TOWN of LANTANA, FLORIDA

Annual Comprehensive Financial Report

Fiscal Year 2024/25



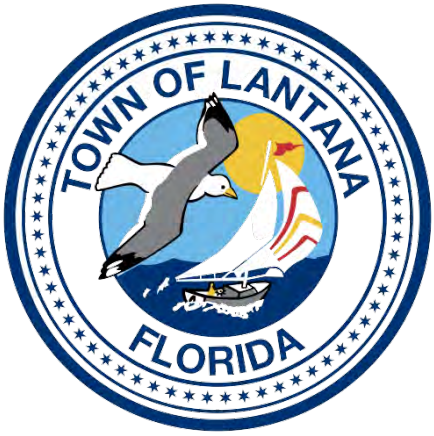
The greatest danger to our planet is the belief that someone else will save it.

- Robert Swan, OBE





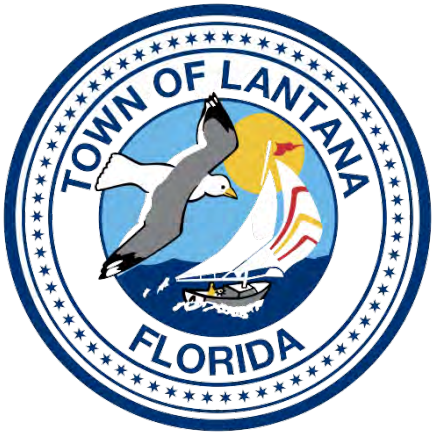



TOWN OF LANTANA
FLORIDA

TOWN OF LANTANA, FLORIDA
ANNUAL COMPREHENSIVE FINANCIAL REPORT

FOR THE FISCAL YEAR ENDED
SEPTEMBER 30, 2025

Prepared by: Finance Department


TOWN OF LANTANA
FLORIDA

TOWN OF LANTANA, FLORIDA

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TOWN OF LANTANA, FLORIDA

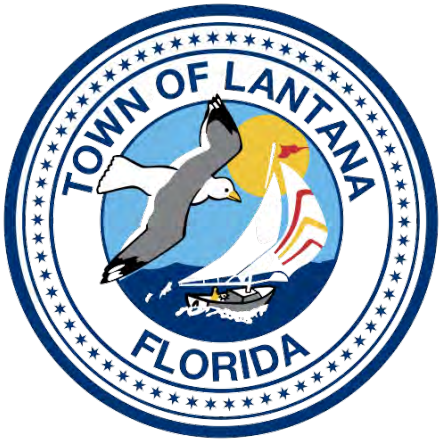
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TOWN OF LANTANA
FLORIDA

INTRODUCTORY SECTION


TOWN OF LANTANA
FLORIDA

COUNCILMEMBERS
Kem Mason, Vice Mayor
Christopher Castle, Vice Mayor Pro Tem
Jesse Rivero
Mark Zeitler



500 Greynolds Circle
Lantana, FL 33462-4544
(561) 540-5000
www.lantana.org

Karen Lythgoe
MAYOR

March 25, 2026

The Honorable Mayor, Members of the Town Council,
and the Residents of the Town of Lantana

We are pleased to present the Annual Comprehensive Financial Report (ACFR) of the Town of Lantana, Florida (Town) for the fiscal year ended September 30, 2025. Responsibility for both the accuracy of the data and the completeness and fairness of the presentation, including all disclosures, rests with Town management. To the best of our knowledge, the enclosed data is accurate in all material respects and is reported in a manner designed to present fairly the financial position and the results of operations of the various funds. All disclosures necessary to enable the reader to gain an adequate understanding of the Town's financial activities have been included.

The organization and content of this report is based primarily on the financial reporting standards set by the Governmental Accounting Standards Board (GASB) and recommendations of the Government Finance Officers Association of the United States and Canada (GFOA).

The Town's management is responsible for establishing and maintaining an internal control structure designed to ensure the assets of the Town are protected from loss, theft, or misuse. Furthermore, management ensures that accounting data is adequate for the preparation of financial statements in conformity with accounting principles generally accepted in the United States of America. Internal accounting controls are designed to provide reasonable assurance regarding the safeguarding of assets against loss from unauthorized use or disposition. The controls are also intended to provide assurance as to the reliability of financial statements and accountability for assets. We believe the Town's internal accounting controls adequately safeguard assets and provide reasonable assurance as to the proper recording of financial transactions.

In accordance with Section 218.32 Florida Statutes, the Town engaged the firm of Grau & Associates to perform an independent audit of the Town's accounts and records. They have issued an unmodified (clean) opinion on the Town's financial statements for the year ended September 30, 2025. The Independent Auditors' Report is included in the Financial Section of this report.

Management's discussion and analysis (MD&A) immediately follows the independent auditor's report and provides a narrative introduction, overview and analysis of the basic financial statements. The MD&A complements this letter of transmittal and should be read in conjunction with it.

PROFILE OF THE TOWN OF LANTANA

The Town is less than three (3) square miles and is located in Palm Beach County on the southeast Florida coast between West Palm Beach and Fort Lauderdale – 20 minutes south of West Palm Beach and 40 minutes north of Fort Lauderdale. The Town derived its governmental authority from a charter granted by the State of Florida Legislature in 1921. The Town developed primarily as a residential community and maintains a strong commitment to its over 12,000 residents, focusing on neighborhood programs, services, improving roadway infrastructure and redevelopment.

The Town operates under the Council-Manager form of government. The governing body of the Town is the Town Council, which formulates policies for the Town's administration. The Town Council is comprised of a mayor and four (4) councilmembers elected at-large for three-year terms. Town Council appoints the Town Manager who serves as the Town's Chief Executive Officer and is responsible for the day-to-day operations of the Town and the implementation of the policies established by Town Council.

The Town provides a full range of municipal services including police, planning and zoning, parks and recreation, library, water and wastewater services, public works, marine safety, road improvements and general administrative services. Fire/Rescue services are contracted with Palm Beach County and solid waste collection is contracted with Coastal Waste & Recycling of Florida, Inc.

