business Impact Statement: N/A

Attachments:

1. FY 2025-26 Millage Rate Ordinance
2. FY 2025-26 Proposed Budget for Adoption Presentation
3. FY 2025-26 Budget Summary for All Funds
4. Business Impact Estimate

NOTE: All of the listed items in the "Attachment" section above are in the custody of the City Clerk. Any item(s) not provided in City Council packets are available upon request from the City Clerk.

Internal Reference Number: 25226-10

Legal Sufficiency Review:

Reviewed by Richard Berrios, City Attorney. Approved as to Legal form and sufficiency by Richard Berrios, City Attorney.

ORDINANCE 25-49

AN ORDINANCE OF THE CITY OF PORT ST. LUCIE, FLORIDA,
ADOPTING THE AD VALOREM MILLAGE RATE FOR THE FISCAL
YEAR OCTOBER 1, 2025, TO SEPTEMBER 30, 2026; PROVIDING
AN EFFECTIVE DATE.

THE CITY OF PORT ST. LUCIE HEREBY ORDAINS:

Section 1. The ad valorem operating millage rate of \$1,000.00 per real and personal property value as established by the St. Lucie County Property Appraiser is hereby set by the City Council at 4.6607 mills.

Section 2. The FY 2025-26 operating millage is 4.6607 mills, which is greater than the rolled-back rate of 4.3961 by 6.02%.

Section 3. The FY 2025-26 voted debt service millage rate is set at 0.3143 mill.

Section 4. Effective Date. This ordinance shall become effective on October 1, 2025.

PASSED AND ADOPTED by the City Council of the City of Port St. Lucie, Florida, this 22nd day of September 2025.

CITY COUNCIL
CITY OF PORT ST. LUCIE

By: _____
Shannon M. Martin, Mayor

ATTEST:

Sally Walsh, City Clerk

APPROVED AS TO FORM:

By: _____
Richard Berrios, City Attorney



City of Port St. Lucie

Business Impact Estimate Form

Proposed Title/Reference and Legistar ID # of proposed ordinance: Millage Ordinance, Budget Ordinance and CIP Resolution (these items are not in legal intake yet).

The provisions contained in this Section A constitute exceptions as provided in Section 166.041(4)(c).

If one or more boxes are checked in Section A below, a business impact estimate is not required by state law for the proposed ordinance.

Section A. The Proposed Ordinance ☒ does ☐ does not fall under of the following exceptions:

- ☒ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☒ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the City;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The proposed ordinance relates to procurement; or
- ☐ The proposed ordinance is enacted to implement the following:
 - a. Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements and development permits;
 - b. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
 - c. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
 - d. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

If one or more of the exceptions above are applicable to the ordinance, then only Section A needs to be completed. If the ordinance falls under none of the above exceptions, Section B must be completed on the next page.

Section B

This section must be completed if the proposed ordinance does not meet any of the exemptions in Section A.

1. A statement of the public purpose to be served by the proposed ordinance such as serving the public health, safety, morals, and welfare of the municipality.

2. An estimate of the direct economic impact of the proposed ordinance on private, for-profit businesses in the City, if any (if none, please put N/A):

- a) An estimate of direct compliance costs that businesses may reasonably incur.

- (b) Any new charge or fee on businesses subject to the proposed ordinance, or for which businesses will be financially responsible; and

- (c) An estimate of the City's regulatory costs, including an estimate of revenues from any new charges or fees to cover such costs.

3. Good faith estimate of the number of businesses likely to be impacted by the proposed ordinance:

4. Additional information/methodology for preparation, if any:

Prepared by:

My Ladyko

Print name and title

My Ladyko 8/15/2025

Signature and Date

CITY OF PORT ST. LUCIE
BUDGET SUMMARY FOR ALL FUNDS
PROPOSED BUDGET FY 2025-26
ATTACHMENT 'A'

	2025-26 PROPOSED BUDGET
General Fund - #001	212,526,705
Road & Bridge Fund - #104	27,087,864
Mobility Fee Fund #105	11,427,293
Solid Waste Operating Fund #106	3,135,484
Governmental Finance Fund - #108	2,573,096
Police Impact Fee Fund -109	2,601,804
Building Department Fund - #110	16,021,073
Street Lighting Fund - #111	511,655
N.P.D.E.S. Fund - #112	337,347
S.W. Annexation Collection Fund #115	7,354,982
Neighborhood Stabilization Fund - #116	940,809
C.D.B.G. Fund - #118	1,764,065
S.H.I.P. Fund - #119	2,217,690
River Point SAD Fund - #151	497,000
River Point SAD Fund #154	1,100,000
City Center SAD Fund #156	2,375,461
Cominbed Lowry/Peacock SAD Fund #158	405,000
Municipal Complex Project Impact Fee Fund #159	8,923,000
CRA Fund - #175	6,774,287
CRA Fund - #178 Southern Grove	5,043,582
General Obligation Debt Fund #214	8,332,367
General CIP Fund #301	100,140,709
Road & Bridge CIP Fund #304	83,193,799
Parks Impact Fee CIP Fund #305	4,374,039
Half-Cent Sales Tax CIP Fund - #310	14,678,832
Stormwater Utility Fund - #401	43,203,513
Saints Golf Course Fund -#421	3,081,820
Utility Operating Fund - #431	135,132,541
Utility Fund - Renewal/Replacement Fund - #438	19,110,084
Utility CIP Fund - Connection Fees - #439	17,668,373
Utility Contingency Fund - #440	1,030,973
Water & Sewer Capital Facility Fund - #441	20,306,618
Utility CIP Fund - #448	19,380,000
Medical Insurance Fund - #605	39,527,755
Conservation Trust Fund - #608	222,470
OPEB Trust Fund - #609	4,117,417
Solid Waste Non - Ad Valorem Assessment Fund - 620	42,691,886
Totals	869,811,393



City of Port St. Lucie

City Council Budget Hearing

Fiscal Year (FY) 2025/2026

Proposed Budget for Adoption

Office of Management & Budget

Sept. 8, 2025 (1st Budget Hearing)

Sept. 22, 2025 (2nd Budget Hearing)

www.CityofPSL.com/Budget





Desired Outcomes

2

At this hearing City Council will be asked to:

1. Formally adopt the updated millage rate ordinance, **4.9750**. Represents a **0.0800 reduction** over last year.
2. Formally adopt the Fiscal Year (FY) 25/26 Budget of \$869,811,393 by a **budget ordinance**.
3. Formally adopt the Capital Improvement Program Resolution for FY 2025-26.

City of Port St. Lucie, Florida

FY 25/26 Overview

FY 2025/2026	Proposed Budget	Amended Budget	\$ Change from FY 2025	% Change from FY 2025
Operating Plan	\$687,368,209	\$648,044,014	\$15,887,826	2.51%
Capital Plan	\$219,767,379	\$221,767,379	\$2,881,552	1.32%
Total Budget	\$907,405,588	\$869,811,393	\$18,769,378	2.21%
Positions (FTEs)	1,539.25	1,539.25	65.8	4.27%
General Fund	\$209,575,730	\$212,526,705	\$5,066,281	2.44%
Total Aggregate Millage	4.9950	4.9750	(0.0800)	(1.61%)

City of Port St. Lucie, Florida

Revisions to Proposed Budget from City Council Summer Workshop





The difference from the July 24, 2025 Summer Workshop presentation and the Proposed Budget reflects the following **reductions**.

For Stormwater capital projects that are being phased over years. Design is being initiated now, and construction will begin in future years.

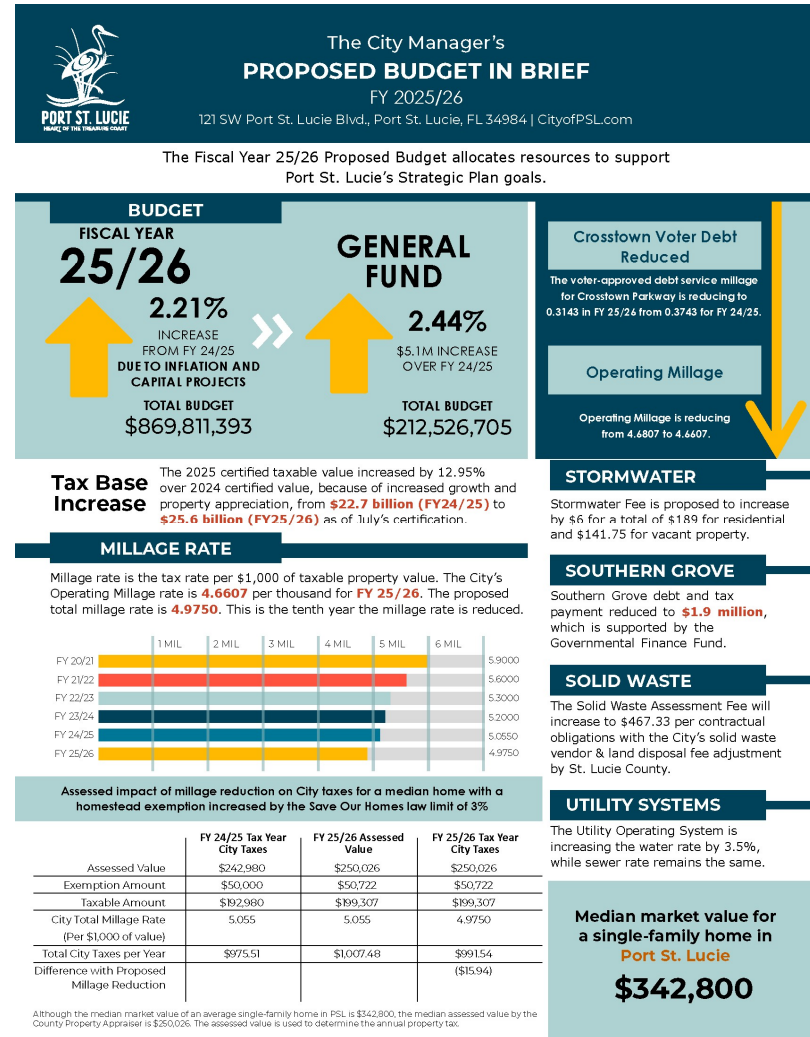
- **(-) \$3.4M** Swale Liner/Culvert
- **(-) \$5M** E-8 Downstream Repairs of B-15
- **(-) \$6.4M** Elkcam Basin Improvements
- **(-) \$30M** Oak Hammock Watershed Improvement



Objectives Achieved

- 
 Implement City Council's long-term Strategic Plan.
- 
 Maintain ranking as the safest large city in Florida.
- 
 Increased the number of sworn police officers.
- 
 Enhance and maintain the City's infrastructure: roads, sidewalks, stormwater and added parks.

City of Port St. Lucie, Florida

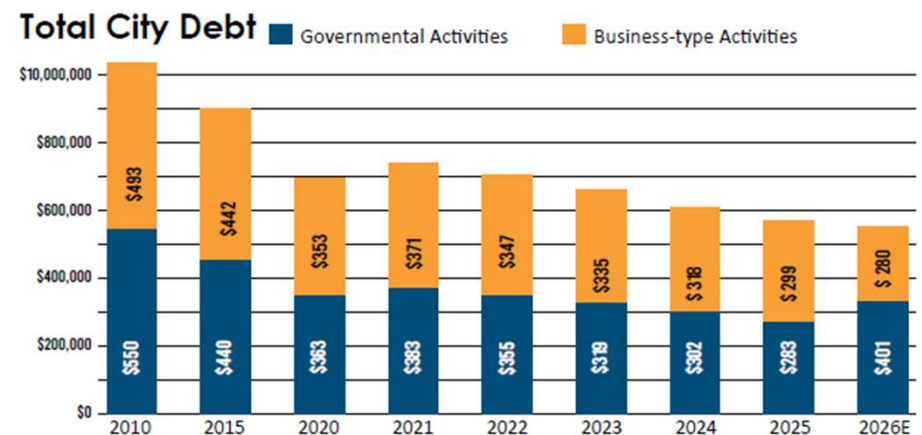


Objectives Achieved

- ✓ Budget for continued smart debt strategies.
- ✓ Meet City Council's targeted General Fund Emergency Reserve levels of 20%, (\$35.8M).
- ✓ Plan prudently and prepare the City to meet potential emergencies.

DEBT REDUCTION

The City's long-term debt has been reduced as a result of principal payments and refinancing, when appropriate, from a high of more than \$1.042 billion in debt in FY 09/10 to a **projected \$681 million for FY 25/26** based upon the estimated principal payments. This represents a **34.7% reduction in debt** over the past 16 years.

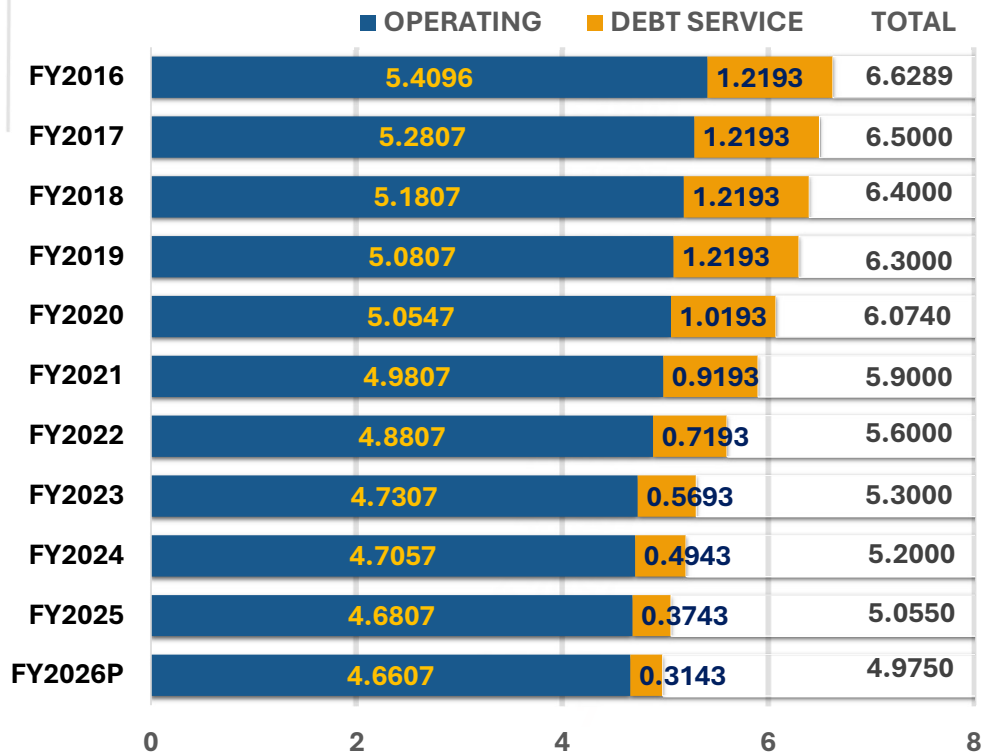


City of Port St. Lucie, Florida

PSL Millage Rate History

Less than FY 15/16 Millage Rate (6.6289) by 1.6539, a 24.95% reduction

FY25/26
Total Proposed
Millage Rate
4.9750



City of Port St. Lucie, Florida

St. Lucie County Property Tax Bill

(Fiscal Year 2025-26 Estimate)

8



32¢

ST. LUCIE COUNTY

\$1,482

31¢

ST LUCIE COUNTY PUBLIC
SCHOOLS

\$1,417

21¢

CITY OF
PORT ST. LUCIE

\$992

13¢

FIRE DISTRICT

\$598

3¢

ALL OTHER
SPECIAL
DISTRICTS

\$125

City of Port St. Lucie, Florida

Tax Bill Total Value: \$4,614

Based on a Median Assessed Property Value of \$250,026

Millage Rate Analysis FY 24/25

The City of Port St. Lucie **ranks 3rd** lowest millage rate out of the top 20 most populous cities in Florida.

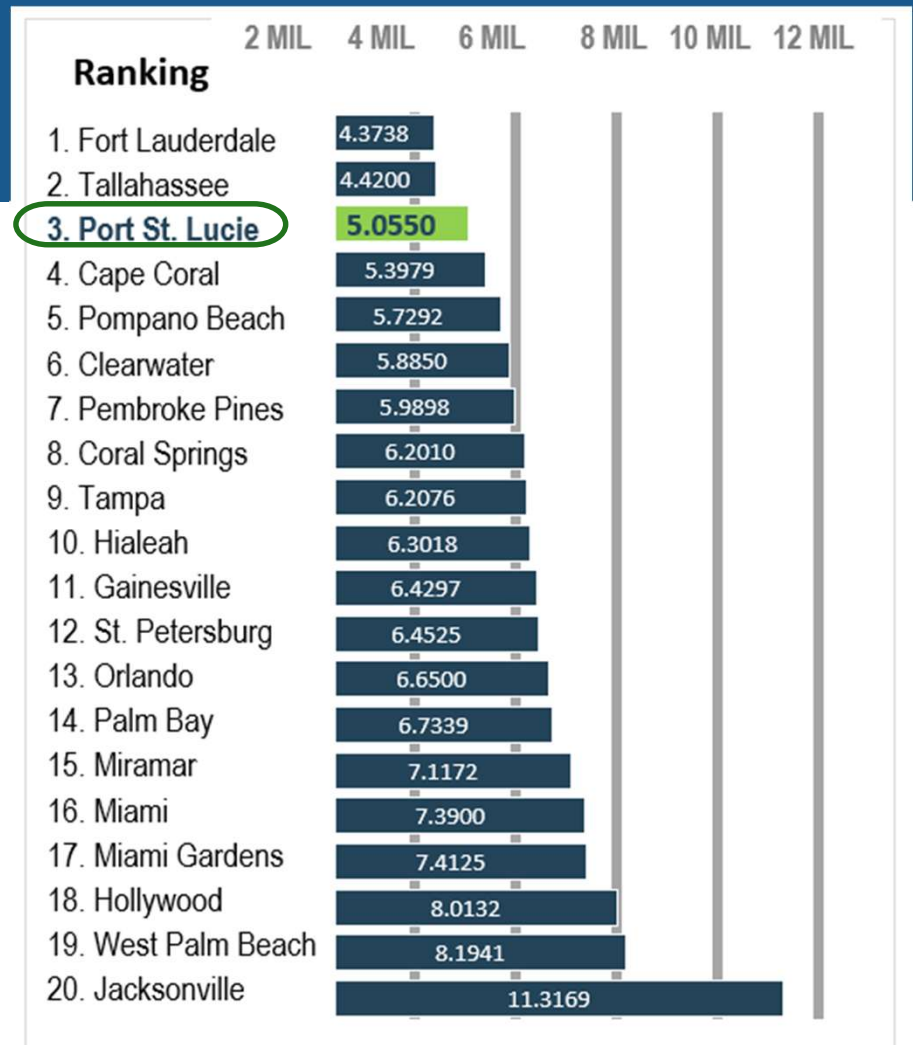
Ranking for City and Other Taxing Authorities

Example: • The City of PSL Ranks **#3** lowest millage rate compared to 19 other Cities.

