

BAL HARBOUR

- V I L L A G E -

Neca Logan, Chair
Andrew J Shechtel, Committee Member
Raj Singh, Committee Member
Raymond Slate, Committee Member

Village Manager Jorge M. Gonzalez
Village Clerk Dwight S. Danie
Village Attorneys Weiss Serota Helfman
Cole & Bierman, P.L.

BUDGET ADVISORY COMMITTEE

REGULAR MEETING AGENDA

JUNE 13, 2024

AT 6:30 P.M.

Bal Harbour Village Hall • 655 – 96th Street • Bal Harbour • Florida 33154

This meeting will be conducted in-person. Members of the public are encouraged to participate in person or by emailing (meetings@balharbourfl.gov) or by telephoning 305-865-6449.

1 CALL TO ORDER/ ROLL CALL

2 PLEDGE OF ALLEGIANCE

3 SELECTION OF CHAIR AND VICE CHAIR

4 APPROVAL OF MINUTES

- 4.A** Budget Advisory Committee Meeting Minutes - August 13, 2023
[BudgetAdvisoryCommitteeMinutes-August15_2023.pdf](#)

5 REVIEW OF BUDGET RELATED ITEMS

- a. *FYE 2025 CONSIDERATIONS – EMPLOYEE BENEFITS AND OTHER COSTS:*
- i. *CONSUMER PRICE INDEX:*
 - 1. *CLASS IN COMP ANALYSIS*
 - 2. *INFLATIONARY IMPACT ON CURRENT LEVEL OF SERVICE*
 - ii. *COLLECTIVE BARGAINING - PBA*
 - iii. *INSURANCE:*
 - 1. *PROPERTY*
 - 2. *HEALTH*
 - 3. *OTHER*
 - iv. *PENSION PLAN ACTUARIAL REPORTS:*
 - 1. *GE*
 - 2. *Police*
 - 3. *FRS*
- b. *PRELIMINARY JUNE 2024 ASSESSMENT ROLL ESTIMATE – SET TENTATIVE MILLAGE*

- i. LEGAL DEFENSE FUNDING

6 APPROACH TOWARDS DEPARTMENTAL BUDGET REVIEWS (DISSCUSSION)

7 IMPORTANT DATES -

- a. ASSESSMENT ROLL ESTIMATE ROLL CALCS:
 - i. JULY 1ST
- b. COUNCIL MEETINGS:
 - i. JULY 16TH - ESTABLISH MILLAGE RATE CEILING
 - ii. SEPTEMBER 10TH - MILLAGE RATE AFFIRMATION & 1ST BUDGET HEARING
 - iii. SEPTEMBER 17TH - SECOND & FINAL BUDGET HEARING

8 FUTURE MEETING DATES -

- a. Next Meeting:
 - i. July 9th, 2024
 - ii. TBD

9 OTHER BUSINESS

10 PUBLIC COMMENTS

11 ADJOURNMENT

One or more members of any Village Committee/Board may attend this meeting of the Council and may discuss matters which may later come before their respective Boards/Committees.

The New Business and Council Discussion Section includes a section for Public Comment. On public comment matters, any person is entitled to be heard by this Council on any matter; however, no action shall be taken by the Council on a matter of public comment, unless the item is specifically listed on the agenda, or is added to the agenda by Council action.

Any person who acts as a lobbyist, pursuant to Village Code Section 2-301 (Lobbyists), must register with the Village Clerk, prior to engaging in lobbying activities before Village staff, boards, committees, and/or the Village Council. A copy of the Ordinance is available in the Village Clerk's Office at Village Hall.

If a person decides to appeal any decision made by the Village Council with respect to any matter considered at a meeting or hearing, that person will need a record of the proceedings and, for such purpose, 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).

In accordance with the Americans with Disabilities Act of 1990, all persons who are disabled and who need special accommodations to participate in this proceeding because of that disability should contact the Village Clerk's Office (305-866-4633), not later than two business days prior to such proceeding.