The Town's water and wastewater utility incorporates one (1) water treatment plant with a 3.84 million gallon per day permit. The customer base is 100% within the Town's limits servicing over 3,600 accounts. Wastewater treatment is processed by the East Central Regional Wastewater Treatment Facility through an agreement and connection with the City of Lake Worth Beach.

The Town maintains budgetary control at the department level of expenditure. As of fiscal year-end, all expenditures required the Finance Director's authorization. Purchases over $15,000 required the Town Manager's authorization, and purchases of more than $25,000 required competitive bid and Town Council approval. Exceptions to the bid process can occur in the following cases: sole source vendor; purchases where another governmental agency or purchasing cooperative has an established agreement with vendor; and/or declaration of an emergency by the Town Council or Manager. Budget transfers within departmental cost centers are handled administratively. The Town Council approves budget transfers between departments and budget amendments that increase or decrease total appropriations of a fund. The Town also maintains an encumbrance accounting system as one technique of accomplishing budgetary control. Encumbered amounts lapse at year-end, unless it is an ongoing project, with capital outlay appropriations added into and re-appropriated as part of the subsequent year's budget.

The Town Council adopts a formal budget for the General Fund, Special Revenue Funds (excluding the Police Forfeiture Fund), the Internal Service Fund and the Water and Sewer Fund. A statement comparing the budgeted revenue and expenditures to actual revenues and expenditures for the General Fund and the budgeted Special Revenue Funds is presented in the financial section of this report.

LOCAL ECONOMY & FINANCIAL PLANNING

The Town's economic base includes commercial ventures such as Publix, The Carlisle Palm Beach and Costco Wholesale Warehouse as well as approximately 500 smaller businesses including restaurants, retail and service and repair related businesses. These businesses are located in the general commercial corridors and in the Industrial Park properties on the north end of Town.

Over the past 10 years, the Town's population has slightly increased to over 12,000. Taxable property values have consistently increased since fiscal year 2013 and exceeded $1 billion beginning in fiscal year 2019. However, we strive to manage Town finances using a very conservative approach. Listed below is how the current fund balance of $27,095,492 within the General Fund is allocated.

Non-spendable:		
Inventory & prepaid costs	$	2,190
Restricted:		
Building permitting activities		1,902,148
Committed:		
Council directed projects		3,300,000
Assigned:		
Council directed projects		646,794
Carry-forward expenditures		4,958,910
Subsequent year's expenditures		549,000
Unassigned		15,736,450
Total Fund Balance	$	27,095,492

The unassigned fund balance is equal to 84% of the adopted fiscal year 2026 General Fund budget. As a coastal community, we are prone to hurricanes and storm events which may require funds to be immediately available for recovery and mitigation purposes.

With the Town's full range of municipal services, we continue to pursue alternatives that will increase annual financial resources while developing and monitoring delivery of public services at minimal cost. The Town's goal of matching revenues to expenditures is on track for maintaining a sound financial condition through prudent administration and oversight. This is also accomplished through reviewing and updating our five-year capital plan in conjunction with revenue projections. However, no formal policy has been created for this review.

MAJOR INITIATIVES

- The Town's special events program, "Enjoy Lantana!" continued to be successful with events such as: Movies at the Park, Annual Barefoot Mailman Family Beach Day, Eggstravaganza Egg Hunt, July 4th Celebration, Haunted Nature Preserve, Veterans Day Recognition, Farm Share Event, beach cleanup, Arbor Day Planting, September 11th Ceremony and the Winterfest.
- Engaged engineering services for the renovations to lift stations 3, 4, 8, and 9.
- Worked to treat and remove invasive plants and trees from the Lantana Nature Preserve (Preserve) and to identify the different exotic plants. In addition, we replaced the Preserve's large deteriorated timber pedestrian bridge and the small bridge.

- Councilmembers and the Town Manager traveled to Tallahassee for PBC Day, to provide networking opportunities; to personally observe our Legislative process; and to meet with members of our lobbying firm, State Legislators, and their staff to gain their support to fund the Town's State Appropriation Requests.
- The Town held a Visioning Session Workshop at Finland House in preparation for the upcoming FY 2025/26 Budget.
- The Town redesigned its website to enhance community engagement, making it more user-friendly. Residents can now subscribe to receive important notices and stay informed about upcoming events.
- The Town launched the new Lantana Video Tour this year, created in collaboration with CGI Productions. This interactive video invited viewers to explore the heart of our vibrant community, showcasing our charming neighborhoods and scenic beauty, the dedication and professionalism of our public safety services, and the resources and welcoming atmosphere of the Library.
- Implemented the Neighbors Helping Neighbors program to connect residents in need with willing community volunteers, and the Homeowner Toolbox: Assistance, Grants, and Guidance Guide to connect residents with resources, programs, and support available to help maintain, improve, and care for their homes.
- We held another very successful Summer Reading Program, with over 400 people attending the kick-off block party and an additional 1k participants in the incentivized reading club and summer programs at the Library. Our Summer Reading Program saw an increase of 55% over last summer's statistics.
- We partnered with the Literacy Coalition of PBC for a pilot program to provide one-on-one tutoring sessions for struggling readers in grades 1-3. The program launched late September 2024, and continues every Thursday from 3:30 p.m. to 5:30 p.m. The literacy program was available throughout the summer.
- Successfully transitioned from handheld to tablets for the meter readers.
- Worked closely with Florida Power & Light Company (FPL) to repair non-functional streetlights.
- Restored the Centennial Sculpture at Bicentennial Park.
- Worked with PBC's Traffic Division and our traffic engineer to enhance Traffic Light Synchronization on Lantana Rd.
- Completed the Sea Pines Stormwater Pump Station Construction Project.
- The installation of an emergency water main connection with the City of Lake Worth Beach (LWB) through an interlocal agreement (ILA) has been completed.