- St. Lucie County Ranks # 18 compared to 19 other Counties.
- St. Lucie County School District ranks 6 compared to 19 other School Districts.

Taxing Authority	Millage	Average (includes 20 Entities)	Ranking
City of Port St. Lucie	5.0550	6.5636	3
St. Lucie County	7.4368	5.3463	18
School District	6.2480	6.2120	6
Other	3.6239	1.4616	N/A
Total (Aggregate)	22.3637	19.5834	19

City of Port St. Lucie, Florida



Millage Rate

Median single-family home assessed value as determined by St. Lucie County Property Appraiser's Office: \$250,026

10

Impact of Millage reduction on City Taxes for a Median Home with a Homestead Exemption.

	FY 24/25 City Taxes (Save Our Homes applied**)	FY 25/26 City Taxes Current Millage (new median*, includes 2.9% CPI**)	FY 25/26 City Taxes Proposed Millage (new median*, includes 2.9% CPI**)
Assessed Value	242,980	\$250,026	\$250,026
Exemption Amount	(\$50,000)	(\$50,722)	(\$50,722)
Taxable Amount	192,980	\$199,304	\$199,307
Total Millage Rate (Per \$1,000 of value)	5.0550	5.0550	4.9750
Total City Taxes	\$975.51	\$1,007.48	\$991.54
Impact of Millage Rate Over Prior Year		\$31.97	16.03

The savings on a median residential property because of the millage rate reduction is \$15.94 (\$1.33 / monthly).

* Median Assessed Value changes from year to year.

** Save Our Homes Law limits annual increase to 3% or CPI of 2.9% (whichever is lower).

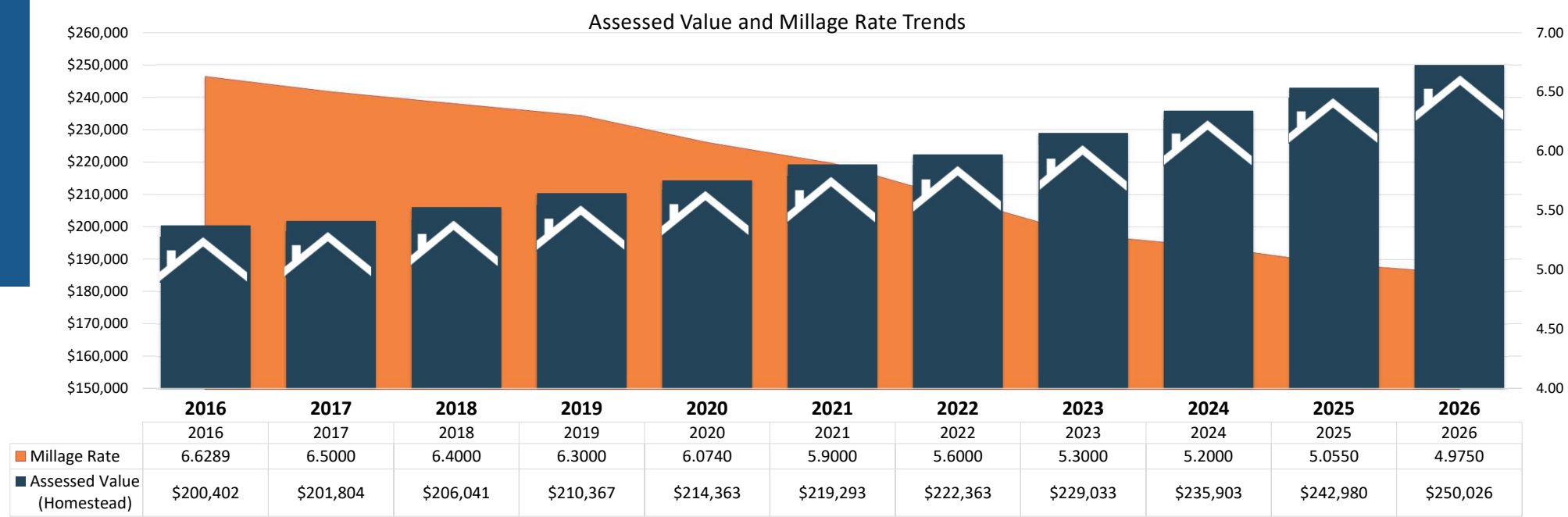
*** This year, the homestead exemption value is \$50,722 for those same homeowners. This increase is due to Florida Statute 196.031(1)(b), for an additional exemption up to \$25K for eligible properties.

City of Port St. Lucie, Florida

Property Values and Millage Rate

Example for a property owner that benefits from the Save Our Homes law

St. Lucie Property Appraiser adjusts Property Values. The City **does not control** Property Values.



Over 10 years, Assessed Value increased by **23.90%**. Averaging **2.390%** annually.

During the same period, Millage Rate decreased by **23.46%**. Averaging **2.346%** annually.

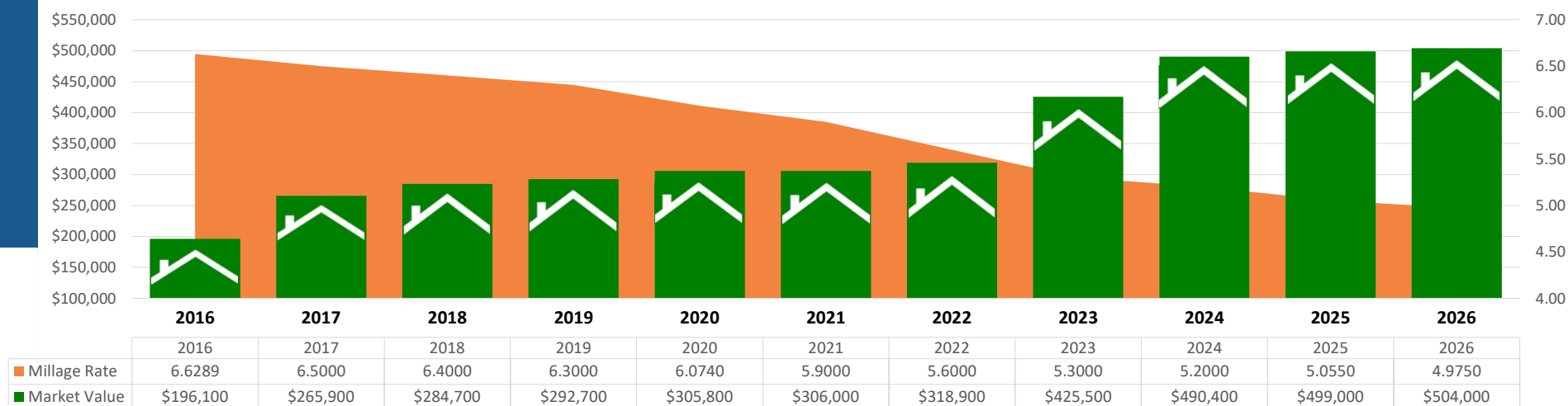
City of Port St. Lucie, Florida

Property Values and Millage Rate

Example for a property owner that benefits from the Save Our Homes law

St. Lucie Property Appraiser adjusts Property Values. The City **does not control** Property Values.

Market Value and Millage Rate Trends



Over 10 years, Market Value increased by **89.54%**. Averaging **8.954%** annually.

During the same period, Millage Rate decreased by **23.46%**. Averaging **2.346%** annually.


City of Port St. Lucie, Florida

Impact of Millage Reduction A City Council Commitment

10-Year Cumulative
Taxpayer Savings

\$329.63




FY 2015-16 (**6.6289**) versus FY 2025-26 Proposed (**4.9750**)

	FY 25/26 City Taxes (Based on FY15/16 Millage Rate)	FY 25/26 City Taxes (Actual Values) July 2025
Median Assessed Value	\$250,026	\$250,026
Exemption Amount	\$50,722	\$50,722
Taxable Amount	\$199,304	\$199,304
City Total Millage Rate (Per \$1,000 of value)	6.6289	4.9750
Total City Taxes	\$1,321.17	\$991.54
10-Year Cumulative Savings		(\$329.63)



City of Port St. Lucie, Florida

Millage & Property Tax


FY 2024-25 TOTAL ADOPTED MILLAGE RATE 5.0550 MILLS Operating: 4.6807 General Obligation Debt: 0.3743 Total Millage: 5.0550	FY 2025-26 TOTAL PROPOSED MILLAGE RATE 4.9750 MILLS Operating: 4.6607 General Obligation Debt: 0.3143 Total Millage: 4.9750	The City's total Proposed property tax rate for FY 2025-26 is 4.9750 .	
Total Assessed Value	\$250,026 Median Assessed Value	\$500,052	\$750,078
			
Homestead Exemption	(\$50,722)	(\$50,722)	(\$50,722)
Taxable Amount	\$199,304	\$449,330	\$699,356
FY 2025-26 Taxes 4.9750 (Millage Rate, Per \$1,000 of Value)	\$991.54	\$2,235.42	\$3,479.30
FY 2024-25 Taxes 5.0550 *Median Assessed Value based on \$250,026; \$500,052; \$750,078	\$1,007.48	\$2,271.36	\$3,535.24
Difference (\$ Savings) w/Save our Homes	\$15.94	\$35.95	\$55.95
Average Cumulative 10-year Savings	(\$330)	(\$743)	(\$1,157)

City of Port St. Lucie, Florida

Millage Rate

Previous Assessed Value: \$242,983
New Value after a recent Sale: \$342,800

Impact of Millage reduction on City Taxes for a home recently sold to a new owner

 Property Owner John	FY 24/25 Tax Year City Taxes (Previous Property Owner 3% Save our Homes applied)	FY 25/26 Tax Year City Taxes (Property Recently Sold)
Assessed Value	\$242,980	\$342,800
Exemption Amount	(\$50,000)	(\$0.00)
Taxable Amount	\$192,980	\$342,800
Total Millage Rate (Per \$1,000 of value)	5.0550	4.9750
Total City Taxes	\$975.51	\$1,705.43
Difference with proposed Millage Reduction		\$729.92

City of Port St. Lucie, Florida

Example of TRIM Notice

New Owner with a Recent Sale
Save our Homes Applied to Previous Owner

TAXING AUTHORITY	Column 1*		Column 2*		Column 3*	
	Your Last Year's Tax Rate & Property Taxes		Your Tax Rate & Taxes This Year If No Budget Change is Made		Your Tax Rate & Taxes This Year If Budget Change is Made	
	Tax Rate	Tax Amount	Tax Rate	Tax Amount	Tax Rate	Tax Amount
GENERAL COUNTY						
SLC General Fund	4.2222	297.68	3.9835	1,335.27	4.2222	1,415.28
Jail/Law Enf	2.7294	192.43	2.5548	856.37	2.7294	914.89
Erosion Dist E	0.1000	7.05	0.0932	31.24	0.1000	33.52
Mosquito Control	0.1352	9.53	0.1265	42.40	0.1352	45.32
County Transit	0.2500	17.63	0.2330	78.10	0.2500	83.80
PUBLIC SCHOOLS						
By State Law	3.0000	286.51	2.8509	955.62	3.0480	1,021.69
By Local Board	3.2480	310.19	3.0865	1,034.59	3.2480	1,088.73
MUNICIPALITY						
Port Saint Lucie	4.6807	330.00	4.3961	1,473.57	4.6807	1,568.97
WATER MANAGEMENT						
S FL Wtr Mgmt Dist	0.0948	6.68	0.0889	29.80	0.0948	31.78
SFWMD-Okeechobee Basin	0.1026	7.23	0.0961	32.21	0.1026	34.39
Everglades Project	0.0327	2.31	0.0306	10.26	0.0327	10.96
INDEPENDENT DISTRICTS						
SLC Fire Dist	3.0000	211.51	2.7988	938.16	3.0000	1,005.60
FL Inland Nav Dist	0.0288	2.03	0.0270	9.05	0.0288	9.65
Children's Services	0.3650	25.73	0.3405	114.14	0.3685	123.52
VOTER-APPROVED DEBT SERVICE						
PSL Voted Debt	0.3743	26.39	0.3743	125.47	0.3143	105.35
Total Property Taxes		\$1,732.90		\$7,066.25		\$7,493.45

.....→
City of PSL
controls only
2 line
items

Previous Owner
assessed value
\$120,503

New Owner
assessed value
\$335,200

Market Value	Last Year Amount		This Year Amount			
	324,400		335,200			
Taxing Authority	Assessed Value		Exemptions		Taxable Value	
	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount
County	120,503	335,200	50,000	0	70,503	335,200
Public Schools	120,503	335,200	25,000	0	95,503	335,200
Municipality	120,503	335,200	50,000	0	70,503	335,200
Water Management	120,503	335,200	50,000	0	70,503	335,200
Independent Districts	120,503	335,200	50,000	0	70,503	335,200
Voter Approved Debt Service	120,503	335,200	50,000	0	70,503	335,200

City of Port St. Lucie, Florida

Example of TRIM Notice

Existing Property Owner with
Save our Homes

17

TAXING AUTHORITY	Column 1*		Column 2*		Column 3*	
	Your Last Year's Tax Rate & Property Taxes		Your Tax Rate & Taxes This Year If No Budget Change is Made		Your Tax Rate & Taxes This Year If Budget Change is Made	
	Tax Rate	Tax Amount	Tax Rate	Tax Amount	Tax Rate	Tax Amount
GENERAL COUNTY						
SLC General Fund	4.2222	793.69	3.9835	774.01	4.2222	820.39
Jail/Law Enf	2.7294	513.07	2.5548	496.41	2.7294	530.33
Erosion Dist E	0.1000	18.80	0.0932	18.11	0.1000	19.43
Mosquito Control	0.1352	25.41	0.1265	24.58	0.1352	26.27
County Transit	0.2500	47.00	0.2330	45.27	0.2500	48.58
PUBLIC SCHOOLS						
By State Law	3.0000	638.94	2.8509	627.27	3.0480	670.64
By Local Board	3.2480	691.76	3.0865	679.12	3.2480	714.65
MUNICIPALITY						
Port Saint Lucie	4.6807	879.88	4.3961	854.18	4.6807	909.48
WATER MANAGEMENT						
S FL Wtr Mgmt Dist	0.0948	17.82	0.0889	17.27	0.0948	18.42
SFWMD-Okee Basin	0.1026	19.29	0.0961	18.67	0.1026	19.94
Everglades Project	0.0327	6.15	0.0306	5.95	0.0327	6.35
INDEPENDENT DISTRICTS						
SLC Fire Dist	3.0000	563.94	2.7988	543.82	3.0000	582.91
FL Inland Nav Dist	0.0288	5.41	0.0270	5.25	0.0288	5.60
Children's Services	0.3650	68.61	0.3405	66.16	0.3685	71.60
VOTER-APPROVED DEBT SERVICE						
PSL Voted Debt	0.3743	70.36	0.3743	72.73	0.3143	61.07
Total Property Taxes		\$4,360.13		\$4,248.80		\$4,505.66

Existing Owner
assessed value
last year
\$242,980

Existing Owner
assessed value
this year
\$250,026

Market Value	Last Year Amount	This Year Amount
	499,000	504,000

Taxing Authority	Assessed Value		Exemptions		Taxable Value	
	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount
County	242,980	250,026	55,000	55,722	187,980	194,304
Public Schools	242,980	250,026	30,000	30,000	212,980	220,026
Municipality	242,980	250,026	55,000	55,722	187,980	194,304
Water Management	242,980	250,026	55,000	55,722	187,980	194,304
Independent Districts	242,980	250,026	55,000	55,722	187,980	194,304
Voter Approved Debt Service	242,980	250,026	55,000	55,722	187,980	194,304

City of Port St. Lucie, Florida



Your Tax Bill Includes

- **Ad Valorem Taxes**

- Real estate taxes
- Tangible personal property taxes

- **Non-Ad Valorem Assessments**

- Stormwater (\$189)
- Solid Waste (\$467.33)
- Street Lighting (\$26), as requested by neighborhoods
- Community Development District
 - Varies for those that live in CDDs
 - **Controlled by developers, not the City**

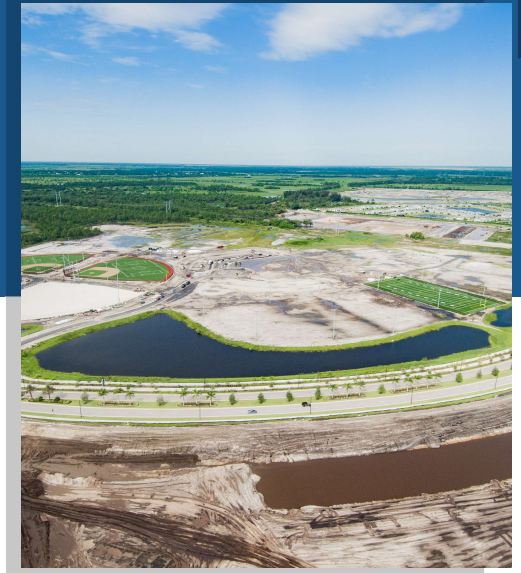
City of Port St. Lucie, Florida

Major Capital Projects FY26

Budgeted sources and uses of funds: **\$221,767,379**
(does not include stormwater CIP & Golf Course projects. Includes transfers to operating).

Aggressive Capital Improvement Plan
as growth requires additional infrastructure.

5-Year CIP projects \$725.8 million
over the next five-year planning horizon.