All Village Council meeting attendees, including Village staff and consultants, are subject to security screening utilizing a metal detector and/or wand, prior to entering the Council Chamber, Conference Room, or other meeting area located within Village Hall. This is for the safety of everyone. Thanks for your cooperation.

BAL HARBOUR

- V I L L A G E -

Neca Logan, Chair
Samuel Falic, Vice Chair
Andrew J Shechtel, Committee Member
Raj Singh, Committee Member
Raymond Slate, Committee Member

Village Manager Jorge M. Gonzalez
Village Clerk Dwight S. Danie
Village Attorneys Weiss Serota Helfman
Cole & Bierman, P.L.

BUDGET ADVISORY COMMITTEE

REGULAR MEETING MINUTES

AUGUST 15, 2023

AT 6:30 P.M.

Bal Harbour Village Hall • 655 - 96th Street • Bal Harbour • Florida 33154

This meeting was conducted in-person. Members of the public were encouraged to participate in person or by emailing (meetings@balharbourfl.gov) or by telephoning 305-865-6449.

1 1 CALL TO ORDER/ ROLL CALL- Chair Logan called the meeting to order at 6:39 P.M.

The following Committee Members were present:

Chair Neca Logan
Vice Chair Andrew Shechtel (by Zoom)
Raj Singh
Raymond Slate
Samuel Falic

The following were also present:

Jorge Gonzalez, Village Manager
Claudia Dixon, Chief Financial
Dwight Danie, Village Clerk

2 PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Chair Logan.

3 APPROVAL OF MINUTES

3.A July 5, Budget Advisory Committee Meeting Minutes

This item was considered at 6:51 PM

MOTION: A Motion to approve the minutes was moved by Andrew Shechtel and seconded by Raymond Slate

VOTE: the motion passed by unanimous voice vote (4-0).

4 REVIEW OF BUDGET RELATED ITEMS -

- a. *Water & Wastewater Rates*
- b. *Operating Budget & Capital Plan (Discussion)*
 - i. *Major Budget Drivers*

Ms. Dixon provided an overview of the budget process, saying that after the mid-year budget amendment is passed, the Budget Advisory Committee and Resort Tax Committee begin meeting to review the budget for the upcoming fiscal year. She explained that following the Property Appraiser's issuance of the preliminary property roll, the Village Council sets the Security and Landscape and Solid Waste assessments, as well as the tentative millage rate. She noted that in September, the Council sets the final millage rate, approves the budget after two hearings, and gives final approval to the Security & Landscape and Solid Waste assessments. She then described the funds for the Operating Budget and Capital Budget.

She explained how property taxes had increased in the previous fiscal year by 8.8%, and that the Committee had previously approved keeping the millage rate the same at 1.9654, making Bal Harbour's millage rate the third lowest in the county.

Raymond Slate arrived at 6:51 P.M. and Raj Singh arrived at 6:54 P.M.

Ms. Dixon then provided a more detailed description of the preliminary FY 2023-24 Operating Budget and Capital Plan. She said that with regards to the Ad Valorem tax revenue for FY 2023, Bal Harbour was at a loss of \$317,768, but that these losses could be remediated. She explained the proposed budget amounts for 2024, with the Operating Budget receiving \$20,392,600 and the Capital Budget receiving \$7,541,300, making the total proposed budget \$27,933,900. She noted that operating revenues were increasing by \$1,323,900, whereas total General Fund revenues were decreasing by \$21,403,000, with the difference deriving from the former's monies coming from recurring activities and the latter's from non-recurring activities.

Mr. Singh asked Ms. Dixon if she anticipated the Ad Valorem to be in the same range as the previous year regarding how many people go through the Value Adjustment Board. She responded that the information is unknown, but that a line item is present in the budget to offset any losses maintained from such petitions, and that if such offsets were to be overshot, the Village has other ways of balancing the books.