AWARDS

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the Town of Lantana, Florida for its Annual Comprehensive Financial Report for the fiscal year ended September 30, 2024. This was the 26th consecutive year that the Town has received this prestigious award. In order to be awarded a Certificate of Achievement, a governmental unit must publish an easily readable and efficiently organized Annual Comprehensive Financial Report whose contents conform to program standards. Such reports must satisfy both generally accepted accounting principles and applicable legal requirements. A Certificate of Achievement is valid for a period of only one (1) year. We believe our current report continues to conform to Certificate of Achievement Program requirements, and we are submitting it to GFOA to determine its eligibility for another certificate.

ACKNOWLEDGMENTS

The preparation of this report could not have been accomplished without the dedicated service of the entire Finance Department. In addition, we would also like to express our sincere appreciation of Gary Ruebush, Assistant Finance Director who greatly assisted in the preparation of the Town's financial statements.

We especially wish to thank the Town Council for their interest and support in planning and conducting the financial operations of the Town in a responsible and progressive manner. With this support, the Town is able to achieve and maintain a high degree of fiscal health and responsibility.

Respectfully submitted,

Brian K. Raducci
Town Manager

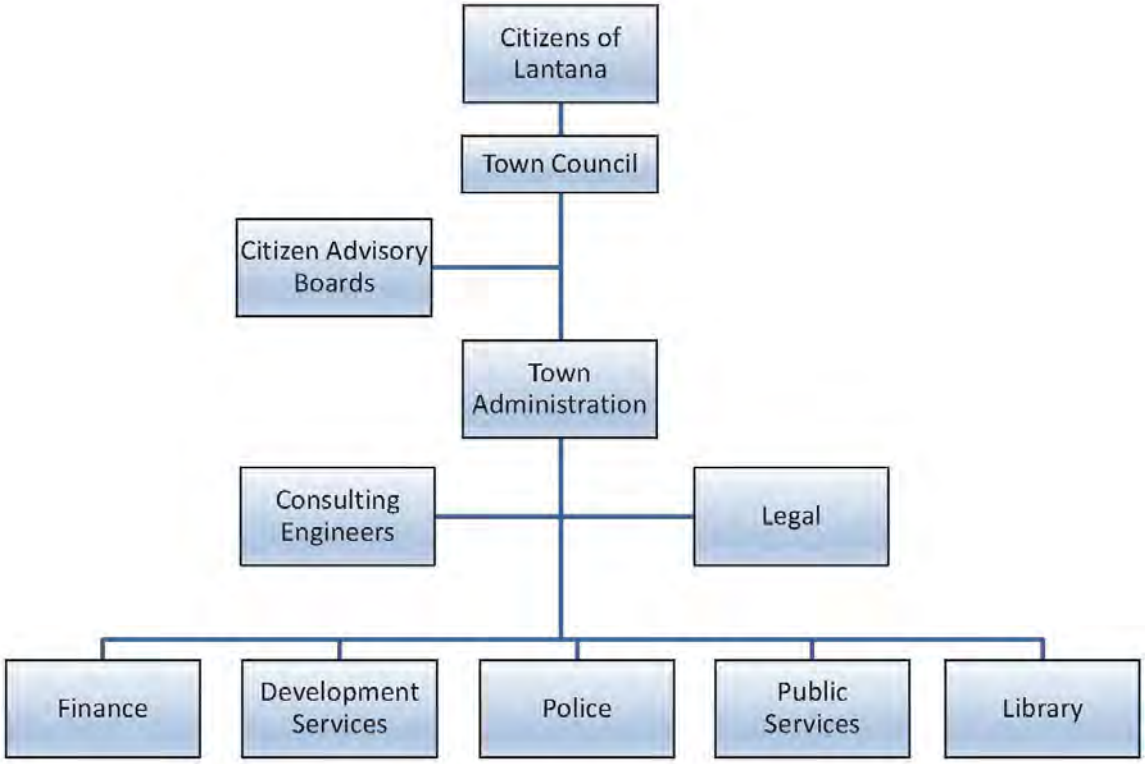
Stephen Kaplan
Finance Director

TOWN OF LANTANA, FLORIDA
LIST OF PRINCIPAL OFFICIALS
SEPTEMBER 30, 2025

TITLE	NAME
Mayor	Karen Lythgoe
Vice Mayor	Kem Mason
Vice Mayor Pro Tem	Christopher Castle
Councilmember	Jesse Rivero
Councilmember	Mark Zeitler
Town Manager	Brian K. Raducci, ICMA-CM
Town Attorney	Lohman Law Group, P.A.
Town Engineers	Baxter & Woodman, Inc. Calvin, Giordano & Associates, Inc. Kimley-Horn & Associates, Inc.
Town Independent Auditors	Grau & Associates
Public Services Director	Eddie Crockett
Town Clerk	Kathleen Dominguez, CMC
Development Services Director	Nicole A. Dritz
Finance Director	Stephen Kaplan
Library Director	Kristine Kreidler
Chief of Police	Sean Scheller

TOWN OF LANTANA
FISCAL YEAR 2024/25

ORGANIZATION CHART



Note: Fire/Rescue Services (Fire Station #37) are provided through a 10-year interlocal agreement with PBC that expires on 12/31/2027.

MISSION STATEMENT

To preserve Lantana's small town atmosphere through responsible government and quality service.

Government Finance Officers Association

Certificate of Achievement for Excellence in Financial Reporting

Presented to

Town of Lantana
Florida

For its Annual Comprehensive
Financial Report
For the Fiscal Year Ended

September 30, 2024

Christopher P. Morrill

Executive Director/CEO

FINANCIAL SECTION


TOWN OF LANTANA
FLORIDA

Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

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

Independent Auditor's Report

To the Honorable Mayor, Members of the
Town Council and Town Manager
Town of Lantana, Florida

Report on Audit of the Financial Statements

Opinions

We have audited the accompanying financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the Town of Lantana, Florida, (the "Town") as of and for the fiscal year ended September 30, 2025, and the related notes to the financial statements, which collectively comprise the Town's basic financial statements as listed in the table of contents.