19



FLORESTA ROAD IMPROVEMENTS PHASE III \$9M



NW BAYSHORE BLVD. WIDENING & MULTIMODAL IMPROVEMENTS \$16M



PORT ST. LUCIE BLVD SEGMENT 2.2 \$6.2M



TRADITION REGIONAL PARK \$2M



TRADITION & VILLAGE MOBILITY IMPROVEMENTS \$2.2M



DEL RIO & CALIFORNIA INTERSECTION IMPROVEMENT \$2M



WALTON & ONE RECREATION CENTER \$50M



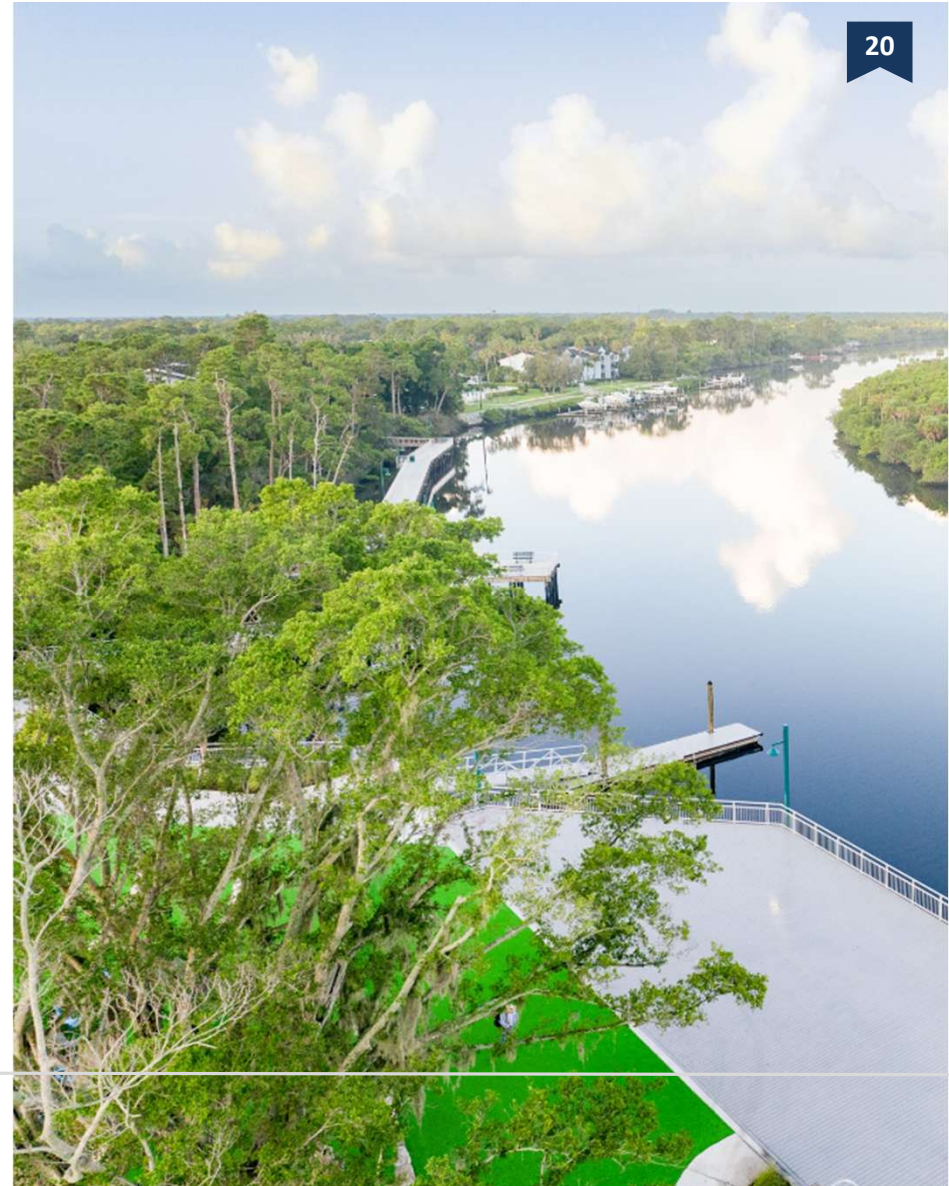
WESTERN REVERSE OSMOSIS WELLS \$5.6M

City of Port St. Lucie, Florida

TRIM Public Announcements

- ✓ The name of the Taxing Authority is **City of Port St. Lucie**.
- ✓ The rolled-back rate is **4.3413** mills.
- ✓ Rolled Back Rate is the millage rate that would bring the same amount of ad valorem tax revenue as the prior year, adjusted for new construction and dedicated increment value (i.e. CRA Districts).
- ✓ The percentage of increase over the rolled-back rate is **6.02%**.
- ✓ The operating millage to be levied is **4.6607** mills.
- ✓ The voted debt service millage is **0.3143** mills.
- ✓ The total millage is **4.9750**.

City of Port St. Lucie, Florida



City Manager Recommendations

- ✓ Adopt the Millage Rate Ordinance operating **4.6607** which is a reduction of **0.0200** from the current year rate of **4.6807**, and a Debt Service Millage of **0.3143** which is less than the current year by **0.0600**. **Total millage is 4.9750.**
- ✓ Adopt the Budget Ordinance for FY 2025-26, appropriating **\$869,811,393**.
- ✓ Formally adopt the Capital Improvement Program Resolution for FY 2025-26.

City of Port St. Lucie, Florida

Questions?



City of Port St. Lucie, Florida | www.CityofPSL.com/Budget



Agenda Summary

2025-811

Agenda Date: 9/8/2025

Agenda Item No.: 5.b

Placement: First Reading of Ordinances / Public Hearing

Action Requested: Motion / Vote

Ordinance 25-50, Public Hearing, an Ordinance Adopting the Budget Ordinance for the Fiscal Year (FY) October 1, 2025, to September 30, 2026; Providing an Effective Date.

Submitted By: Ivy Ladyko, CGFO, Budget Deputy Director

Strategic Plan Link: The City's Goal of a high-performing city government organization.

Executive Summary (General Business): Adoption of FY 2025-26 Budget Ordinance.

Presentation Information: A brief presentation will be provided by Caroline Sturgis, CPFO, CGFO, OMB Director, Acting Director, Facilities Maintenance. Duration: 30 minutes.

Staff Recommendation: Move that the Council approve and adopt the FY 2025-26 Budget Ordinance.

Alternate Recommendations:

1. Move that the Council amend the recommendation and approve/adopt the FY 2025-26 Budget Ordinance.
2. Move that the Council provide staff with further direction.

Background: The proposed Budget Ordinance for FY 2025-26 must be adopted at two special meetings, including public hearings.

Issues/Analysis: The proposed budget reflects the City Council's direction from the July Summer Workshop. The operating millage is recommended to be reduced by 0.0200, resulting in a new millage rate of 4.6607. Voted debt (Crosstown Parkway) is recommended to be reduced by 0.0600 mills, resulting in a proposed millage rate of 0.3143. The total proposed overall millage rate is 4.9750. The Budget Total for FY 2025-26 is \$869,811,393.

Financial Information: The proposed FY 2025-26 Budget is based on a total rate reduction of 0.0800 mills, for a new overall rate of 4.9750. This budget includes a net increase of 65.8 full-time equivalent (FTE) positions, which are necessary to support continued service demand and organizational growth. The budget ordinance authorizes appropriations at the fund level, allowing the City Manager to move appropriations between departments within a fund. Transfers between funds, however, require prior City Council approval. The budget cannot be exceeded without Council authorization, except in the event of an emergency.

Special Consideration: N/A

Location of Project: N/A

Business Impact Statement: N/A

Attachments:

1. FY 2025-26 Proposed Budget for Adoption Presentation
2. FY 2025-26 Budget Ordinance
3. FY 2025-26 Budget Summary by Fund
4. Business Impact Estimate

NOTE: All of the listed items in the "Attachment" section above are in the custody of the City Clerk. Any item(s) not provided in City Council packets are available upon request from the City Clerk.

Internal Reference Number: 25226-10

Legal Sufficiency Review:

Reviewed by Richard Berrios, City Attorney. Approved as to Legal form and sufficiency by Richard Berrios, City Attorney.



City of Port St. Lucie

Business Impact Estimate Form

Proposed Title/Reference and Legistar ID # of proposed ordinance: Millage Ordinance, Budget Ordinance and CIP Resolution (these items are not in legal intake yet).

The provisions contained in this Section A constitute exceptions as provided in Section 166.041(4)(c).

If one or more boxes are checked in Section A below, a business impact estimate is not required by state law for the proposed ordinance.

Section A. The Proposed Ordinance ☒ does ☐ does not fall under of the following exceptions:

- ☒ The proposed ordinance is required for compliance with Federal or State law or regulation;
- ☐ The proposed ordinance relates to the issuance or refinancing of debt;
- ☒ The proposed ordinance relates to the adoption of budgets or budget amendments, including revenue sources necessary to fund the budget;
- ☐ The proposed ordinance is required to implement a contract or an agreement, including, but not limited to, any Federal, State, local, or private grant or other financial assistance accepted by the City;
- ☐ The proposed ordinance is an emergency ordinance;
- ☐ The proposed ordinance relates to procurement; or
- ☐ The proposed ordinance is enacted to implement the following:
 - a. Part II of Chapter 163, Florida Statutes, relating to growth policy, county and municipal planning, and land development regulation, including zoning, development orders, development agreements and development permits;
 - b. Sections 190.005 and 190.046, Florida Statutes, regarding community development districts;
 - c. Section 553.73, Florida Statutes, relating to the Florida Building Code; or
 - d. Section 633.202, Florida Statutes, relating to the Florida Fire Prevention Code.

If one or more of the exceptions above are applicable to the ordinance, then only Section A needs to be completed. If the ordinance falls under none of the above exceptions, Section B must be completed on the next page.

Section B

This section must be completed if the proposed ordinance does not meet any of the exemptions in Section A.

1. A statement of the public purpose to be served by the proposed ordinance such as serving the public health, safety, morals, and welfare of the municipality.

2. An estimate of the direct economic impact of the proposed ordinance on private, for-profit businesses in the City, if any (if none, please put N/A):

- a) An estimate of direct compliance costs that businesses may reasonably incur.

- (b) Any new charge or fee on businesses subject to the proposed ordinance, or for which businesses will be financially responsible; and

- (c) An estimate of the City's regulatory costs, including an estimate of revenues from any new charges or fees to cover such costs.

3. Good faith estimate of the number of businesses likely to be impacted by the proposed ordinance:

4. Additional information/methodology for preparation, if any:

Prepared by:

My Ladyko

Print name and title

My Ladyko 8/15/2025

Signature and Date

ORDINANCE 25-50

AN ORDINANCE OF THE CITY OF PORT ST. LUCIE, FLORIDA, ADOPTING THE BUDGET AND MAKING AN APPROPRIATION FOR THE FISCAL YEAR OCTOBER 1, 2025, THROUGH SEPTEMBER 30, 2026; PROVIDING AN EFFECTIVE DATE.

THE CITY OF PORT ST. LUCIE HEREBY ORDAINS:

Section 1. There is hereby adopted the budget of Port St. Lucie, Florida, as reflected in Attachment “A” which is attached hereto and made a part hereof.

Section 2. There is hereby appropriated for the funds of the City of Port St. Lucie, Florida, the sum of \$869,811,393 as the appropriation for the fiscal year October 1, 2025, to September 30, 2026.

Section 3. Any and all expenditures/expenses incurred, and disbursements made on behalf of the City during the period aforesaid, shall not exceed the maximum sums set forth therein for each of the City’s funds without the approval of City Council at a duly convened meeting. The City Manager shall have the authority to make transfers between departmental budgets, but this authority does not extend to transfer between funds; provided, however, that except in the case of an emergency, a fund budget may not be exceeded without prior approval of the City Council at a duly convened meeting.

Section 4. Effective Date. This Ordinance shall become effective October 1, 2025.

PASSED AND ADOPTED by the City Council of the City of Port St. Lucie, Florida, this 22nd day of September 2025.

CITY COUNCIL
CITY OF PORT ST. LUCIE

By: _____
Shannon M. Martin, Mayor

ATTEST:

Sally Walsh, City Clerk

APPROVED AS TO FORM:

By: _____
Richard Berrios, City Attorney

CITY OF PORT ST. LUCIE
BUDGET SUMMARY FOR ALL FUNDS
PROPOSED BUDGET FY 2025-26
ATTACHMENT 'A'

	2025-26 PROPOSED BUDGET
General Fund - #001	212,526,705
Road & Bridge Fund - #104	27,087,864
Mobility Fee Fund #105	11,427,293
Solid Waste Operating Fund #106	3,135,484
Governmental Finance Fund - #108	2,573,096
Police Impact Fee Fund -109	2,601,804
Building Department Fund - #110	16,021,073
Street Lighting Fund - #111	511,655
N.P.D.E.S. Fund - #112	337,347
S.W. Annexation Collection Fund #115	7,354,982
Neighborhood Stabilization Fund - #116	940,809
C.D.B.G. Fund - #118	1,764,065
S.H.I.P. Fund - #119	2,217,690
River Point SAD Fund - #151	497,000
River Point SAD Fund #154	1,100,000
City Center SAD Fund #156	2,375,461
Cominbed Lowry/Peacock SAD Fund #158	405,000
Municipal Complex Project Impact Fee Fund #159	8,923,000
CRA Fund - #175	6,774,287
CRA Fund - #178 Southern Grove	5,043,582
General Obligation Debt Fund #214	8,332,367
General CIP Fund #301	100,140,709
Road & Bridge CIP Fund #304	83,193,799
Parks Impact Fee CIP Fund #305	4,374,039
Half-Cent Sales Tax CIP Fund - #310	14,678,832
Stormwater Utility Fund - #401	43,203,513
Saints Golf Course Fund -#421	3,081,820
Utility Operating Fund - #431	135,132,541
Utility Fund - Renewal/Replacement Fund - #438	19,110,084
Utility CIP Fund - Connection Fees - #439	17,668,373
Utility Contingency Fund - #440	1,030,973
Water & Sewer Capital Facility Fund - #441	20,306,618
Utility CIP Fund - #448	19,380,000
Medical Insurance Fund - #605	39,527,755
Conservation Trust Fund - #608	222,470
OPEB Trust Fund - #609	4,117,417
Solid Waste Non - Ad Valorem Assessment Fund - 620	42,691,886
Totals	869,811,393



City of Port St. Lucie

City Council Budget Hearing

Fiscal Year (FY) 2025/2026

Proposed Budget for Adoption

Office of Management & Budget

Sept. 8, 2025 (1st Budget Hearing)

Sept. 22, 2025 (2nd Budget Hearing)

www.CityofPSL.com/Budget





Desired Outcomes

2

At this hearing City Council will be asked to:

1. Formally adopt the updated millage rate ordinance, **4.9750**. Represents a **0.0800 reduction** over last year.
2. Formally adopt the Fiscal Year (FY) 25/26 Budget of \$869,811,393 by a **budget ordinance**.
3. Formally adopt the Capital Improvement Program Resolution for FY 2025-26.

City of Port St. Lucie, Florida

FY 25/26 Overview

FY 2025/2026	Proposed Budget	Amended Budget	\$ Change from FY 2025	% Change from FY 2025
Operating Plan	\$687,368,209	\$648,044,014	\$15,887,826	2.51%
Capital Plan	\$219,767,379	\$221,767,379	\$2,881,552	1.32%
Total Budget	\$907,405,588	\$869,811,393	\$18,769,378	2.21%
Positions (FTEs)	1,539.25	1,539.25	65.8	4.27%
General Fund	\$209,575,730	\$212,526,705	\$5,066,281	2.44%
Total Aggregate Millage	4.9950	4.9750	(0.0800)	(1.61%)

City of Port St. Lucie, Florida

Revisions to Proposed Budget from City Council Summer Workshop

The difference from the July 24, 2025 Summer Workshop presentation and the Proposed Budget reflects the following **reductions**.

For Stormwater capital projects that are being phased over years. Design is being initiated now, and construction will begin in future years.

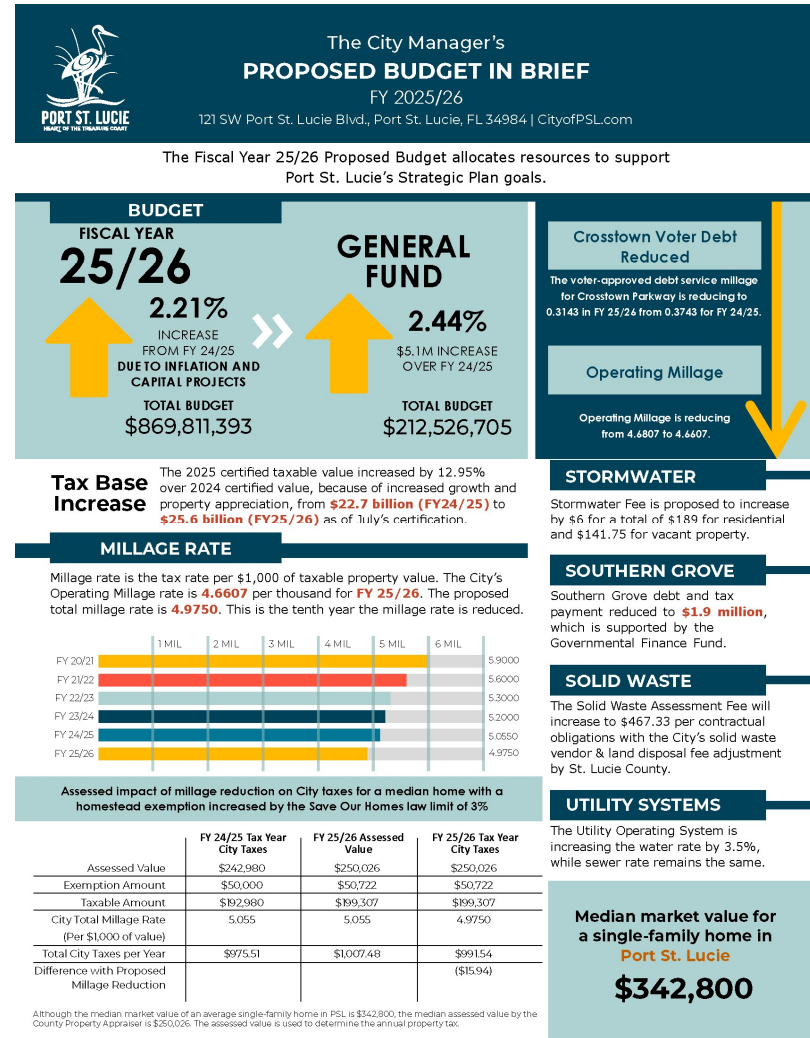
- **(-) \$3.4M** Swale Liner/Culvert
- **(-) \$5M** E-8 Downstream Repairs of B-15
- **(-) \$6.4M** Elkcam Basin Improvements
- **(-) \$30M** Oak Hammock Watershed Improvement



Objectives Achieved

- ✓ Implement City Council's long-term Strategic Plan.
- ✓ Maintain ranking as the safest large city in Florida.
- * Increased the number of sworn police officers.
- ✓ Enhance and maintain the City's infrastructure: roads, sidewalks, stormwater and added parks.

City of Port St. Lucie, Florida

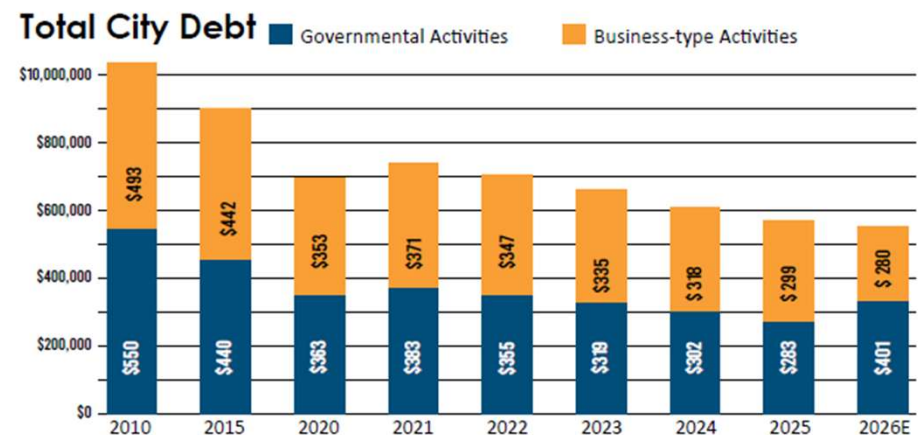


Objectives Achieved

- ✓ Budget for continued smart debt strategies.
- ✓ Meet City Council's targeted General Fund Emergency Reserve levels of 20%, (\$35.8M).
- ✓ Plan prudently and prepare the City to meet potential emergencies.