Ms. Dixon described the specific elements of the budget and the amounts requested by various departments, specifically highlighting the Building and Recreation, Arts & Culture departments. She detailed the drivers behind the proposed budget's increases compared to the previous fiscal year, namely the rise in insurance costs, pension payouts, and enhancement programs in the Police and Buildings Departments.

Ms. Dixon then discussed the proposed FY 2023-24 Water & Wastewater rates. She reminded the committee that the Village sets the rates for both water (paid to the county through a wholesale rate and passed down to the customers) and wastewater services (paid to the City of Miami Beach through a wholesale rate and passed down to the customers). She stated that both service providers had increased their rates (9.64% for water, 5.48% for wastewater), and the Village also experienced increased business costs. It was suggested that Bal Harbour pass a 3% increase for both services onto its customers.

Mr. Shechtel asked Ms. Dixon about the expected monthly bill increases for customers. She clarified that the number provided on the slide (\$4.78) is the addition to the current rates, assuming customers generate 12,000 gallons of wastewater per month, and that this number will vary depending on actual usage. She noted that the total percent change customers can expect is 5.33% for water and 4.03% for wastewater.

MOTION: A Motion to approve the Operating Budget as presented was moved by Raymond Slate and seconded by Raj Singh.

VOTE: The Motion passed by unanimous voice vote (5-0).

MOTION: A Motion to approve the Water and Wastewater Rates as presented was moved by Raymond Slate and seconded by Andrew Shechtel.

VOTE: The Motion passed by unanimous voice vote (5-0).

Mr. Shechtel asked Ms. Dixon whether a line item should be added to the budget to cover any potential losses incurred through the loss of Ad Valorem taxes. She clarified that there is such a contingency, but it is not directly spelled out on the slide. It is currently budgeted at \$200,000.

Ms. Dixon then presented the funding sources and expenditures for the FY 2024 Capital Budget and the 5-Year Capital Improvement Program, including projects such as the Waterfront Park (to be completed at the end of the month), the Jetty/Cutwalk, the 96th Street Plaza (currently on hold), and the Utilities Masterplan.

Mr. Singh asked how the accounting is managed for projects that span multiple years and how the numbers are calculated. Mr. Gonzales explained that all funds for projects are

collected before the projects begin, and any unused funds at the end of the fiscal year are moved into the next fiscal year during the mid-year budget amendment process.

Ms. Dixon then presented the plan for the Jetty Project, stating that there are currently about \$19.6 million reserved for the project. She noted that this number is expected to change over time due to the regulations in place for such a project. Mr. Gonzalez added that he will not be requesting new funds for this project at this time, but rather at a later date.

Mr. Shechtel asked if the Village had the ability to scrap elements of project plans at a later date should the costs be too high and when such plans for project segmentation would be available for the committee to review. Mr. Gonzalez responded that such adjustments are allowed and that plans of that nature would most likely be available at the beginning of the calendar year.

Mr. Shechtel noted that, while the committee may approve this budget, they might not favor a higher budget. He asked how a resolution could be written to ensure committee oversight over project value changes. Ms. Dixon replied that the monies used for these projects come from sources outside of General Funds, and as such, it should not strain the Village's finances if project costs increase.

Ms. Dixon recapped the Capital Projects for Fiscal Year 2024, noting that \$1,722,337 is set aside for the Jetty/Cutwalk and \$2,396,192 for the Utilities Masterplan. She explained that \$4 million comes from grants, \$1 million from developer contributions, \$722,000 from the SunTrust rent, \$222,000 from Utilities funds for utilities, and \$625,000 from Security and Landscape funds for paving.

Ms. Dixon mentioned that any unrestricted money that can be swapped out for grants will be refunded to the next fiscal year, as indicated by the negative \$250,000. She noted that all remaining budgets not approved at this meeting were, at the time, awaiting approval from the respective committees.

MOTION: A Motion to approve the Capital Improvement Program budget was moved by Andrew Shechtel and seconded by Raj Singh.

VOTE: The Motion passed by unanimous voice vote (5-0).