In our opinion, based on our audit and the report of other auditors, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the Town as of September 30, 2025, and the respective changes in financial position, and, where applicable, cash flows thereof for the fiscal year then ended in accordance with accounting principles generally accepted in the United States of America.

We did not audit the financial statements of the Town of Lantana Police Relief and Pension Fund ("Pension Fund"), which represent 99.6% and 97.1% respectively of the total assets and total additions of the aggregate remaining fund information. Those financial statements were audited by other auditors. Those financial statements were audited by other auditors whose report thereon has been furnished to us, and our opinion, insofar as it relates to the amounts included for the Pension Fund, is based solely on the report of the other auditors.

Basis for Opinions

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

Responsibilities of Management for the Financial Statements

The Town's management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America; and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

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

Auditor's Responsibilities for the Audit of the Financial Statements

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

In performing an audit in accordance with GAAS, we:

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

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

Required Supplementary Information

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

Supplementary Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the Town's basic financial statements. The combining and individual non-major fund financial statements, non-major budgetary comparison schedules, schedule of expenditures of state financial assistance projects, as required by Chapter 10.550, Rules of the Auditor General of the State of Florida, are presented for purposes of additional analysis and are not a required part of the basic financial statements.

The combining and individual non-major fund financial statements, non-major budgetary comparison schedules, and schedule of expenditures of state financial assistance projects are the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the basic financial statements. Such information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the combining and individual non-major fund financial statements, non-major budgetary comparison schedules, schedule of expenditures of state financial assistance projects are fairly stated in all material respects in relation to the basic financial statements as a whole.

Other Information Included in the Financial Report

Management is responsible for the other information included in the financial report. The other information comprises the introductory and statistical sections but does not include the financial statements and our auditor's report thereon. Our opinions on the financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon. In connection with our audit of the financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated March 25, 2026, on our consideration of the Town's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the Town's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the Town's internal control over financial reporting and compliance.

Graw & Associates

March 25, 2026

MANAGEMENT'S DISCUSSION AND ANALYSIS

The purpose of financial reporting, in general, is to provide the readers of the financial statements with information that will help them make decisions and draw conclusions about an entity. As management of the Town of Lantana (Town), Florida, we offer readers of the Town's financial statements this narrative overview and analysis of the financial activities of the Town for the fiscal year ended September 30, 2025. We encourage readers to consider the information presented here in conjunction with information that we have furnished in our accompanying transmittal letter beginning on Page i, and the accompanying basic financial statements.

FINANCIAL HIGHLIGHTS

- The Town's net position at September 30, 2025 was $73.5 million. Of this amount, $35.9 million (unrestricted net position) may be used to meet the Town's ongoing obligations to citizens and creditors.
- Governmental activities net position was $44.5 million, an increase of $1,832,021.
- Business-type activities net position was $28.9 million, an increase of $1,277,474.
- Total revenues from all sources were $29.5 million, a decrease of $67,959.
- Total costs of all Town programs were $26.5 million, an increase of $707,710.
- Total revenues and other financing sources in the General Fund exceeded total expenditures and other financing uses by $2,041,645.
- At the end of the current fiscal year, unassigned fund balance for the General Fund was $15.7 million, or 94.4% of total General Fund expenditures.
- The Town's total recorded liability for the implicit rate subsidy of other postemployment benefits (OPEB) was $671,072, a decrease of $8,207. Governmental and business-type activities decreased $7,793 and $414, respectively.