DEBT REDUCTION

The City's long-term debt has been reduced as a result of principal payments and refinancing, when appropriate, from a high of more than \$1.042 billion in debt in FY 09/10 to a **projected \$681 million for FY 25/26** based upon the estimated principal payments. This represents a **34.7% reduction in debt** over the past 16 years.

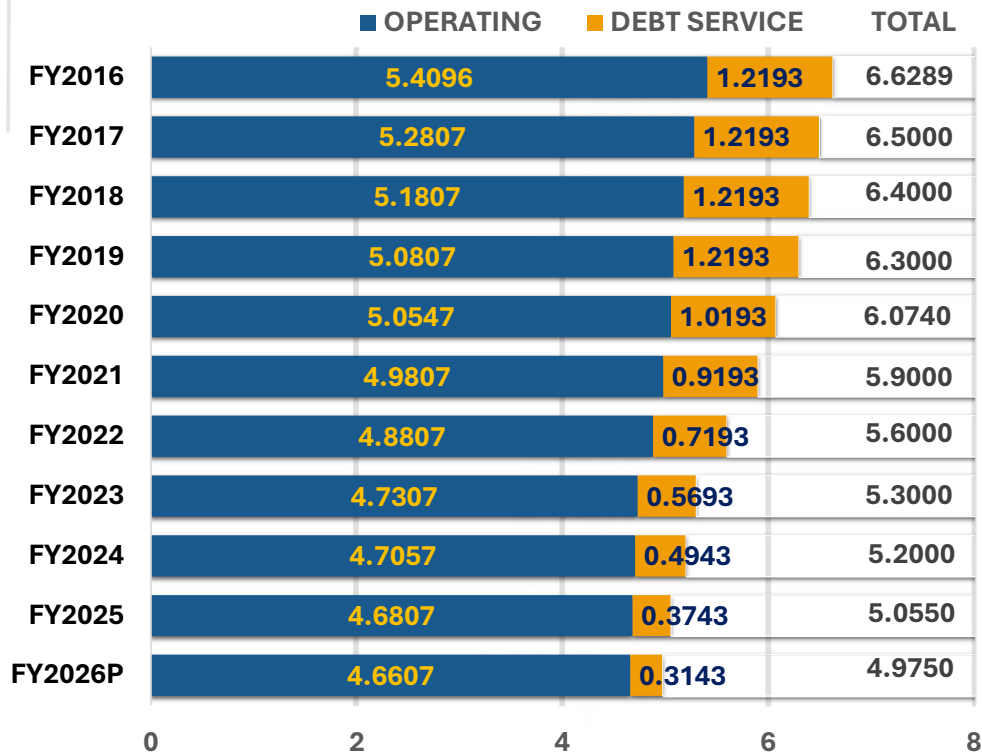


City of Port St. Lucie, Florida

PSL Millage Rate History

Less than FY 15/16 Millage Rate (6.6289) by 1.6539, a 24.95% reduction

FY25/26
Total Proposed
Millage Rate
4.9750



City of Port St. Lucie, Florida

St. Lucie County Property Tax Bill

(Fiscal Year 2025-26 Estimate)

8



32¢
ST. LUCIE COUNTY

\$1,482

31¢
ST LUCIE COUNTY PUBLIC
SCHOOLS

\$1,417

21¢
CITY OF
PORT ST. LUCIE

\$992

13¢
FIRE DISTRICT

\$598

3¢
ALL OTHER
SPECIAL
DISTRICTS

\$125

City of Port St. Lucie, Florida

Tax Bill Total Value: \$4,614
Based on a Median Assessed Property Value of \$250,026

Millage Rate Analysis FY 24/25

The City of Port St. Lucie **ranks 3rd** lowest millage rate out of the top 20 most populous cities in Florida.

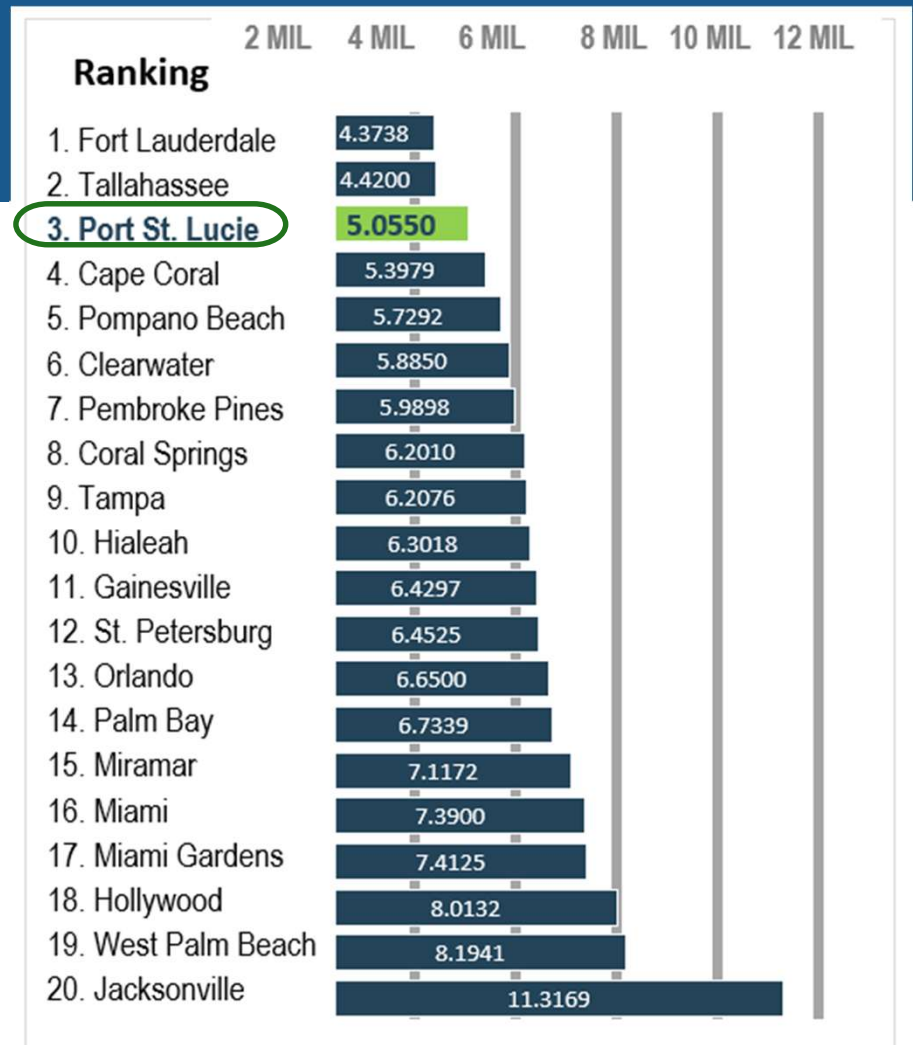
Ranking for City and Other Taxing Authorities

Example: • The City of PSL Ranks **#3** lowest millage rate compared to 19 other Cities.

- St. Lucie County Ranks # 18 compared to 19 other Counties.
- St. Lucie County School District ranks 6 compared to 19 other School Districts.

Taxing Authority	Millage	Average (includes 20 Entities)	Ranking
City of Port St. Lucie	5.0550	6.5636	3
St. Lucie County	7.4368	5.3463	18
School District	6.2480	6.2120	6
Other	3.6239	1.4616	N/A
Total (Aggregate)	22.3637	19.5834	19

City of Port St. Lucie, Florida



Millage Rate

Median single-family home assessed value as determined by St. Lucie County Property Appraiser's Office: \$250,026

10

Impact of Millage reduction on City Taxes for a Median Home with a Homestead Exemption.

	FY 24/25 City Taxes (Save Our Homes applied**)	FY 25/26 City Taxes Current Millage (new median*, includes 2.9% CPI**)	FY 25/26 City Taxes Proposed Millage (new median*, includes 2.9% CPI**)
Assessed Value	242,980	\$250,026	\$250,026
Exemption Amount	(\$50,000)	(\$50,722)	(\$50,722)
Taxable Amount	192,980	\$199,304	\$199,307
Total Millage Rate (Per \$1,000 of value)	5.0550	5.0550	4.9750
Total City Taxes	\$975.51	\$1,007.48	\$991.54
Impact of Millage Rate Over Prior Year		\$31.97	16.03

The savings on a median residential property because of the millage rate reduction is \$15.94 (\$1.33 / monthly).

* Median Assessed Value changes from year to year.

** Save Our Homes Law limits annual increase to 3% or CPI of 2.9% (whichever is lower).

*** This year, the homestead exemption value is \$50,722 for those same homeowners. This increase is due to Florida Statute 196.031(1)(b), for an additional exemption up to \$25K for eligible properties.

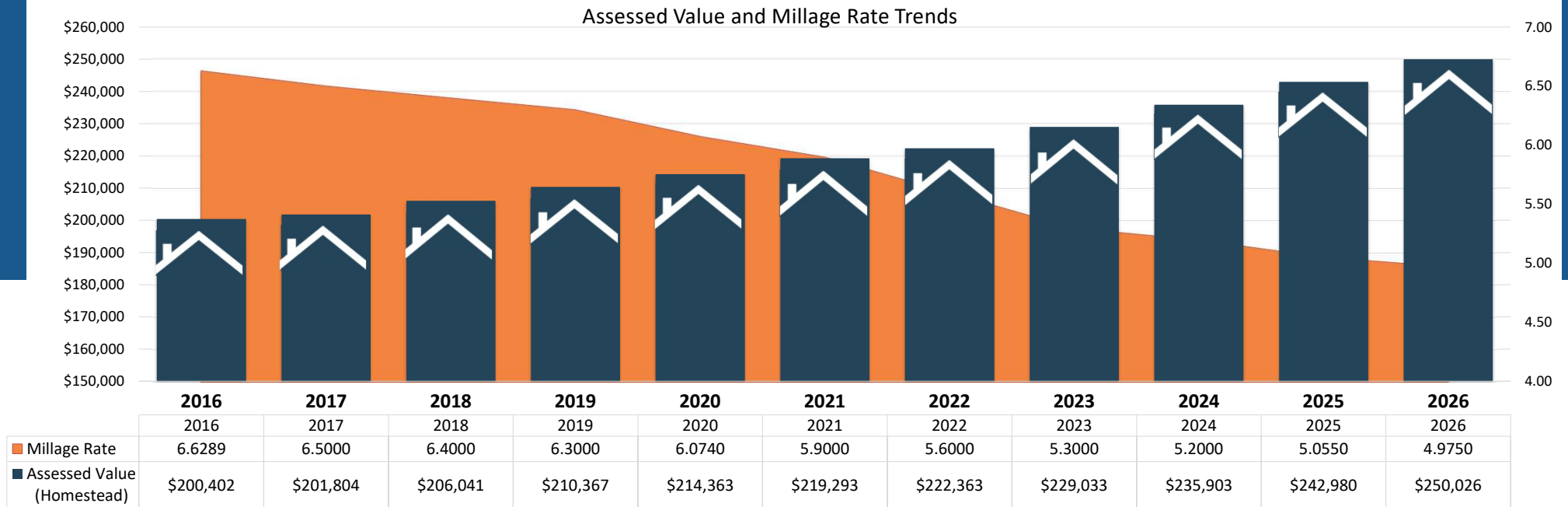
City of Port St. Lucie, Florida

Property Values and Millage Rate

11

Example for a property owner that benefits from the Save Our Homes law

St. Lucie Property Appraiser adjusts Property Values. The City **does not control** Property Values.



Over 10 years, Assessed Value increased by **23.90%**. Averaging **2.390%** annually.

During the same period, Millage Rate decreased by **23.46%**. Averaging **2.346%** annually.

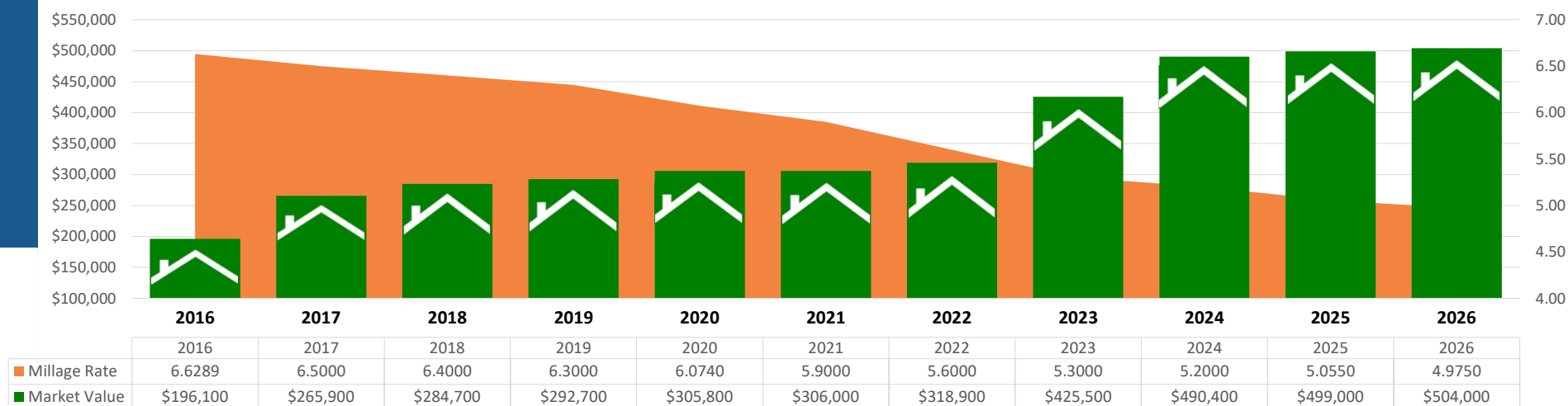
City of Port St. Lucie, Florida

Property Values and Millage Rate

Example for a property owner that benefits from the Save Our Homes law

St. Lucie Property Appraiser adjusts Property Values. The City **does not control** Property Values.

Market Value and Millage Rate Trends



Over 10 years, Market Value increased by **89.54%**. Averaging **8.954%** annually.

During the same period, Millage Rate decreased by **23.46%**. Averaging **2.346%** annually.


City of Port St. Lucie, Florida

Impact of Millage Reduction A City Council Commitment

10-Year Cumulative
Taxpayer Savings

\$329.63




FY 2015-16 (**6.6289**) versus FY 2025-26 Proposed (**4.9750**)

	FY 25/26 City Taxes (Based on FY15/16 Millage Rate)	FY 25/26 City Taxes (Actual Values) July 2025
Median Assessed Value	\$250,026	\$250,026
Exemption Amount	\$50,722	\$50,722
Taxable Amount	\$199,304	\$199,304
City Total Millage Rate (Per \$1,000 of value)	6.6289	4.9750
Total City Taxes	\$1,321.17	\$991.54
10-Year Cumulative Savings		(\$329.63)



City of Port St. Lucie, Florida

Millage & Property Tax

FY 2024-25 TOTAL ADOPTED MILLAGE RATE 5.0550 MILLS Operating: 4.6807 General Obligation Debt: 0.3743 Total Millage: 5.0550	FY 2025-26 TOTAL PROPOSED MILLAGE RATE 4.9750 MILLS Operating: 4.6607 General Obligation Debt: 0.3143 Total Millage: 4.9750	The City's total Proposed property tax rate for FY 2025-26 is 4.9750 .	
Total Assessed Value	\$250,026 Median Assessed Value	\$500,052	\$750,078
			
Homestead Exemption	(\$50,722)	(\$50,722)	(\$50,722)
Taxable Amount	\$199,304	\$449,330	\$699,356
FY 2025-26 Taxes 4.9750 (Millage Rate, Per \$1,000 of Value)	\$991.54	\$2,235.42	\$3,479.30
FY 2024-25 Taxes 5.0550 *Median Assessed Value based on \$250,026; \$500,052; \$750,078	\$1,007.48	\$2,271.36	\$3,535.24
Difference (\$ Savings) w/Save our Homes	\$15.94	\$35.95	\$55.95
Average Cumulative 10-year Savings	(\$330)	(\$743)	(\$1,157)


City of Port St. Lucie, Florida

Millage Rate

Previous Assessed Value: \$242,983

New Value after a recent Sale: \$342,800

Impact of Millage reduction on City Taxes for a home recently sold to a new owner

 Property Owner John	FY 24/25 Tax Year City Taxes (Previous Property Owner 3% Save our Homes applied)	FY 25/26 Tax Year City Taxes (Property Recently Sold)
Assessed Value	\$242,980	\$342,800
Exemption Amount	(\$50,000)	(\$0.00)
Taxable Amount	\$192,980	\$342,800
Total Millage Rate (Per \$1,000 of value)	5.0550	4.9750
Total City Taxes	\$975.51	\$1,705.43
Difference with proposed Millage Reduction		\$729.92

City of Port St. Lucie, Florida

Example of TRIM Notice

New Owner with a Recent Sale
Save our Homes Applied to Previous Owner

TAXING AUTHORITY	Column 1*		Column 2*		Column 3*	
	Your Last Year's Tax Rate & Property Taxes		Your Tax Rate & Taxes This Year If No Budget Change is Made		Your Tax Rate & Taxes This Year If Budget Change is Made	
	Tax Rate	Tax Amount	Tax Rate	Tax Amount	Tax Rate	Tax Amount
GENERAL COUNTY						
SLC General Fund	4.2222	297.68	3.9835	1,335.27	4.2222	1,415.28
Jail/Law Enf	2.7294	192.43	2.5548	856.37	2.7294	914.89
Erosion Dist E	0.1000	7.05	0.0932	31.24	0.1000	33.52
Mosquito Control	0.1352	9.53	0.1265	42.40	0.1352	45.32
County Transit	0.2500	17.63	0.2330	78.10	0.2500	83.80
PUBLIC SCHOOLS						
By State Law	3.0000	286.51	2.8509	955.62	3.0480	1,021.69
By Local Board	3.2480	310.19	3.0865	1,034.59	3.2480	1,088.73
MUNICIPALITY						
Port Saint Lucie	4.6807	330.00	4.3961	1,473.57	4.6807	1,568.97
WATER MANAGEMENT						
S FL Wtr Mgmt Dist	0.0948	6.68	0.0889	29.80	0.0948	31.78
SFWMD-Okee Basin	0.1026	7.23	0.0961	32.21	0.1026	34.39
Everglades Project	0.0327	2.31	0.0306	10.26	0.0327	10.96
INDEPENDENT DISTRICTS						
SLC Fire Dist	3.0000	211.51	2.7988	938.16	3.0000	1,005.60
FL Inland Nav Dist	0.0288	2.03	0.0270	9.05	0.0288	9.65
Children's Services	0.3650	25.73	0.3405	114.14	0.3685	123.52
VOTER-APPROVED DEBT SERVICE						
PSL Voted Debt	0.3743	26.39	0.3743	125.47	0.3143	105.35
Total Property Taxes		\$1,732.90		\$7,066.25		\$7,493.45