Mr. Shechtel left the meeting at 7:51 P.M.

5 UPCOMING BUDGET HEARINGS -

- a. Hearing: September 12, 2023 (Tuesday 7:00 PM)*
- b. Hearing: September 19, 2023 (Tuesday 6:30 PM)*
- c. Other*

6 PUBLIC COMMENT

There were no comments from the public.

7 ADJOURNMENT

The meeting was adjourned at 8:55 PM.

Neca Logan, Chair



Attest:

Dwight S. Danie, Village Clerk

BAL HARBOUR

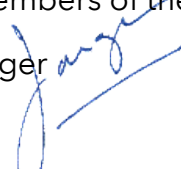
- V I L L A G E -

OFFICE OF THE VILLAGE MANAGER

LETTER TO COUNCIL

NO. 087-2023

To: Mayor Jeffrey P. Freimark and Members of the Village Council

From: Jorge M. Gonzalez, Village Manager 

Date: June 3, 2023

Subject: **2023 June Assessment Roll Estimate**

The purpose of this Letter to Council (LTC) is to transmit to you a copy of the Assessment Roll Estimate provided by the Miami-Dade County Property Appraiser.

On June 1 of each year, the Miami-Dade County Property Appraiser provides an estimate of the current year's Assessment Roll Values, with official certification to follow on July 1. Existing property tax values increased \$425,798,124 or 8.1% from the 2022 July 1 Estimated Taxable Value of \$5,774,201,876 to the June 1 2023 Estimated Taxable Value of \$6,200,000,000. Applying the estimated increase to our General Fund Property Tax values at the current millage rate, would result in an increase of \$795,020 in tax revenues, at 95% as required for budget purposes by the State of Florida of tax revenue Village-wide. The overall property tax value increase results from property sales and new construction that occurred during Calendar 2022. This increase is timely due to funds needed to offset increased costs due to inflation for insurance and labor; as well as continuing investment in our capital projects.

In late June, we anticipate receipt of revenue estimates from the State of Florida Department of Revenue for Franchise Fees, Utility Taxes, State Revenue Sharing, Sales Tax, and Communication Service Taxes, this information will present a more complete picture of the estimated revenues for the coming Fiscal Year, which will continue the current focus on moving the Village forward with respect to service delivery, technology, and infrastructure improvements.

The millage rate determines the ad valorem revenue for the General Fund which funds a myriad of general governmental services. Every element of the Bal Harbour Experience is funded in part through General Fund resources and therefore are supported by the General Fund Property Taxes.

Should you have any questions or need any additional information, please contact me.

Attachment: 2023 Assessment Roll Estimate, Miami-Dade County Property Appraiser

JMG/CD



MIAMI-DADE COUNTY
PROPERTY APPRAISER
ADMINISTRATIVE DIVISION

PEDRO J. GARCIA
PROPERTY APPRAISER

June 1, 2023

The Honorable Jeffrey P. Freimark, Mayor
Bal Harbour Village
655 - 96th Street
Bal Harbour, FL 33154

RE: 2023 JUNE 1st ESTIMATE OF TAXABLE VALUE

Dear Mayor Freimark:

The June 1st Estimate of \$6,200,000,000 in taxable value is being provided in accordance with section 200.065(8), Florida Statutes, so that you may start preparing for next year's budget. It is important to note that July 1st is the official certification date for the 2023 assessment roll. The June 1st taxable value is only an estimate, which is subject to change.

As you start the difficult task of preparing your budget and the adoption of millage rates, please consider the significant increases in taxable values. With the increase in property values, insurance, and inflation many families are struggling. Therefore, I urge you to consider a reduction in your millage rate in order to help our residents cope with the increase cost of home ownership.

I want to thank you for your consideration, and if you have questions or need clarification, you may contact me at 305-375-4004.

Sincerely,


Pedro J. Garcia, MNAA
Property Appraiser

cc: Jorge M. Gonzalez, Village Manager
Claudia Dixon, CFO