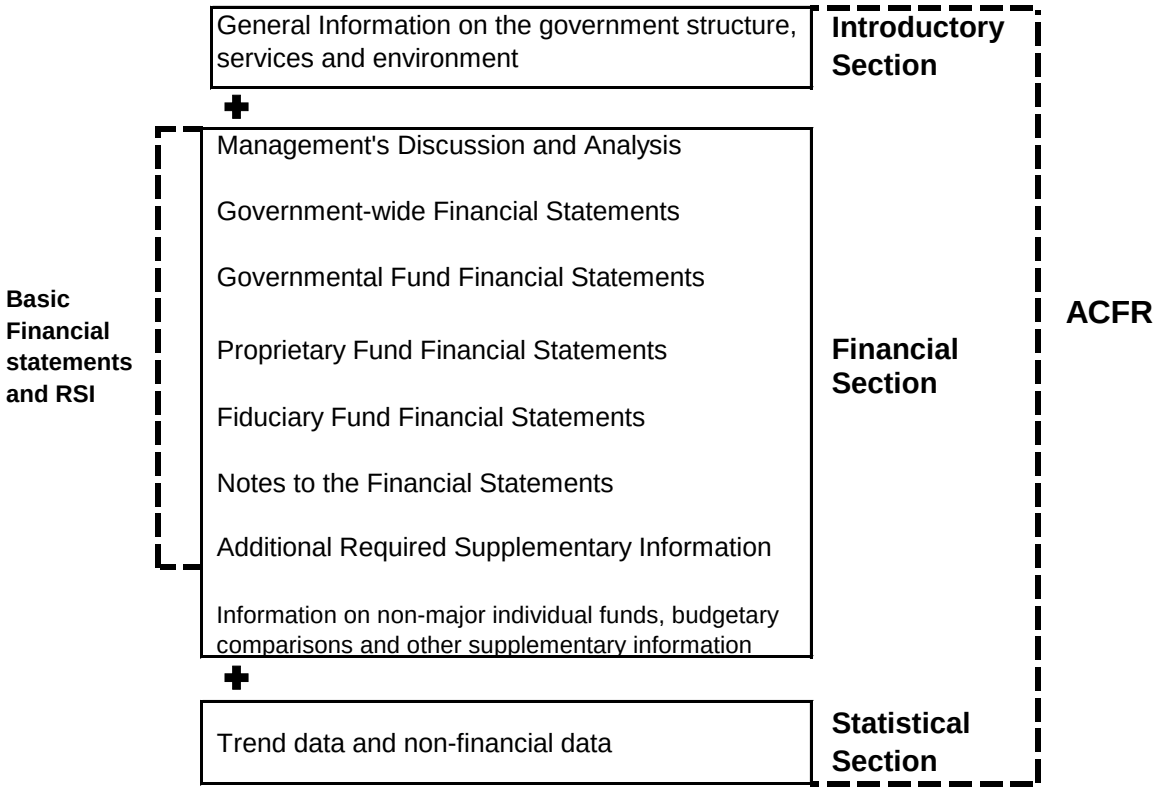
OVERVIEW OF THE FINANCIAL STATEMENTS

This annual report consists of a series of financial statements. The three components of the basic financial statements are: (1) Government-wide financial statements, which include the Statement of Net Position and the Statement of Activities. These statements provide information about the activities of the Town as a whole. (2) Fund financial statements illustrate how these services were financed in the short term, as well as what remains for future spending. Fund financial statements also report the Town's operations in more detail than the government-wide statements by providing information about the Town's most significant funds. (3) Notes to the financial statements.

Other information such as budgetary comparisons, statements and schedules of the non-major governmental funds, and the statistical section contains data such as financial trends, debt capacity, and demographic, economic and operating information to assist the reader in better understanding the operations of the Town. This report also contains other supplementary information in addition to the basic financial statements.

The financial statement focus is on both the Town as a whole (government-wide) and on the major individual funds. The following graph shows the relationship between the ACFR and the basic financial statements and Required Supplementary Information ("RSI").

Relationship Between Annual Comprehensive Financial Report (ACFR) And Basic Financial Statements and Required Supplementary Information (RSI)



GOVERNMENT-WIDE FINANCIAL STATEMENTS

A frequently asked question regarding the Town's financial health is whether the year's activities contributed positively to the overall financial well-being. The Statement of Net Position and the Statement of Activities report information about the Town as a whole and about its activities in a way that helps answer this question. These statements include all assets liabilities, and deferred inflows and outflows of resources using the *accrual basis of accounting*, which is similar to the accounting used by most private-sector companies. All current year's revenues and expenses are taken into account, regardless of when cash is received or paid.

These two statements report the Town's net position and changes therein. Net position, the difference between assets plus deferred outflows of resources and liabilities plus deferred inflows of resources, is one way to measure the Town's financial health, or financial position. Over time, increases or decreases in net position is an indicator of whether the financial health is improving or deteriorating.

The Statement of Net Position and the Statement of Activities present information about the following:

- Governmental activities – All of the Town's basic services are considered to be governmental activities, including general government, community development, public safety, public services, library, and recreation.
- Property taxes, sales taxes, utility taxes, and franchise fees finance most of these activities. Proprietary activities/Business-type activities – The Town charges a fee to customers to cover all or most of the cost of the services provided. The Town's Water and Sewer Utility system is reported in this category.

FUND FINANCIAL STATEMENTS

The fund financial statements provide detailed information about the most significant funds – not the Town as a whole. Some funds are required to be established by State law. However, management establishes other funds to meet legal responsibilities associated with the use of certain taxes, grants, and other monies. The Town's three kinds of funds, *governmental*, *proprietary*, and *fiduciary* use different accounting approaches as explained below:

- *Governmental funds* – Most of the Town's basic services are reported in governmental funds. Governmental funds focus on how resources flow in and out, with the balances remaining at year-end that are available for spending. These funds are reported using an accounting method called the *modified accrual* accounting method, which measures cash and all other *financial* assets that can readily be converted to cash. The governmental fund statements provide a detailed *short-term* view of the Town's general governmental operations and the basic services it provides. Governmental fund information shows whether there are more or less financial resources that can be spent in the near future to finance the Town's programs. The basic governmental fund financial statements can be found on pages 17-20 of this report.

- *Proprietary funds* – These fund financial statements consist of a Statement of Net Position, Statement of Revenues, Expenses, and Changes in Net Position and Statement of Cash Flows. These statements are prepared on the accrual basis which is the accounting basis used to prepare the government-wide financial statements.

  The Town uses Enterprise Funds to account for business-type activities that charge fees to customers for the use of specific goods or services. These funds are used to report the same functions presented as business-type activities in the government-wide financial statements. Internal Service Funds are used to account for services provided and billed on an internal basis. The Town uses Internal Service Funds to account for its workers compensation and general liability expenses.

  The basic proprietary fund financial statements can be found on pages 21-24 of this report.

- *Fiduciary funds* – Fiduciary funds are used to account for resources held for the benefit of parties outside the government. Fiduciary funds are not reflected in the government-wide financial statement because the resources of those funds are not available to support the Town's own programs. The accounting basis used for fiduciary funds is much like that used for proprietary funds. The basic fiduciary fund financial statements can be found on pages 25 and 26 of this report.

GOVERNMENT-WIDE FINANCIAL ANALYSIS

As noted earlier, net position may serve over time as a useful indicator of a government's financial position. In the case of the Town, assets plus deferred outflow of resources exceeded liabilities by $73.5 million, which increased $3,109,495 from the previous fiscal year.

The largest portion of the Town's net position (41.3%) reflects its net investment in capital assets (e.g., land, buildings, machinery, and equipment), used to acquire those assets that are still outstanding. The Town uses these capital assets to provide services to citizens; consequently, these assets are not available for future spending. Although the Town's net investment in its capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources since the capital assets themselves cannot be used to liquidate these liabilities.