.....→
City of PSL
controls only
2 line
items

Previous Owner
assessed value
\$120,503

New Owner
assessed value
\$335,200

Market Value	Last Year Amount		This Year Amount			
	324,400		335,200			
Taxing Authority	Assessed Value		Exemptions		Taxable Value	
	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount
County	120,503	335,200	50,000	0	70,503	335,200
Public Schools	120,503	335,200	25,000	0	95,503	335,200
Municipality	120,503	335,200	50,000	0	70,503	335,200
Water Management	120,503	335,200	50,000	0	70,503	335,200
Independent Districts	120,503	335,200	50,000	0	70,503	335,200
Voter Approved Debt Service	120,503	335,200	50,000	0	70,503	335,200

City of Port St. Lucie, Florida

Example of TRIM Notice

Existing Property Owner with
Save our Homes

17

TAXING AUTHORITY	Column 1*		Column 2*		Column 3*	
	Your Last Year's Tax Rate & Property Taxes		Your Tax Rate & Taxes This Year If No Budget Change is Made		Your Tax Rate & Taxes This Year If Budget Change is Made	
	Tax Rate	Tax Amount	Tax Rate	Tax Amount	Tax Rate	Tax Amount
GENERAL COUNTY						
SLC General Fund	4.2222	793.69	3.9835	774.01	4.2222	820.39
Jail/Law Enf	2.7294	513.07	2.5548	496.41	2.7294	530.33
Erosion Dist E	0.1000	18.80	0.0932	18.11	0.1000	19.43
Mosquito Control	0.1352	25.41	0.1265	24.58	0.1352	26.27
County Transit	0.2500	47.00	0.2330	45.27	0.2500	48.58
PUBLIC SCHOOLS						
By State Law	3.0000	638.94	2.8509	627.27	3.0480	670.64
By Local Board	3.2480	691.76	3.0865	679.12	3.2480	714.65
MUNICIPALITY						
Port Saint Lucie	4.6807	879.88	4.3961	854.18	4.6807	909.48
WATER MANAGEMENT						
S FL Wtr Mgmt Dist	0.0948	17.82	0.0889	17.27	0.0948	18.42
SFWMD-Okee Basin	0.1026	19.29	0.0961	18.67	0.1026	19.94
Everglades Project	0.0327	6.15	0.0306	5.95	0.0327	6.35
INDEPENDENT DISTRICTS						
SLC Fire Dist	3.0000	563.94	2.7988	543.82	3.0000	582.91
FL Inland Nav Dist	0.0288	5.41	0.0270	5.25	0.0288	5.60
Children's Services	0.3650	68.61	0.3405	66.16	0.3685	71.60
VOTER-APPROVED DEBT SERVICE						
PSL Voted Debt	0.3743	70.36	0.3743	72.73	0.3143	61.07
Total Property Taxes		\$4,360.13		\$4,248.80		\$4,505.66

Existing Owner
assessed value
last year
\$242,980

Existing Owner
assessed value
this year
\$250,026

Market Value	Last Year Amount	This Year Amount
	499,000	504,000

Taxing Authority	Assessed Value		Exemptions		Taxable Value	
	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount
County	242,980	250,026	55,000	55,722	187,980	194,304
Public Schools	242,980	250,026	30,000	30,000	212,980	220,026
Municipality	242,980	250,026	55,000	55,722	187,980	194,304
Water Management	242,980	250,026	55,000	55,722	187,980	194,304
Independent Districts	242,980	250,026	55,000	55,722	187,980	194,304
Voter Approved Debt Service	242,980	250,026	55,000	55,722	187,980	194,304

City of Port St. Lucie, Florida



Your Tax Bill Includes

- **Ad Valorem Taxes**

- Real estate taxes
- Tangible personal property taxes

- **Non-Ad Valorem Assessments**

- Stormwater (\$189)
- Solid Waste (\$467.33)
- Street Lighting (\$26), as requested by neighborhoods
- Community Development District
 - Varies for those that live in CDDs
 - **Controlled by developers, not the City**

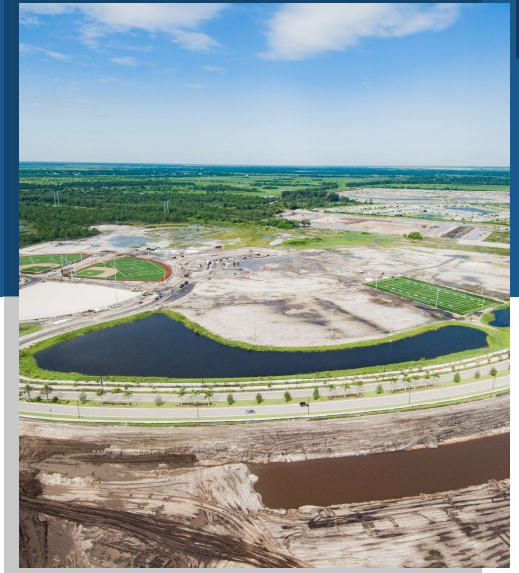
City of Port St. Lucie, Florida

Major Capital Projects FY26

Budgeted sources and uses of funds: **\$221,767,379**
(does not include stormwater CIP & Golf Course projects. Includes transfers to operating).

Aggressive Capital Improvement Plan
as growth requires additional infrastructure.

5-Year CIP projects \$725.8 million
over the next five-year planning horizon.



FLORESTA ROAD IMPROVEMENTS PHASE III \$9M



NW BAYSHORE BLVD. WIDENING & MULTIMODAL IMPROVEMENTS \$16M



PORT ST. LUCIE BLVD SEGMENT 2.2 \$6.2M



TRADITION REGIONAL PARK \$2M



TRADITION & VILLAGE MOBILITY IMPROVEMENTS \$2.2M



DEL RIO & CALIFORNIA INTERSECTION IMPROVEMENT \$2M



WALTON & ONE RECREATION CENTER \$50M



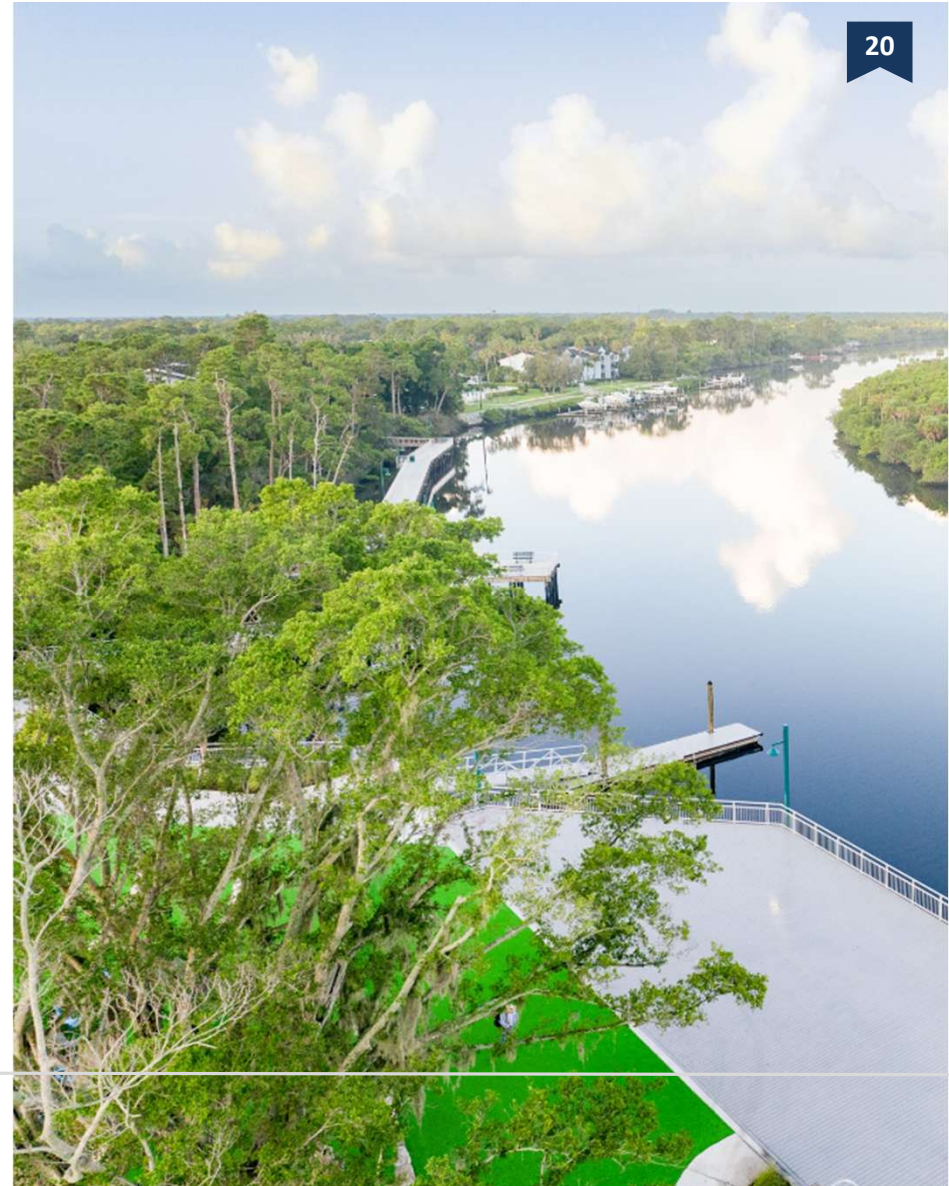
WESTERN REVERSE OSMOSIS WELLS \$5.6M

City of Port St. Lucie, Florida

TRIM Public Announcements

- ✓ The name of the Taxing Authority is **City of Port St. Lucie**.
- ✓ The rolled-back rate is **4.3413** mills.
- ✓ Rolled Back Rate is the millage rate that would bring the same amount of ad valorem tax revenue as the prior year, adjusted for new construction and dedicated increment value (i.e. CRA Districts).
- ✓ The percentage of increase over the rolled-back rate is **6.02%**.
- ✓ The operating millage to be levied is **4.6607** mills.
- ✓ The voted debt service millage is **0.3143** mills.
- ✓ The total millage is **4.9750**.

City of Port St. Lucie, Florida



City Manager Recommendations

- ✓ Adopt the Millage Rate Ordinance operating **4.6607** which is a reduction of **0.0200** from the current year rate of **4.6807**, and a Debt Service Millage of **0.3143** which is less than the current year by **0.0600**. **Total millage is 4.9750.**
- ✓ Adopt the Budget Ordinance for FY 2025-26, appropriating **\$869,811,393**.
- ✓ Formally adopt the Capital Improvement Program Resolution for FY 2025-26.

City of Port St. Lucie, Florida

Questions?



City of Port St. Lucie, Florida | www.CityofPSL.com/Budget



Agenda Summary

2025-812

Agenda Date: 9/8/2025

Agenda Item No.: 6.a

Placement: Resolutions / Public Hearing

Action Requested: Motion / Vote

Resolution 25-R47, Public Hearing, Adopting the Capital Improvement Program for the City of Port St. Lucie for the Fiscal Year (FY) October 1, 2025, to September 30, 2026; Providing an Effective Date.

Submitted By: Ivy Ladyko, CGFO, Budget Deputy Director

Strategic Plan Link: The City's Goal of a high-performing city government organization.

Executive Summary (General Business): Adoption of the Resolution for the Capital Budget, as revised.

Presentation Information: A brief presentation will be provided by Caroline Sturgis, CPFO, CGFO, OMB Director.

Staff Recommendation: Move that the Council approve and adopt the Capital Improvement Program, as revised, Resolution

Alternate Recommendations:

1. Move that the Council amend the recommendation and approve/adopt the FY 2025-26 Capital Budget.
2. Move that the Council provide staff with direction.

Background: The proposed FY 2025-26 Capital Improvement Program Resolution must be adopted at a special meeting.

Issues/Analysis: The proposed budget reflects the City Council's direction from the July Summer Workshop. The operating millage is recommended to be reduced by 0.0200, resulting in a new millage rate of 4.6607. Voted debt (Crosstown Parkway) is recommended to be reduced by 0.0600 mills, resulting in a proposed millage rate of 0.3143. The total proposed overall millage rate is 4.9750. The Budget Total for FY 2025-26 is \$869,811,393.

Financial Information: The proposed FY 2025-26 Budget is based on a total rate reduction of 0.0800 mills, for a new overall rate of 4.9750. This budget includes a net increase of 65.8 full-time equivalent (FTE) positions, which are necessary to support continued service demand and organizational growth. The budget ordinance authorizes appropriations at the fund level, allowing the City Manager to move appropriations between departments within a fund. Transfers between funds, however, require prior City Council approval. The budget cannot be exceeded without Council authorization, except in the event of an emergency.

Special Consideration: N/A

Location of Project: N/A

Business Impact Statement: N/A

Attachments:

1. FY 2025-26 Capital Improvement Program Resolution
2. FY 2025-26 Proposed Budget for Adoption Presentation
3. Fiscal Year 2025-26 Capital Improvement Plan

NOTE: All of the listed items in the "Attachment" section above are in the custody of the City Clerk. Any item(s) not provided in City Council packets are available upon request from the City Clerk.

Internal Reference Number: 25226-10

Legal Sufficiency Review:

Reviewed by Richard Berrios, City Attorney. Approved as to Legal form and sufficiency by Richard Berrios, City Attorney.

RESOLUTION 25-R47

A RESOLUTION OF THE CITY OF PORT ST. LUCIE, FLORIDA, ADOPTING THE CAPITAL IMPROVEMENT PROGRAM; PROVIDING FOR CONFLICT; AND PROVIDING AN EFFECTIVE DATE.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PORT ST. LUCIE AS FOLLOWS:

Section 1. There is hereby adopted the capital improvement program of the City of Port St. Lucie, Florida, as reflected in Attachment "A" attached hereto and made a part hereof.

Section 2. Conflict. If any resolutions, or parts of resolutions, are in conflict herewith, this Resolution shall control to the extent of the conflicting provisions.

Section 3. Effective Date. This Resolution shall become effective October 1, 2025.

PASSED AND ADOPTED by the City Council of the City of Port St. Lucie, Florida, this 8th day of September 2025.

CITY COUNCIL
CITY OF PORT ST. LUCIE

By: _____
Shannon M. Martin, Mayor

ATTEST:

Sally Walsh, City Clerk

APPROVED AS TO FORM:

Richard Berrios, City Attorney

General Fund Capital Improvement Fund - #301

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
Revenues					
361100 - Interest Cash & Investments	\$500,000	\$0	\$0	\$0	\$0
381001 - Transfer From General Fund	\$8,715,953	\$6,030,000	\$1,845,000	\$2,000,000	\$5,665,000
381151 - Transfer From Riverpoint Fund	\$492,000	\$0	\$0	\$0	\$0
381154 - Transfer From East Lake Village Fund	\$1,100,000	\$100,875	\$380,000	\$0	\$0
381158 - Transfer From Peacock Fund	\$405,000	\$255,000	\$0	\$0	\$0
381159 - Transfer From Municipal Complex Fund	\$7,899,084	\$0	\$0	\$0	\$0
384000 - Bond Financing	\$78,922,670	\$1,099,840	\$750,000	\$2,600,000	\$9,050,000
389000 - Fund Balance-Prior Year Carryforward	\$2,106,002	\$369,225	\$214,437	\$225,159	\$236,417
REVENUES TOTAL	\$100,140,709	\$7,854,940	\$3,189,437	\$4,825,159	\$14,951,417
Expenses					
Facilities Building Maintenance					
New Facilities Maint. Bldg.	\$300,000	\$3,000,000	\$0	\$0	\$0
Police Building Impact Glass Installation	\$1,000,000	\$0	\$0	\$0	\$0
Main Parking Garage - City Hall	\$14,175,000	\$0	\$0	\$0	\$0
City Hall Expansion	\$14,747,670	\$0	\$0	\$0	\$0
City Hall Air Handler Replacement	\$0	\$150,000	\$150,000	\$150,000	\$0
FACILITIES BUILDING MAINTENANCE TOTAL	\$30,222,670	\$3,150,000	\$150,000	\$150,000	\$0
General Government					
New Citywide Gateway Entry Features	\$250,000	\$250,000	\$250,000	\$250,000	\$250,000
Land Acquisition	\$2,000,000	\$1,000,000	\$1,000,000	\$1,000,000	\$1,000,000

General Fund Capital Improvement Fund - #301

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
Digital Sign	\$194,500	\$204,225	\$214,437	\$225,159	\$236,417
GENERAL GOVERNMENT TOTAL	\$2,444,500	\$1,454,225	\$1,464,437	\$1,475,159	\$1,486,417
MIDFlorida Event Center					
MIDFLORIDA Event Center Art Gallery Renovation	\$125,000	\$0	\$0	\$0	\$0
MIDFLORIDA Event Center Front Plaza Upgrades	\$0	\$850,715	\$0	\$0	\$0
MIDFLORIDA Event Center Expansion/Renovation	\$115,000	\$0	\$750,000	\$0	\$5,500,000
MIDFLORIDA Event Center Exterior Painting/Main Building & Garage	\$0	\$0	\$380,000	\$0	\$0
MIDFLORIDA Event Center Roof Restoration/Replacement	\$0	\$0	\$0	\$0	\$3,550,000
MIDFLORIDA Event Center Warehouse Expansion	\$0	\$350,000	\$0	\$2,600,000	\$0
Event Center Ballroom Lighting Upgrade	\$215,000	\$0	\$0	\$0	\$0
MIDFLORIDA EVENT CENTER TOTAL	\$455,000	\$1,200,715	\$1,130,000	\$2,600,000	\$9,050,000
Parks and Recreation Botanical Gardens					
Botanical Gardens Gazebo	\$0	\$0	\$25,000	\$180,000	\$0
PARKS AND RECREATION BOTANICAL GARDENS TOTAL	\$0	\$0	\$25,000	\$180,000	\$0
Parks and Recreation Gymnasium					
Minsky Gym Interior Walls	\$550,000	\$0	\$0	\$0	\$0
PARKS AND RECREATION GYMNASIUM TOTAL	\$550,000	\$0	\$0	\$0	\$0
Parks and Recreation McCarty Ranch Preserve					

General Fund Capital Improvement Fund - #301

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
McCarty Ranch Campsite Electrical Service	\$500,000	\$0	\$0	\$0	\$0
PARKS AND RECREATION MCCARTY RANCH PRESERVE TOTAL	\$500,000	\$0	\$0	\$0	\$0
Parks and Recreation Parks					
PSL ELEM SITE RENOVATION	\$250,000	\$0	\$0	\$0	\$0
Port St. Lucie Elementary Site Plans	\$200,000	\$0	\$0	\$0	\$0
Jessica Clinton Softball Concession Bldg.	\$0	\$0	\$0	\$0	\$775,000
Jessica Clinton Baseball Field Drainage	\$0	\$0	\$0	\$0	\$650,000
Turtle Run Inclusive Playground	\$0	\$0	\$0	\$0	\$785,000
Sandhill Crane Park Sports Field Drainage	\$0	\$0	\$0	\$0	\$370,000
Winterlakes Sports Lighting and Interior Walkway Lighting	\$1,911,502	\$0	\$0	\$0	\$0
Lyngate Park Lighting Improvements	\$325,000	\$0	\$0	\$0	\$0
Riverland Paseo Park Parking Lot Expansion	\$1,600,000	\$0	\$0	\$0	\$0
Parks Entrance Signs Rebranding	\$200,000	\$0	\$0	\$0	\$0
Green Spaces	\$255,000	\$255,000	\$255,000	\$255,000	\$0
Oak Hammock Inclusive Playground	\$485,000	\$0	\$0	\$0	\$0
Whispering Pines Security and Fiber Optic Upgrade	\$150,000	\$0	\$0	\$0	\$0
Woodland Trails Security Camera System	\$0	\$465,000	\$0	\$0	\$0
Girl Scout Park Playground Replacement	\$0	\$0	\$0	\$0	\$585,000