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Town of Lantana
Net Position Summary

	Governmental Activities		Business-type Activities		Total Activities	
	2025	2024	2025	2024	2025	2024
Assets:						
Current and other assets	$ 32,766,358	$ 30,979,853	$ 16,984,228	$ 16,924,244	$ 49,750,586	$ 47,904,097
Capital assets	19,481,344	20,816,407	14,006,922	12,915,293	33,488,266	33,731,700
Total Assets	**52,247,702**	**51,796,260**	**30,991,150**	**29,839,537**	**83,238,852**	**81,635,797**
Deferred Outflow of Resources:						
Police Pension	639,698	2,483,635	-	-	639,698	2,483,635
Total Deferred Outflows of Resources	**639,698**	**2,483,635**	-	-	**639,698**	**2,483,635**
Liabilities:						
Long term debt outstanding	1,294,334	2,644,008	314,923	269,092	1,609,257	2,913,100
Other liabilities	1,557,169	1,736,242	1,726,442	1,898,134	3,283,611	3,634,376
Total Liabilities	**2,851,503**	**4,380,250**	**2,041,365**	**2,167,226**	**4,892,868**	**6,547,476**
Deferred Inflows of Resources:						
Police Pension	2,483,065	3,920,646	-	-	2,483,065	3,920,646
Lease related	3,000,127	3,258,315	-	-	3,000,127	3,258,315
Total Deferred Inflows of Resources	**5,483,192**	**7,178,961**	-	-	**5,483,192**	**7,178,961**
Net Position						
Net investment in capital assets	16,365,085	17,538,095	13,968,209	12,684,670	30,333,294	30,222,765
Restricted	6,055,819	5,824,422	1,200,383	1,146,747	7,256,202	6,971,169
Unrestricted	22,131,801	19,358,167	13,781,193	13,840,894	35,912,994	33,199,061
Total net position	**$ 44,552,705**	**$ 42,720,684**	**$ 28,949,785**	**$ 27,672,311**	**$ 73,502,490**	**$ 70,392,995**

The increase in the government's net position for the fiscal year ended September 30, 2025, was $3,109,495 compared to an increase of $3,885,164 for the previous fiscal year. Governmental and Business-type activities accounted for an increase of $1,832,021 and $1,277,474, respectively. Details of these changes are explained later in the analysis.

For both fiscal years presented, the Town was able to report positive balances in all categories of the net position for governmental and business-type activities.

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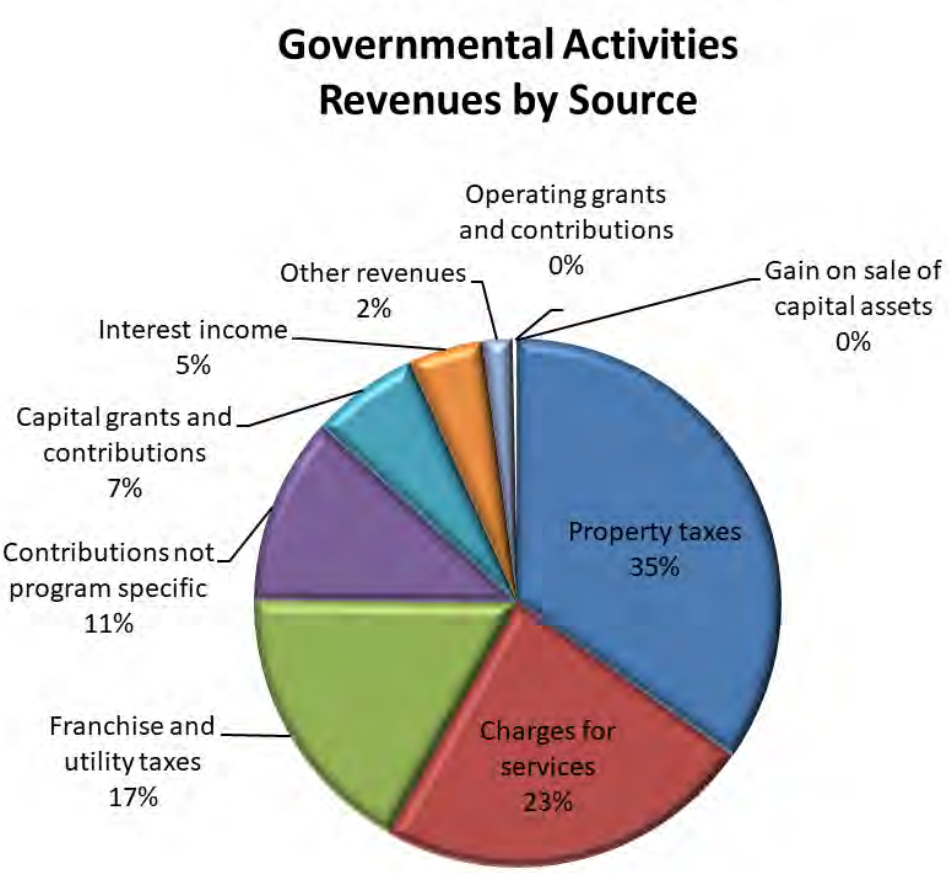
GOVERNMENTAL ACTIVITIES

Listed below is a schedule that illustrates the revenues, expenses, and changes in net position.

Town of Lantana
Changes in Net Position

	Governmental Activities		Business-type Activities		Total Activities	
	2025	**2024**	**2025**	**2024**	**2025**	**2024**
Revenues:						
Program revenues:						
Charges for services	$ 4,709,201	$ 4,730,225	$ 8,823,080	$ 7,850,446	$ 13,532,281	$ 12,580,671
Operating grants and contributions	53,890	245,409	-	-	53,890	245,409
Capital grants and contributions	1,337,393	1,356,486	-	1,200,000	1,337,393	2,556,486
General revenues and transfers:						
Property taxes	7,028,256	6,478,703	-	-	7,028,256	6,478,703
Franchise and utility taxes	3,445,477	3,340,278	-	-	3,445,477	3,340,278
Contributions not program specific	2,319,077	2,322,364			2,319,077	2,322,364
Interest income	921,774	979,003	454,389	559,504	1,376,163	1,538,507
Other revenues	370,158	391,591	42,492	24,980	412,650	416,571
Gain on sale of capital assets	9,675	98,805	186	5,213	9,861	104,018
Total revenues	**20,194,901**	**19,942,864**	**9,320,147**	**9,640,143**	**29,515,048**	**29,583,007**
Expenses:						
Program expenses:						
General government	1,577,230	1,676,650	-	-	1,577,230	1,676,650
Physical environment	4,391,813	4,598,128	-	-	4,391,813	4,598,128
Public safety	10,421,442	10,214,702	-	-	10,421,442	10,214,702
Culture and recreation	1,972,395	1,718,784	-	-	1,972,395	1,718,784
Interest	-	1,512	-	-	-	1,512
Utility - Water & Sewer	-	-	8,042,673	7,488,067	8,042,673	7,488,067
Total expenses	**18,362,880**	**18,209,776**	**8,042,673**	**7,488,067**	**26,405,553**	**25,697,843**
Changes in net position before transfers	**1,832,021**	**1,733,088**	**1,277,474**	**2,152,076**	**3,109,495**	**3,885,164**
Transfers in, (out), net	-	-	-	-	-	-
Increase (decrease) in net position	1,832,021	1,733,088	1,277,474	2,152,076	3,109,495	3,885,164
Net position - October 1,	42,720,684	40,987,596	27,672,311	25,520,235	70,392,995	66,507,831
Net position - September 30	**$ 44,552,705**	**$ 42,720,684**	**$ 28,949,785**	**$ 27,672,311**	**$ 73,502,490**	**$ 70,392,995**

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The net position for the Town's governmental activities increased $1,832,021 compared to an increase of $1,733,088 in the prior year. Significant variances from the prior year are as follows:

- Property taxes increased by $549,553, or 8% which was a direct result of the total taxable value increasing while maintaining the millage rate at $3.75 per $1,000 of taxable value.

- Charges for Services remained relatively constant with a slight decrease of $21,024. With such a small change, no one item was directly attributed to the change.

- Operating Grants and Contributions decreased by $191,519 with no significant changes attributed to any one revenue source.

- Interest rates remained relatively constant at all-time highs, so while the revenue recognized was significant in the amount of $921,774, rates are slowly coming down which resulted in a decrease of $57,229 compared to the previous fiscal year.

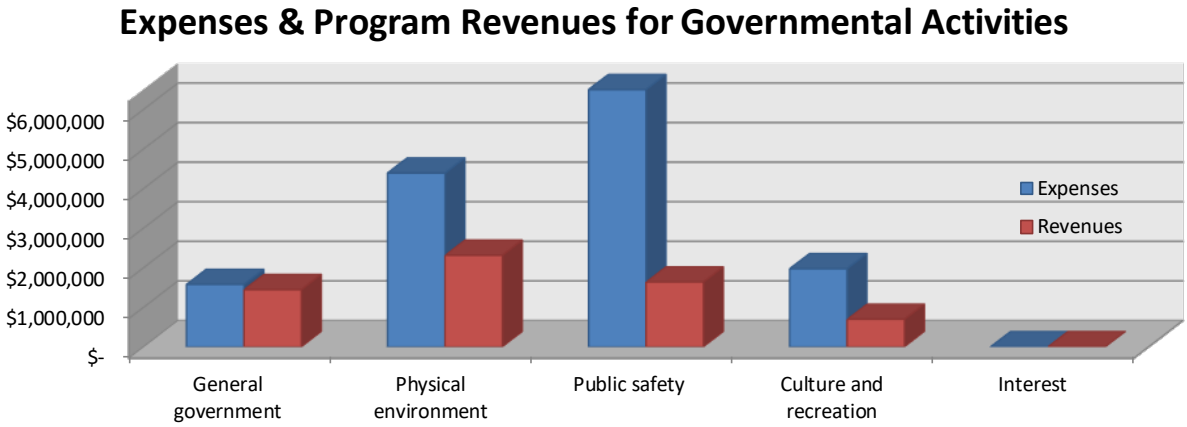
- Total Cost of Services increased slightly by $153,104, or 0.8% which is related to personnel costs increasing by a Cost of Living Adjustment to employees' salaries.

Town programs include general government, physical environment, public safety, and culture and recreational services. General government contains the following departments: legislative, executive, and finance. Physical environment contains public works, utilities, road and street maintenance. Public safety contains police and development services. Culture and recreation includes library, parks, and special events.

Each program's net cost (total cost, less revenues generated by the activities) is presented below. The net cost demonstrates the extent to which the Town's general taxes support each of the Town's programs.

Town of Lantana
Governmental Activities

	Total Cost of Services		Program Revenues		Net Cost of Services	
	2025	2024	2025	2024	2025	2024
General government	$ 1,577,230	$ 1,676,650	$ (1,447,917)	$ (1,565,915)	$ 129,313	$ 110,735
Physical environment	4,391,813	4,598,128	(2,315,746)	(2,319,729)	2,076,067	2,278,399
Public safety	10,421,442	10,214,702	(1,639,590)	(1,878,506)	8,781,852	8,336,196
Culture and recreation	1,972,395	1,718,784	(697,231)	(567,970)	1,275,164	1,150,814
Interest	-	1,512	-	-	-	1,512
Total	**$ 18,362,880**	**$ 18,209,776**	**$ (6,100,484)**	**$ (6,332,120)**	**$ 12,262,396**	**$ 11,877,656**



The cost of all governmental activities this year was $18.4 million. As shown in the Statement of Activities, those who directly benefited from the programs paid $6.1 million of the cost, and $12.3 million was financed through general revenues. Ad valorem taxes contributed 34.8% of total governmental activities revenues this fiscal year and 32.5% in the previous fiscal year. In fiscal year 2024/25, as property values increased, the Town adopted the same millage rate of $3.75 which resulted in increased property tax revenues. Details are discussed later in the budget-to-actual analysis.

BUSINESS-TYPE ACTIVITIES

Business-type activities (Water and Sewer fund) increased the Town's net position by $1,277,474 for fiscal year 2024/25. The net position of the proprietary fund at September 30, 2025, was $28.9 million. The cost of providing all proprietary (business-type) activities this year increased $554,606 compared to last year's total cost of $7.5 million. As shown in the Statement of Activities, amounts paid through user fees were $8,823,080 which increased $972,634 due to a 3.3% rate increase effective the beginning of the fiscal year and increased water consumption. This also partially contributed to the increase in net position.