General Fund Capital Improvement Fund - #301

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
Parks Digital Signs	\$0	\$165,000	\$165,000	\$165,000	\$0
Paseo Park Security Camera Upgrade	\$492,000	\$0	\$0	\$0	\$0
McChesney Park Playground	\$0	\$785,000	\$0	\$0	\$0
PARKS AND RECREATION PARKS TOTAL	\$5,868,502	\$1,670,000	\$420,000	\$420,000	\$3,165,000
Parks and Recreations Airoso Community Center					
Community Center Roof Replacement	\$500,000	\$0	\$0	\$0	\$0
Walton & One Recreation Center	\$50,000,000	\$0	\$0	\$0	\$0
Community Center Generator Replacement	\$0	\$0	\$0	\$0	\$1,250,000
PARKS AND RECREATIONS AIROSO COMMUNITY CENTER TOTAL	\$50,500,000	\$0	\$0	\$0	\$1,250,000
Police Support Services					
New Police Training Facility	\$9,250,037	\$0	\$0	\$0	\$0
Main Building Renovations Floors 2	\$350,000	\$380,000	\$0	\$0	\$0
POLICE SUPPORT SERVICES TOTAL	\$9,600,037	\$380,000	\$0	\$0	\$0
EXPENSES TOTAL	\$100,140,709	\$7,854,940	\$3,189,437	\$4,825,159	\$14,951,417

Road & Bridge Capital CIP Fund - #304

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
Revenues					
334310 - State Grant	\$0	\$0	\$2,000,000	\$0	\$0
335901 - FDOT JPA Reimbursement/Signal Enhancement	\$650,000	\$650,000	\$0	\$0	\$0
361000 - Interest Earnings - Checking	\$110,334	\$113,644	\$117,053	\$120,565	\$124,182
381001 - Transfer From General Fund	\$349,000	\$0	\$6,650,000	\$0	\$0
381105 - Transfer From Mobility Fees Fund	\$4,490,000	\$4,135,000	\$2,710,000	\$2,510,000	\$2,760,000
384000 - Bond Financing	\$50,350,000	\$38,600,000	\$14,650,000	\$4,400,000	\$4,000,000
389000 - Fund Balance-Prior Year Carryforward	\$22,444,465	\$0	\$500,000	\$3,200,000	\$0
312415 - \$0.02 L.O. Gas Tax Add'L \$0.02	\$4,300,000	\$4,300,000	\$4,300,000	\$4,300,000	\$7,500,000
312416 - \$0.03 L.O. Gas Tax-Add'L \$0.03	\$500,000	\$500,000	\$500,000	\$750,000	\$750,000
REVENUES TOTAL	\$83,193,799	\$48,298,644	\$31,427,053	\$15,280,565	\$15,134,182
Expenses					
Interfund Transfers					
00000	\$110,334	\$113,644	\$117,053	\$120,565	\$124,182
INTERFUND TRANSFERS TOTAL	\$110,334	\$113,644	\$117,053	\$120,565	\$124,182
Public Works Engineering Operations					
Land Acquisition	\$160,000	\$160,000	\$160,000	\$160,000	\$160,000
New Public Works Building - Prior FY Project	\$29,393,465	\$0	\$0	\$0	\$0
Citywide Traffic Calming	\$600,000	\$250,000	\$250,000	\$250,000	\$250,000
New Sidewalks Citywide SWBD	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000	\$1,500,000
Project Management Costs for Capital Improvement	\$300,000	\$200,000	\$300,000	\$200,000	\$300,000
Volucia Sidewalk Construction	\$1,000,000	\$0	\$0	\$0	\$0
Peacock Trail Design	\$150,000	\$650,000	\$0	\$0	\$0

City of Port St. Lucie

Road & Bridge Capital CIP Fund - #304

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
PUBLIC WORKS ENGINEERING OPERATIONS TOTAL	\$33,103,465	\$2,760,000	\$2,210,000	\$2,110,000	\$2,210,000
Public Works Road & Street Facilities-Streets					
Citywide Annual Resurfacing Program	\$4,000,000	\$4,000,000	\$4,000,000	\$7,200,000	\$7,200,000
SW Glenwood Drive Roadway Reconstruction - Prior FY Project	\$600,000	\$0	\$0	\$0	\$0
Gatlin Pines Roadway Reconstruction	\$1,500,000	\$0	\$0	\$0	\$0
Tiffany/Durango Safety Improvement	\$100,000	\$0	\$0	\$0	\$0
Road & Gateway Landscape Beautification	\$65,000	\$400,000	\$400,000	\$400,000	\$400,000
Port St. Lucie Blvd. Landscape-Turnpike to Gatlin	\$65,000	\$675,000	\$0	\$0	\$0
SW Rosser/ Dreyfuss Intersection Improvements Roundabout	\$0	\$250,000	\$2,500,000	\$0	\$0
California /Cameo Intersection Improvements Roundabout	\$0	\$200,000	\$0	\$2,000,000	\$0
Lennard at Grand Enhancing Crossing Crosswalk	\$0	\$150,000	\$0	\$0	\$0
U.S. Submarine Veterans Park On-Street Parking	\$0	\$250,000	\$0	\$0	\$0
Green River Pkwy. at Charleston Enhanced Crossing Crosswalk	\$0	\$100,000	\$0	\$0	\$0
Green River Pkwy. at Berkshire Enhanced Crossing Crosswalk	\$0	\$100,000	\$0	\$0	\$0
Selvitz/Peachtree Intersection Improvements	\$0	\$200,000	\$0	\$2,000,000	\$0
Torino/Hann Intersection Improvements Turn Lane Extension	\$0	\$0	\$100,000	\$0	\$0
Green River Pkwy/Melaleuca Intersection Improvement	\$0	\$0	\$0	\$200,000	\$2,000,000

City of Port St. Lucie

Road & Bridge Capital CIP Fund - #304

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
Melaleuca/Berkshire Intersection Improvements Roundabout	\$0	\$0	\$0	\$200,000	\$2,000,000
Citywide Contract Repair /Improvements of Sidewalks	\$500,000	\$500,000	\$500,000	\$750,000	\$750,000
Morningside/Port StLucie Blvd Safety Enhanced BicycleAccess	\$100,000	\$0	\$0	\$0	\$0
PUBLIC WORKS ROAD & STREET FACILITIES-STREETS TOTAL	\$6,930,000	\$6,825,000	\$7,500,000	\$12,750,000	\$12,350,000
Public Works Traffic Control & Improvement					
SW Crosstown /Cashmere Intersection Improvements	\$0	\$50,000	\$800,000	\$0	\$0
Replacement of Street Lighting Poles along Village Parkway	\$750,000	\$0	\$0	\$0	\$0
Thornhill / Sandia Intersection	\$0	\$0	\$0	\$0	\$150,000
Village Parkway Replacement Lights Prior FY Project	\$500,000	\$0	\$0	\$0	\$0
Bayshore Blvd Widening - Prior FY Project	\$16,000,000	\$9,000,000	\$0	\$0	\$0
Darwin & Paar Intersection Improvement	\$4,000,000	\$0	\$0	\$0	\$0
Savona & Paar Intersection Improvement - Prior FY Project	\$4,000,000	\$0	\$0	\$0	\$0
Tradition & Village Mobility Improvements - Prior FY Project	\$2,200,000	\$0	\$0	\$0	\$0
Gatlin/Savona Phase II - Prior FY Project	\$4,700,000	\$0	\$0	\$0	\$0
Citywide Signal Conversion- Yellow Flashing Arrow	\$200,000	\$200,000	\$200,000	\$200,000	\$200,000
PSL Blvd South Improvement Segment 2.2 - Prior FY Project	\$6,150,000	\$0	\$0	\$0	\$0
Pavement Condition & Asset inventory survey	\$0	\$0	\$500,000	\$0	\$0
ADA Improvements Signal Various Locations	\$100,000	\$100,000	\$100,000	\$100,000	\$100,000

City of Port St. Lucie

Road & Bridge Capital CIP Fund - #304

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
Savona/Alcantarra Intersection Improvement	\$250,000	\$2,500,000	\$0	\$0	\$0
St. Lucie West Blvd. Widening Peacock to Cashmere	\$2,200,000	\$26,400,000	\$0	\$0	\$0
Port St. Lucie Blvd. South Segment 1 Becker to Paar	\$0	\$0	\$20,000,000	\$0	\$0
N Macedo Blvd. & Selvitz Rd. Raised Intersection	\$0	\$100,000	\$0	\$0	\$0
Del Rio & California Intersection Improvements Phase 1	\$2,000,000	\$0	\$0	\$0	\$0
SE Veterans Memorial at Lyngate Multimodal Bicycle Access	\$0	\$250,000	\$0	\$0	\$0
PUBLIC WORKS TRAFFIC CONTROL & IMPROVEMENT TOTAL	\$43,050,000	\$38,600,000	\$21,600,000	\$300,000	\$450,000
EXPENSES TOTAL	\$83,193,799	\$48,298,644	\$31,427,053	\$15,280,565	\$15,134,182

Parks Capital Improvement Fund - #305

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
Revenues					
324614 - Res. P&R PSL Impact	\$2,300,000	\$1,304,039	\$1,163,005	\$1,836,995	\$0
361100 - Interest Cash & Investments	\$1,074,039	\$1,050,000	\$1,079,910	\$1,082,978	\$1,086,138
381001 - Transfer From General Fund	\$1,000,000	\$0	\$0	\$0	\$0
384000 - Bond Financing	\$0	\$0	\$0	\$1,000,000	\$7,000,000
REVENUES TOTAL	\$4,374,039	\$2,354,039	\$2,242,915	\$3,919,973	\$8,086,138
Expenses					
Interfund Transfers					
00000	\$1,074,039	\$1,074,039	\$1,079,910	\$1,082,978	\$1,086,138
INTERFUND TRANSFERS TOTAL	\$1,074,039	\$1,074,039	\$1,079,910	\$1,082,978	\$1,086,138
Parks and Recreation Parks					
Torino Regional Park	\$1,000,000	\$1,280,000	\$0	\$0	\$0
O.L. Peacock Sr. Park	\$300,000	\$0	\$1,163,005	\$1,836,995	\$0
Tradition Regional Park	\$2,000,000	\$0	\$0	\$0	\$0
PARKS AND RECREATION PARKS TOTAL	\$3,300,000	\$1,280,000	\$1,163,005	\$1,836,995	\$0
Parks and Recreations Airoso Community Center					
Tradition Community Center	\$0	\$0	\$0	\$1,000,000	\$7,000,000
PARKS AND RECREATIONS AIROSO COMMUNITY CENTER TOTAL	\$0	\$0	\$0	\$1,000,000	\$7,000,000
EXPENSES TOTAL	\$4,374,039	\$2,354,039	\$2,242,915	\$3,919,973	\$8,086,138

City of Port St. Lucie

Half Cent Sales Tax - #310

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
Revenues					
335180 - Local Gov. Half-Cent Sales Tax	\$14,678,832	\$14,056,101	\$14,694,928	\$2,194,373	\$0
REVENUES TOTAL	\$14,678,832	\$14,056,101	\$14,694,928	\$2,194,373	\$0
Expenses					
Public Safety Fixed Assets					
Project Manager Position	\$108,832	\$126,101	\$134,928	\$144,373	\$0
PUBLIC SAFETY FIXED ASSETS TOTAL	\$108,832	\$126,101	\$134,928	\$144,373	\$0
Public Works Engineering Operations					
New Sidewalks Citywide	\$1,100,000	\$1,100,000	\$960,000	\$0	\$0
Citywide Paving Program	\$3,200,000	\$6,050,000	\$4,600,000	\$2,050,000	\$0
Floresta Phase III and Sidewalk Improvements	\$9,000,000	\$0	\$0	\$0	\$0
California Widening	\$1,050,000	\$5,000,000	\$9,000,000	\$0	\$0
California/St. Lucie West Blvd.	\$220,000	\$1,780,000	\$0	\$0	\$0
PUBLIC WORKS ENGINEERING OPERATIONS TOTAL	\$14,570,000	\$13,930,000	\$14,560,000	\$2,050,000	\$0
EXPENSES TOTAL	\$14,678,832	\$14,056,101	\$14,694,928	\$2,194,373	\$0

City of Port St. Lucie

Utility CIP Fund - #448

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
Revenues					
334360 - Stormwater FDEP Grant	\$0	\$8,125,000	\$0	\$0	\$0
381431 - Transfer From Utility System Fund	\$9,124,214	\$19,150,000	\$6,500,000	\$6,470,000	\$6,471,500
381441 - Transfer From Capital Facility Fund	\$10,255,786	\$25,767,000	\$0	\$5,600,000	\$12,894,400
381448 - Transfer From Utility CIP Fund	\$0	\$700,000	\$0	\$0	\$0
384000 - Bond Financing	\$0	\$65,000,000	\$102,200,000	\$50,000,000	\$0
389000 - Fund Balance-Prior Year Carryforward	\$0	\$669,000	\$6,000,000	\$0	\$0
REVENUES TOTAL	\$19,380,000	\$119,411,000	\$114,700,000	\$62,070,000	\$19,365,900
Expenses					
Utility Glades Wastewater Treatment Plant					
Glades Wastewater Treatment Plant Expansion 18 or 24 MGD	\$0	\$10,000,000	\$10,000,000	\$0	\$0
Glades Equalization Tank	\$0	\$600,000	\$6,000,000	\$0	\$0
Glades Injection Well System (1 Injection Well)	\$130,000	\$0	\$16,000,000	\$0	\$0
UTILITY GLADES WASTEWATER TREATMENT PLANT TOTAL	\$130,000	\$10,600,000	\$32,000,000	\$0	\$0
Utility Liftstations					
Lift Station Replacements	\$1,250,000	\$1,250,000	\$2,000,000	\$2,000,000	\$2,200,000
UTILITY LIFTSTATIONS TOTAL	\$1,250,000	\$1,250,000	\$2,000,000	\$2,000,000	\$2,200,000
Utility LTC Water Treatment Facility					
James E. Anderson Rear Water main Phase I (WA-19)	\$0	\$0	\$0	\$0	\$320,000
James E. Anderson Rear Water Main Phase II (WA-11)	\$0	\$0	\$0	\$0	\$340,000
Reverse Osmosis Well F-37 Construction & CEI	\$5,600,000	\$5,600,000	\$0	\$0	\$0

City of Port St. Lucie

Utility CIP Fund - #448

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
UTILITY LTC WATER TREATMENT FACILITY TOTAL	\$5,600,000	\$5,600,000	\$0	\$0	\$660,000
Utility McCarty Ranch Water Plant					
Water Quality Restoration Area 7A	\$0	\$9,500,000	\$0	\$0	\$0
Water Quality Restoration Area 7B	\$0	\$0	\$0	\$720,000	\$0
UTILITY MCCARTY RANCH WATER PLANT TOTAL	\$0	\$9,500,000	\$0	\$720,000	\$0
Utility Range Line ROWTP					
Reverse Osmosis Wells F-23 & F-25 Construction & CEI	\$5,600,000	\$5,844,000	\$11,200,000	\$5,600,000	\$0
Raw Water Main Construction & CEI	\$0	\$7,967,000	\$0	\$0	\$0
Reverse Osmosis Injection Well System	\$0	\$25,000,000	\$15,000,000	\$0	\$0
Reverse Osmosis Water Treatment Plant (10 MGD)	\$0	\$30,000,000	\$50,000,000	\$50,000,000	\$0
UTILITY RANGE LINE ROWTP TOTAL	\$5,600,000	\$68,811,000	\$76,200,000	\$55,600,000	\$0
Utility Warehouse					
New Warehouse at Northport	\$2,600,000	\$7,600,000	\$0	\$0	\$0
UTILITY WAREHOUSE TOTAL	\$2,600,000	\$7,600,000	\$0	\$0	\$0
Utility Wastewater Preventive Maintenance					
PHASE 6 Northport Upgrades & Connect	\$1,200,000	\$3,600,000	\$0	\$950,000	\$4,055,900
Low-Pressure Mains - Ductile Iron Pipe Replacement	\$500,000	\$0	\$500,000	\$0	\$500,000
Westport South Force Main Becker Road- Construction & CEI	\$0	\$6,500,000	\$0	\$0	\$0
Becker Road Water & Wastewater Improvements Phase II	\$0	\$850,000	\$0	\$0	\$1,750,000
I&I Southport Area/Eastport Area/Set Systems	\$0	\$500,000	\$500,000	\$500,000	\$1,000,000

City of Port St. Lucie

Utility CIP Fund - #448

5-Year Projections
Fiscal Year 2025-26 Proposed Budget

	FY2026	FY2027	FY2028	FY2029	FY2030
UTILITY WASTEWATER PREVENTIVE MAINTENANCE TOTAL	\$1,700,000	\$11,450,000	\$1,000,000	\$1,450,000	\$7,305,900
Utility Water Distribution-Preventive Maintenance					
Glades Cutoff Road Parallel Water Main Phase 1	\$0	\$2,800,000	\$0	\$0	\$0
Village Green Pkwy (CRA Project)-Huffman to Tiffany	\$0	\$0	\$3,000,000	\$0	\$0
PSL Blvd (FDOT Segment 1 Becker to Paar	\$2,500,000	\$0	\$0	\$0	\$0
Midway Jenkins to Glades Cutoff	\$0	\$1,300,000	\$0	\$0	\$0
Citywide Pipe Replacement	\$0	\$500,000	\$0	\$1,000,000	\$0
UTILITY WATER DISTRIBUTION- PREVENTIVE MAINTENANCE TOTAL	\$2,500,000	\$4,600,000	\$3,000,000	\$1,000,000	\$0
Utility Water Plant Operations					
Clear Well, Generator Bldg. Prineville Reverse	\$0	\$0	\$0	\$800,000	\$8,700,000
Lime Plant Rehabilitation	\$0	\$0	\$500,000	\$500,000	\$500,000
UTILITY WATER PLANT OPERATIONS TOTAL	\$0	\$0	\$500,000	\$1,300,000	\$9,200,000
EXPENSES TOTAL	\$19,380,000	\$119,411,000	\$114,700,000	\$62,070,000	\$19,365,900

CITY OF PORT ST. LUCIE
BUDGET SUMMARY FOR ALL FUNDS
PROPOSED BUDGET FY 2025-26
ATTACHMENT 'A'

	2025-26 PROPOSED BUDGET
General Fund - #001	212,526,705
Road & Bridge Fund - #104	27,087,864
Mobility Fee Fund #105	11,427,293
Solid Waste Operating Fund #106	3,135,484
Governmental Finance Fund - #108	2,573,096
Police Impact Fee Fund -109	2,601,804
Building Department Fund - #110	16,021,073
Street Lighting Fund - #111	511,655
N.P.D.E.S. Fund - #112	337,347
S.W. Annexation Collection Fund #115	7,354,982
Neighborhood Stabilization Fund - #116	940,809
C.D.B.G. Fund - #118	1,764,065
S.H.I.P. Fund - #119	2,217,690
River Point SAD Fund - #151	497,000
River Point SAD Fund #154	1,100,000
City Center SAD Fund #156	2,375,461
Cominbed Lowry/Peacock SAD Fund #158	405,000
Municipal Complex Project Impact Fee Fund #159	8,923,000
CRA Fund - #175	6,774,287
CRA Fund - #178 Southern Grove	5,043,582
General Obligation Debt Fund #214	8,332,367
General CIP Fund #301	100,140,709
Road & Bridge CIP Fund #304	83,193,799
Parks Impact Fee CIP Fund #305	4,374,039
Half-Cent Sales Tax CIP Fund - #310	14,678,832
Stormwater Utility Fund - #401	43,203,513
Saints Golf Course Fund -#421	3,081,820
Utility Operating Fund - #431	135,132,541
Utility Fund - Renewal/Replacement Fund - #438	19,110,084
Utility CIP Fund - Connection Fees - #439	17,668,373
Utility Contingency Fund - #440	1,030,973
Water & Sewer Capital Facility Fund - #441	20,306,618
Utility CIP Fund - #448	19,380,000
Medical Insurance Fund - #605	39,527,755
Conservation Trust Fund - #608	222,470
OPEB Trust Fund - #609	4,117,417
Solid Waste Non - Ad Valorem Assessment Fund - 620	42,691,886
Totals	869,811,393



City of Port St. Lucie

City Council Budget Hearing

Fiscal Year (FY) 2025/2026

Proposed Budget for Adoption

Office of Management & Budget

Sept. 8, 2025 (1st Budget Hearing)

Sept. 22, 2025 (2nd Budget Hearing)

www.CityofPSL.com/Budget





Desired Outcomes

2

At this hearing City Council will be asked to:

1. Formally adopt the updated millage rate ordinance, **4.9750**. Represents a **0.0800 reduction** over last year.
2. Formally adopt the Fiscal Year (FY) 25/26 Budget of \$869,811,393 by a **budget ordinance**.
3. Formally adopt the Capital Improvement Program Resolution for FY 2025-26.

City of Port St. Lucie, Florida

FY 25/26 Overview

FY 2025/2026	Proposed Budget	Amended Budget	\$ Change from FY 2025	% Change from FY 2025
Operating Plan	\$687,368,209	\$648,044,014	\$15,887,826	2.51%
Capital Plan	\$219,767,379	\$221,767,379	\$2,881,552	1.32%
Total Budget	\$907,405,588	\$869,811,393	\$18,769,378	2.21%
Positions (FTEs)	1,539.25	1,539.25	65.8	4.27%
General Fund	\$209,575,730	\$212,526,705	\$5,066,281	2.44%
Total Aggregate Millage	4.9950	4.9750	(0.0800)	(1.61%)

City of Port St. Lucie, Florida

Revisions to Proposed Budget from City Council Summer Workshop





The difference from the July 24, 2025 Summer Workshop presentation and the Proposed Budget reflects the following **reductions**.

For Stormwater capital projects that are being phased over years. Design is being initiated now, and construction will begin in future years.

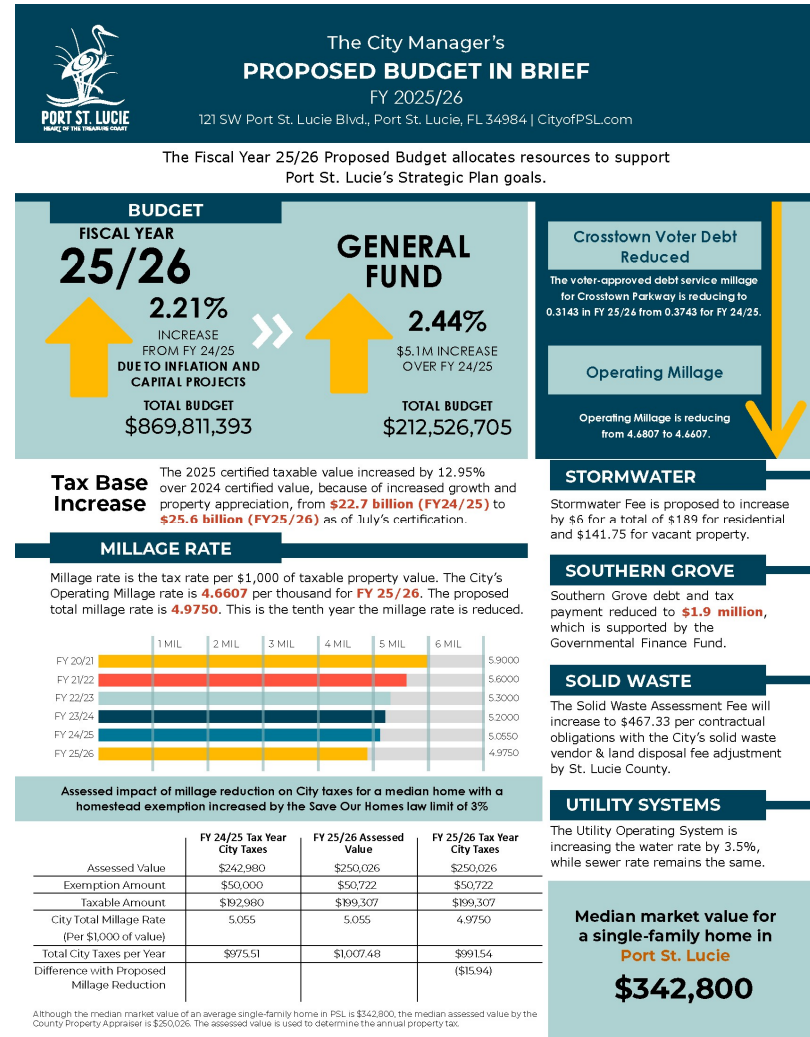
- **(-) \$3.4M** Swale Liner/Culvert
- **(-) \$5M** E-8 Downstream Repairs of B-15
- **(-) \$6.4M** Elkcam Basin Improvements
- **(-) \$30M** Oak Hammock Watershed Improvement



Objectives Achieved

- 
 Implement City Council's long-term Strategic Plan.
- 
 Maintain ranking as the safest large city in Florida.
- 
 Increased the number of sworn police officers.
- 
 Enhance and maintain the City's infrastructure: roads, sidewalks, stormwater and added parks.

City of Port St. Lucie, Florida

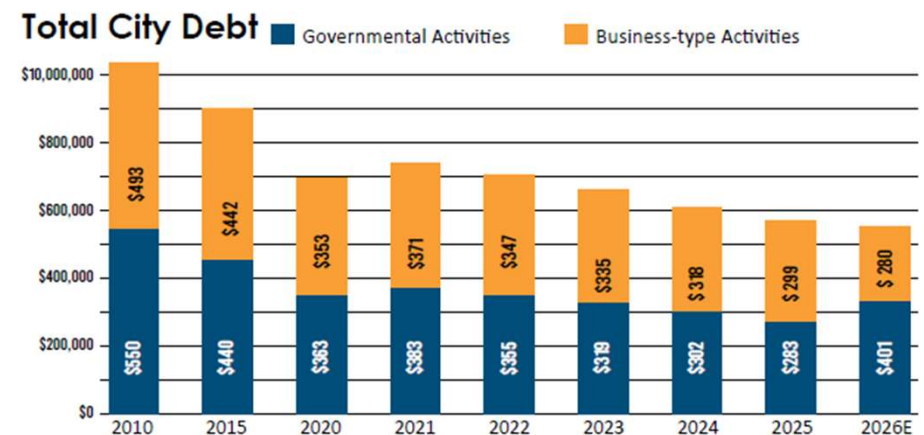


Objectives Achieved

- ✓ Budget for continued smart debt strategies.
- ✓ Meet City Council's targeted General Fund Emergency Reserve levels of 20%, (\$35.8M).
- ✓ Plan prudently and prepare the City to meet potential emergencies.

DEBT REDUCTION

The City's long-term debt has been reduced as a result of principal payments and refinancing, when appropriate, from a high of more than \$1.042 billion in debt in FY 09/10 to a **projected \$681 million for FY 25/26** based upon the estimated principal payments. This represents a **34.7% reduction in debt** over the past 16 years.

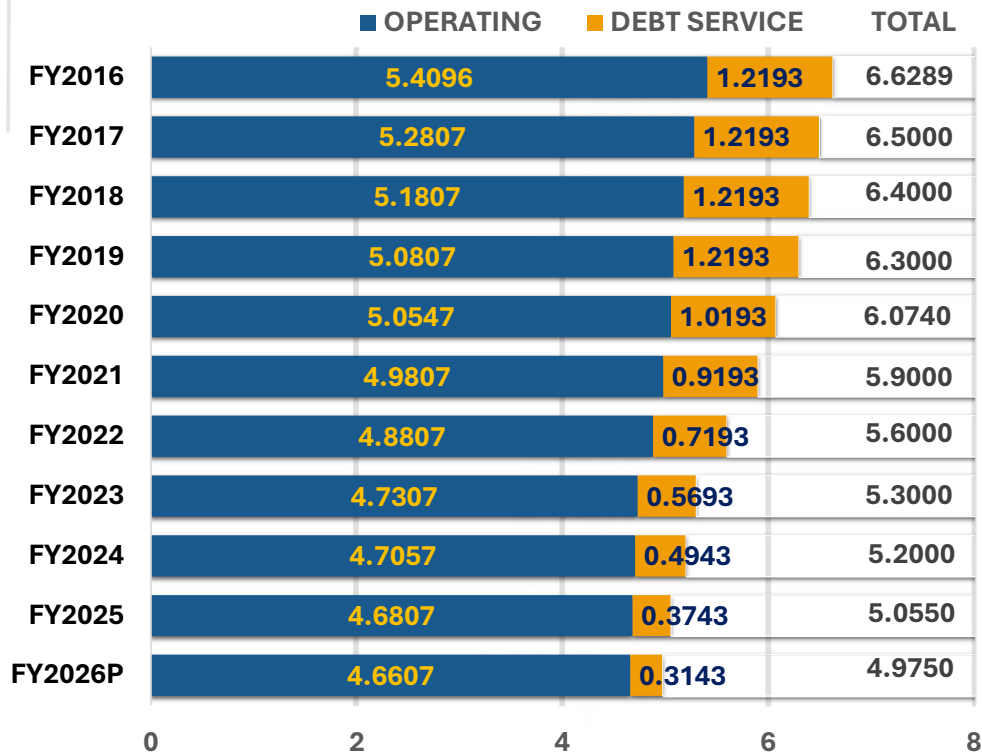


City of Port St. Lucie, Florida

PSL Millage Rate History

Less than FY 15/16 Millage Rate (6.6289) by 1.6539, a 24.95% reduction

FY25/26
Total Proposed
Millage Rate
4.9750



City of Port St. Lucie, Florida

St. Lucie County Property Tax Bill

(Fiscal Year 2025-26 Estimate)

8



32¢
ST. LUCIE COUNTY

\$1,482

31¢
ST LUCIE COUNTY PUBLIC
SCHOOLS

\$1,417

21¢
CITY OF
PORT ST. LUCIE

\$992

13¢
FIRE DISTRICT

\$598

3¢
ALL OTHER
SPECIAL
DISTRICTS

\$125

City of Port St. Lucie, Florida

Tax Bill Total Value: \$4,614
Based on a Median Assessed Property Value of \$250,026

Millage Rate Analysis FY 24/25

The City of Port St. Lucie **ranks 3rd** lowest millage rate out of the top 20 most populous cities in Florida.

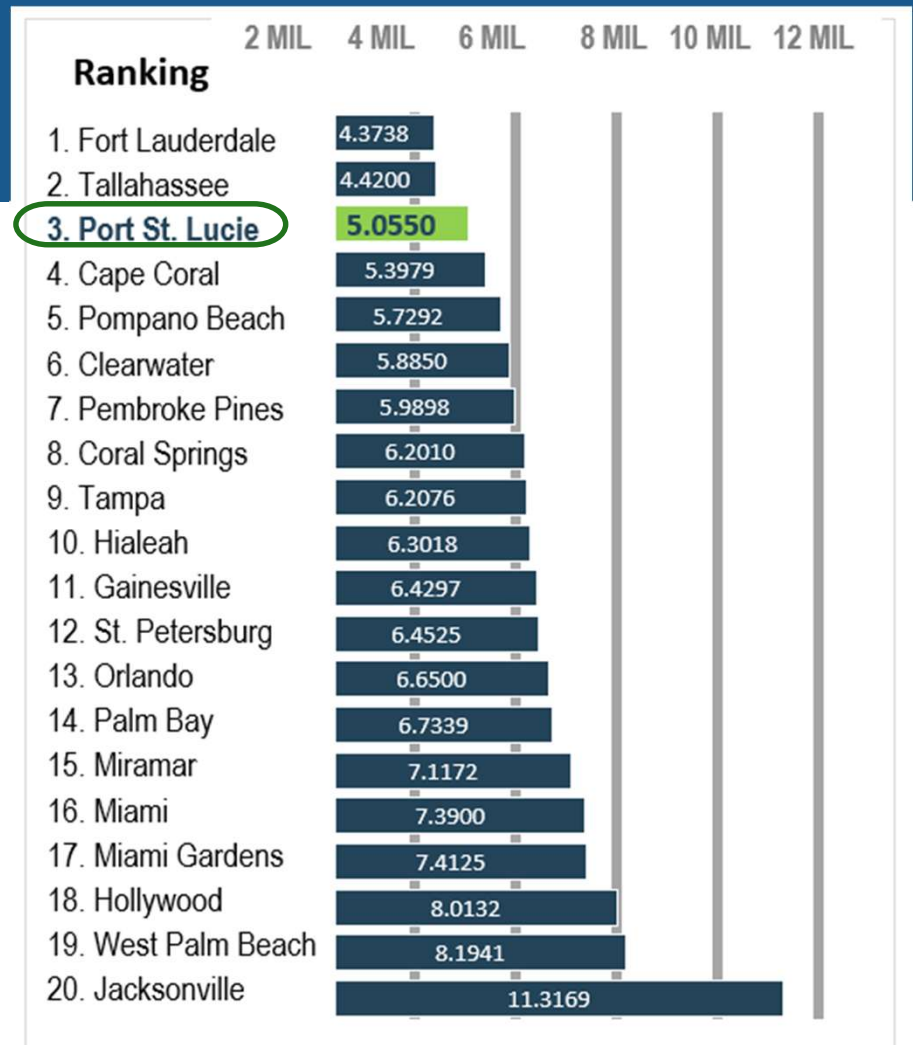
Ranking for City and Other Taxing Authorities

Example: • The City of PSL Ranks **#3** lowest millage rate compared to 19 other Cities.

- St. Lucie County Ranks # 18 compared to 19 other Counties.
- St. Lucie County School District ranks 6 compared to 19 other School Districts.

Taxing Authority	Millage	Average (includes 20 Entities)	Ranking
City of Port St. Lucie	5.0550	6.5636	3
St. Lucie County	7.4368	5.3463	18
School District	6.2480	6.2120	6
Other	3.6239	1.4616	N/A
Total (Aggregate)	22.3637	19.5834	19

City of Port St. Lucie, Florida



Millage Rate

Median single-family home assessed value as determined by St. Lucie County Property Appraiser's Office: \$250,026

10

Impact of Millage reduction on City Taxes for a Median Home with a Homestead Exemption.

	FY 24/25 City Taxes (Save Our Homes applied**)	FY 25/26 City Taxes Current Millage (new median*, includes 2.9% CPI**)	FY 25/26 City Taxes Proposed Millage (new median*, includes 2.9% CPI**)
Assessed Value	242,980	\$250,026	\$250,026
Exemption Amount	(\$50,000)	(\$50,722)	(\$50,722)
Taxable Amount	192,980	\$199,304	\$199,307
Total Millage Rate (Per \$1,000 of value)	5.0550	5.0550	4.9750
Total City Taxes	\$975.51	\$1,007.48	\$991.54
Impact of Millage Rate Over Prior Year		\$31.97	16.03

The savings on a median residential property because of the millage rate reduction is \$15.94 (\$1.33 / monthly).

* Median Assessed Value changes from year to year.

** Save Our Homes Law limits annual increase to 3% or CPI of 2.9% (whichever is lower).

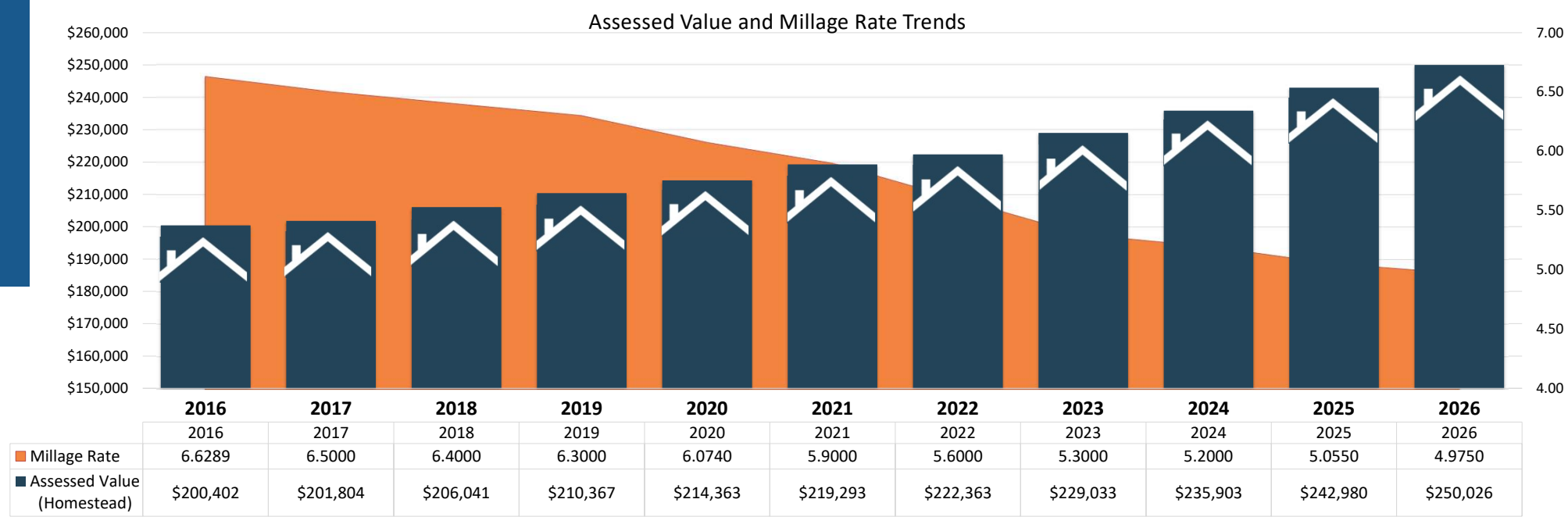
*** This year, the homestead exemption value is \$50,722 for those same homeowners. This increase is due to Florida Statute 196.031(1)(b), for an additional exemption up to \$25K for eligible properties.

City of Port St. Lucie, Florida

Property Values and Millage Rate

Example for a property owner that benefits from the Save Our Homes law

St. Lucie Property Appraiser adjusts Property Values. The City **does not control** Property Values.



Over 10 years, Assessed Value increased by **23.90%**. Averaging **2.390%** annually.

During the same period, Millage Rate decreased by **23.46%**. Averaging **2.346%** annually.

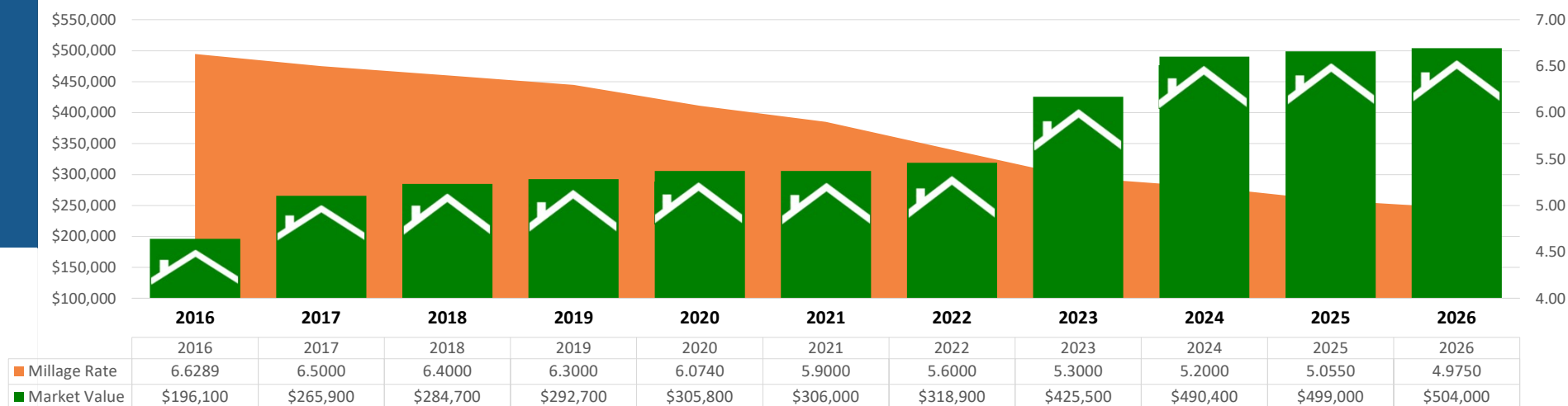
City of Port St. Lucie, Florida

Property Values and Millage Rate

Example for a property owner that benefits from the Save Our Homes law

St. Lucie Property Appraiser adjusts Property Values. The City **does not control** Property Values.

Market Value and Millage Rate Trends



Over 10 years, Market Value increased by **89.54%**. Averaging **8.954%** annually.

During the same period, Millage Rate decreased by **23.46%**. Averaging **2.346%** annually.


City of Port St. Lucie, Florida

Impact of Millage Reduction A City Council Commitment

10-Year Cumulative
Taxpayer Savings

\$329.63




FY 2015-16 (**6.6289**) versus FY 2025-26 Proposed (**4.9750**)

	FY 25/26 City Taxes (Based on FY15/16 Millage Rate)	FY 25/26 City Taxes (Actual Values) July 2025
Median Assessed Value	\$250,026	\$250,026
Exemption Amount	\$50,722	\$50,722
Taxable Amount	\$199,304	\$199,304
City Total Millage Rate (Per \$1,000 of value)	6.6289	4.9750
Total City Taxes	\$1,321.17	\$991.54
10-Year Cumulative Savings		(\$329.63)



City of Port St. Lucie, Florida

Millage & Property Tax


FY 2024-25 TOTAL ADOPTED MILLAGE RATE 5.0550 MILLS Operating: 4.6807 General Obligation Debt: 0.3743 Total Millage: 5.0550	FY 2025-26 TOTAL PROPOSED MILLAGE RATE 4.9750 MILLS Operating: 4.6607 General Obligation Debt: 0.3143 Total Millage: 4.9750	The City's total Proposed property tax rate for FY 2025-26 is 4.9750 .	
Total Assessed Value	\$250,026 Median Assessed Value	\$500,052	\$750,078
			
Homestead Exemption	(\$50,722)	(\$50,722)	(\$50,722)
Taxable Amount	\$199,304	\$449,330	\$699,356
FY 2025-26 Taxes 4.9750 (Millage Rate, Per \$1,000 of Value)	\$991.54	\$2,235.42	\$3,479.30
FY 2024-25 Taxes 5.0550 *Median Assessed Value based on \$250,026; \$500,052; \$750,078	\$1,007.48	\$2,271.36	\$3,535.24
Difference (\$ Savings) w/Save our Homes	\$15.94	\$35.95	\$55.95
Average Cumulative 10-year Savings	(\$330)	(\$743)	(\$1,157)

City of Port St. Lucie, Florida

Millage Rate

Previous Assessed Value: \$242,983
New Value after a recent Sale: \$342,800

Impact of Millage reduction on City Taxes for a home recently sold to a new owner

 Property Owner John	FY 24/25 Tax Year City Taxes (Previous Property Owner 3% Save our Homes applied)	FY 25/26 Tax Year City Taxes (Property Recently Sold)
Assessed Value	\$242,980	\$342,800
Exemption Amount	(\$50,000)	(\$0.00)
Taxable Amount	\$192,980	\$342,800
Total Millage Rate (Per \$1,000 of value)	5.0550	4.9750
Total City Taxes	\$975.51	\$1,705.43
Difference with proposed Millage Reduction		\$729.92

City of Port St. Lucie, Florida

Example of TRIM Notice

New Owner with a Recent Sale
Save our Homes Applied to Previous Owner

TAXING AUTHORITY	Column 1*		Column 2*		Column 3*	
	Your Last Year's Tax Rate & Property Taxes		Your Tax Rate & Taxes This Year If No Budget Change is Made		Your Tax Rate & Taxes This Year If Budget Change is Made	
	Tax Rate	Tax Amount	Tax Rate	Tax Amount	Tax Rate	Tax Amount
GENERAL COUNTY						
SLC General Fund	4.2222	297.68	3.9835	1,335.27	4.2222	1,415.28
Jail/Law Enf	2.7294	192.43	2.5548	856.37	2.7294	914.89
Erosion Dist E	0.1000	7.05	0.0932	31.24	0.1000	33.52
Mosquito Control	0.1352	9.53	0.1265	42.40	0.1352	45.32
County Transit	0.2500	17.63	0.2330	78.10	0.2500	83.80
PUBLIC SCHOOLS						
By State Law	3.0000	286.51	2.8509	955.62	3.0480	1,021.69
By Local Board	3.2480	310.19	3.0865	1,034.59	3.2480	1,088.73
MUNICIPALITY						
Port Saint Lucie	4.6807	330.00	4.3961	1,473.57	4.6807	1,568.97
WATER MANAGEMENT						
S FL Wtr Mgmt Dist	0.0948	6.68	0.0889	29.80	0.0948	31.78
SFWMD-Okee Basin	0.1026	7.23	0.0961	32.21	0.1026	34.39
Everglades Project	0.0327	2.31	0.0306	10.26	0.0327	10.96
INDEPENDENT DISTRICTS						
SLC Fire Dist	3.0000	211.51	2.7988	938.16	3.0000	1,005.60
FL Inland Nav Dist	0.0288	2.03	0.0270	9.05	0.0288	9.65
Children's Services	0.3650	25.73	0.3405	114.14	0.3685	123.52
VOTER-APPROVED DEBT SERVICE						
PSL Voted Debt	0.3743	26.39	0.3743	125.47	0.3143	105.35
Total Property Taxes		\$1,732.90		\$7,066.25		\$7,493.45

.....→
City of PSL
controls only
2 line
items

Previous Owner
assessed value
\$120,503

New Owner
assessed value
\$335,200

Market Value	Last Year Amount		This Year Amount			
	324,400		335,200			
Taxing Authority	Assessed Value		Exemptions		Taxable Value	
	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount
County	120,503	335,200	50,000	0	70,503	335,200
Public Schools	120,503	335,200	25,000	0	95,503	335,200
Municipality	120,503	335,200	50,000	0	70,503	335,200
Water Management	120,503	335,200	50,000	0	70,503	335,200
Independent Districts	120,503	335,200	50,000	0	70,503	335,200
Voter Approved Debt Service	120,503	335,200	50,000	0	70,503	335,200

City of Port St. Lucie, Florida

Example of TRIM Notice

Existing Property Owner with Save our Homes

17

TAXING AUTHORITY	Column 1*		Column 2*		Column 3*	
	Your Last Year's Tax Rate & Property Taxes		Your Tax Rate & Taxes This Year If No Budget Change is Made		Your Tax Rate & Taxes This Year If Budget Change is Made	
	Tax Rate	Tax Amount	Tax Rate	Tax Amount	Tax Rate	Tax Amount
GENERAL COUNTY						
SLC General Fund	4.2222	793.69	3.9835	774.01	4.2222	820.39
Jail/Law Enf	2.7294	513.07	2.5548	496.41	2.7294	530.33
Erosion Dist E	0.1000	18.80	0.0932	18.11	0.1000	19.43
Mosquito Control	0.1352	25.41	0.1265	24.58	0.1352	26.27
County Transit	0.2500	47.00	0.2330	45.27	0.2500	48.58
PUBLIC SCHOOLS						
By State Law	3.0000	638.94	2.8509	627.27	3.0480	670.64
By Local Board	3.2480	691.76	3.0865	679.12	3.2480	714.65
MUNICIPALITY						
Port Saint Lucie	4.6807	879.88	4.3961	854.18	4.6807	909.48
WATER MANAGEMENT						
S FL Wtr Mgmt Dist	0.0948	17.82	0.0889	17.27	0.0948	18.42
SFWMD-Okee Basin	0.1026	19.29	0.0961	18.67	0.1026	19.94
Everglades Project	0.0327	6.15	0.0306	5.95	0.0327	6.35
INDEPENDENT DISTRICTS						
SLC Fire Dist	3.0000	563.94	2.7988	543.82	3.0000	582.91
FL Inland Nav Dist	0.0288	5.41	0.0270	5.25	0.0288	5.60
Children's Services	0.3650	68.61	0.3405	66.16	0.3685	71.60
VOTER-APPROVED DEBT SERVICE						
PSL Voted Debt	0.3743	70.36	0.3743	72.73	0.3143	61.07
Total Property Taxes		\$4,360.13		\$4,248.80		\$4,505.66

Existing Owner
assessed value
last year
\$242,980

Existing Owner
assessed value
this year
\$250,026

Market Value	Last Year Amount	This Year Amount
	499,000	504,000

Taxing Authority	Assessed Value		Exemptions		Taxable Value	
	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount	Last Year Amount	This Year Amount
County	242,980	250,026	55,000	55,722	187,980	194,304
Public Schools	242,980	250,026	30,000	30,000	212,980	220,026
Municipality	242,980	250,026	55,000	55,722	187,980	194,304
Water Management	242,980	250,026	55,000	55,722	187,980	194,304
Independent Districts	242,980	250,026	55,000	55,722	187,980	194,304
Voter Approved Debt Service	242,980	250,026	55,000	55,722	187,980	194,304

City of Port St. Lucie, Florida



Your Tax Bill Includes

- **Ad Valorem Taxes**

- Real estate taxes
- Tangible personal property taxes

- **Non-Ad Valorem Assessments**

- Stormwater (\$189)
- Solid Waste (\$467.33)
- Street Lighting (\$26), as requested by neighborhoods
- Community Development District
 - Varies for those that live in CDDs
 - **Controlled by developers, not the City**

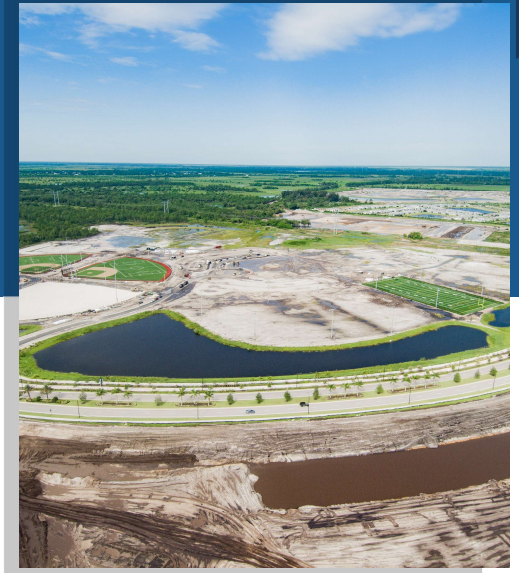
City of Port St. Lucie, Florida

Major Capital Projects FY26

Budgeted sources and uses of funds: **\$221,767,379**
(does not include stormwater CIP & Golf Course projects. Includes transfers to operating).

Aggressive Capital Improvement Plan
as growth requires additional infrastructure.

5-Year CIP projects \$725.8 million
over the next five-year planning horizon.



FLORESTA ROAD IMPROVEMENTS PHASE III \$9M



NW BAYSHORE BLVD. WIDENING & MULTIMODAL IMPROVEMENTS \$16M



PORT ST. LUCIE BLVD SEGMENT 2.2 \$6.2M



TRADITION REGIONAL PARK \$2M



TRADITION & VILLAGE MOBILITY IMPROVEMENTS \$2.2M



DEL RIO & CALIFORNIA INTERSECTION IMPROVEMENT \$2M



WALTON & ONE RECREATION CENTER \$50M



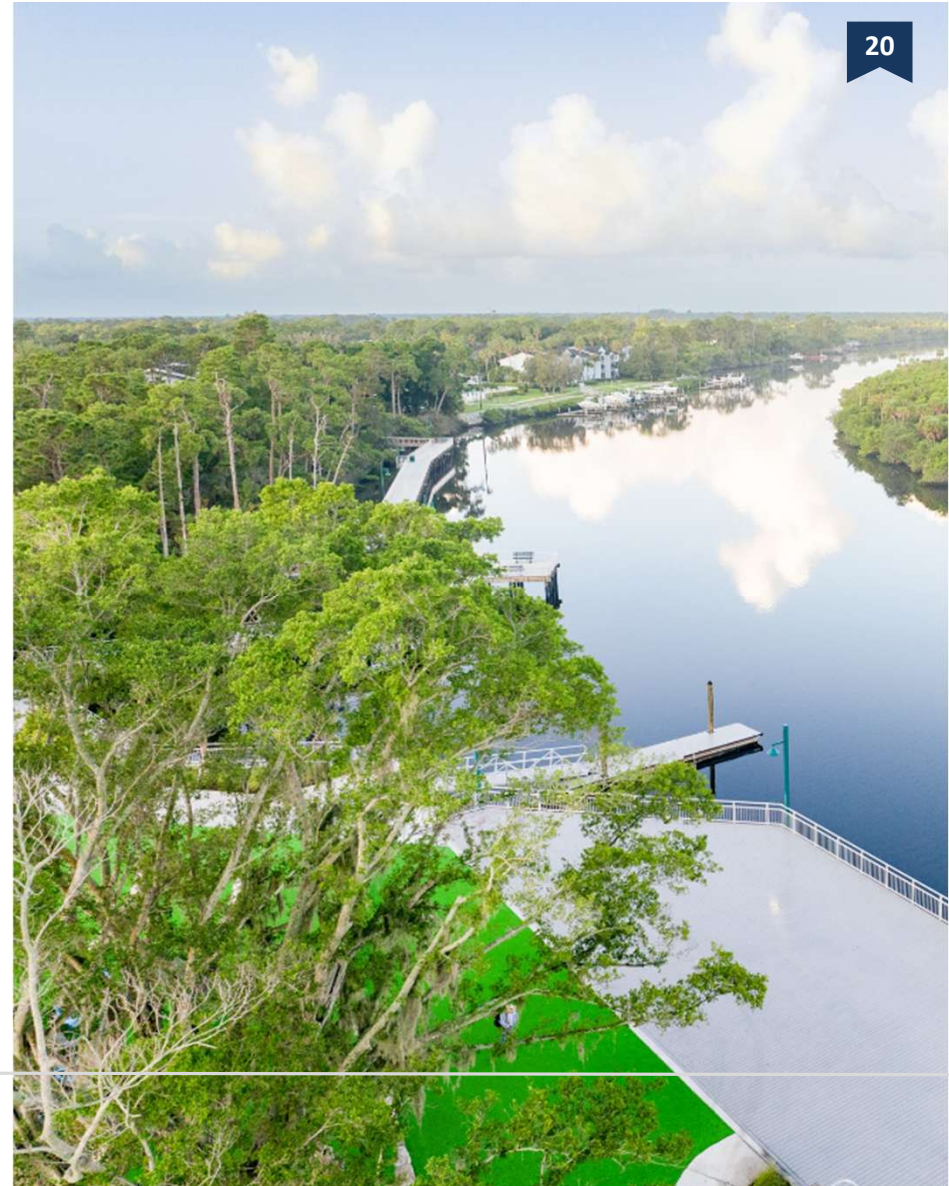
WESTERN REVERSE OSMOSIS WELLS \$5.6M

City of Port St. Lucie, Florida

TRIM Public Announcements

- ✓ The name of the Taxing Authority is **City of Port St. Lucie**.
- ✓ The rolled-back rate is **4.3413** mills.
- ✓ Rolled Back Rate is the millage rate that would bring the same amount of ad valorem tax revenue as the prior year, adjusted for new construction and dedicated increment value (i.e. CRA Districts).
- ✓ The percentage of increase over the rolled-back rate is **6.02%**.
- ✓ The operating millage to be levied is **4.6607** mills.
- ✓ The voted debt service millage is **0.3143** mills.
- ✓ The total millage is **4.9750**.

City of Port St. Lucie, Florida



City Manager Recommendations

- ✓ Adopt the Millage Rate Ordinance operating **4.6607** which is a reduction of **0.0200** from the current year rate of **4.6807**, and a Debt Service Millage of **0.3143** which is less than the current year by **0.0600**. **Total millage is 4.9750.**
- ✓ Adopt the Budget Ordinance for FY 2025-26, appropriating **\$869,811,393**.
- ✓ Formally adopt the Capital Improvement Program Resolution for FY 2025-26.

City of Port St. Lucie, Florida

Questions?



City of Port St. Lucie, Florida | www.CityofPSL.com/Budget