Expenses increased $554,606 or 7.4%. As we continue with repairs and renovations to the water treatment plan and wastewater distribution system, costs significantly increased.

FINANCIAL ANALYSIS OF THE TOWN'S FUNDS

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

FINANCIAL ANALYSIS OF THE TOWN'S FUNDS (Continued)

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

As of the end of the current fiscal year, the Town's governmental funds reported combined ending fund balances of $31,203,813, compared to $28,853,906 in the prior fiscal year, an increase of $2.3 million.

Approximately 50% or $15,691,100 of the $31.2 million combined ending fund balances (Governmental Funds) constitutes unassigned fund balance, which is available for spending at the government's discretion. Of the total fund balance, $2,190 is non-spendable, $13,340 will be used towards education and training within the Police Department, $1,902,148 will be used towards the building permitting process, $4,019,955 will be used for infrastructure projects, and $120,376 for police forfeiture programs. Approximately $5,605,704 is assigned for planned and committed projects not completed by the fiscal year end, and $549,000 will cover the fiscal year 2025/26's budget deficit. Further, $3.3 million is committed towards Council-directed projects.

The General Fund is the chief operating fund for the Town. As a measure of the General Fund's liquidity, it may be useful to compare both unassigned fund balance and total fund balance to the total fund expenditures. Unassigned fund balance represents 94.4% of total General Fund expenditures, while total fund balance represents 162.5% of that same amount.

The General Fund's total fund balance increased $2,041,645 as well as the unassigned balance which increased by $1,312,858 from $14,423,592 to $15,736,450. While many variables affect the increase, a significant factor were revenues exceeded initial expectations. As the economy performed better than expected, we recognized increases in property taxes, state revenue sharing and metered parking. We continued to recognize higher-than-typical interest income due to increased rates. Additionally, with the continued activity in the construction industry, we also saw building permit revenue exceed our expectations. And finally, increased electricity franchise and utility taxes were recognized likely due to increased consumption.

General Fund revenues increased $341,622 from the previous fiscal year. Property taxes recognized an additional $549,553 through increased property values while levying the same millage rate of $3.75. We also recognized increased building activity through our Business Tax Receipts which exceeded expectations by $55,500 and fines derived from Code Enforcement exceeded budget by $140,500.

Expenditures within the General Fund increased by $1,110,416 to $16,676,736 which can be most attributed to increased personnel costs (salary and benefits) which increased by $753,300 when compared to the previous fiscal year. Increases to Public Safety costs of $584,500 make up the majority of the increase. The Department's personnel costs increased due to scheduled salary increases included in their Collective Bargaining Agreement. We also continue to invest capital projects with costs reaching almost $900,000. Further details in a later section.

A Special Revenue Fund designated to account for funds received from the American Rescue Plan Act received its final of two tranche payments in FY 2021/22 with only interest income as a revenue source. The Town identified projects to spend down the remaining funds which we did and completed prior to the December 31, 2026 due date.

The Infrastructure Surtax fund was created as a Special Revenue Fund to account for the voter-approved "Penny Tax" earmarked for infrastructure projects. Beginning January 1, 2017, the tax continued until December 31, 2025. The projects are monitored and reported to a committee coordinated by the Palm Beach County League of Cities. This year's fund revenue included $1,317,923 of sales tax and interest income. The Town incurred $526,861 in project costs resulting in a fund balance after its ninth year of $4,019,955.

FINANCIAL ANALYSIS OF THE TOWN'S FUNDS (Continued)

The Police Forfeiture Fund, also known as the Law Enforcement Trust Fund, remained relatively flat with fund balance increasing $751 to $120,376.

GENERAL FUND BUDGETARY HIGHLIGHTS

The General Fund budget was amended as follows: increase in revenues of $1,803,963, increase in carryforward of $3,800,868, increase in appropriations of $5,546,280, and increase of transfers out $58,551.

Variations between adopted and revised budgets include:

- Increased budget for insurance proceeds for claims submitted of $83,199
- Donations and contributions of $1,155
- Additional State grant funding of $91,168
- Increased budget for legal services of $16,000
- Carry-forward of capital outlay programs from the previous fiscal year of $3,562,199

The most significant variances between the final budget and actual amounts were as follows:

- Actual revenues for the 2025 fiscal year were less than the budget by $723,901. The greatest variances include the following:
    - Surplus property taxes of $70,318
    - Surplus business tax receipts of $55,479
    - Surplus building permits of $117,833
    - Surplus metered parking of $47,339
    - Surplus code fines of $140,571
    - Surplus interest income of $517,610
    - Deficit of $62,504 for electric franchise fees and utility taxes
    - Deficit of $43,069 for half-cent sales tax
    - Deficit of $1,677,676 grants yet to be received; however, project costs were not incurred

- Expenditures were $6,701,415 less than the final budget for the 2025 fiscal year. Most of the discrepancy, $5,587,389 or 83%, is designated for contracts where the full cost has not been recognized and for funded projects yet to begin. Approximately $604,000 in personnel costs were unspent due to staff vacancies.

CAPITAL ASSET AND DEBT ADMINISTRATION

CAPITAL ASSETS

The capital assets of the Town are those assets that are used in the performance of Town functions. Capital assets include equipment, buildings, land, park facilities, etc. The Town previously elected to retroactively apply the capitalization requirements of GASB Statement No. 34 to major general infrastructure assets.

- The Town's net investment in capital assets for its governmental and business-type activities as of September 30, 2025, amounts to $30.3 million.

Major capital asset events during the fiscal year included the following:

- Maddock Park portable access ramp - $62,000
- Roofing improvements - $171,000
- Computers and servers - $235,000
- Vehicle & Heavy Equipment purchases - $190,000

Additional information on the Town's capital assets can be found in Note 5 beginning on page 40 of this report.

Town of Lantana
Capital Assets

	Governmental Activities		Business-type Activities		Total Activities	
	2025	2024	2025	2024	2025	2024
Land	$ 2,267,878	$ 2,267,878	$ 4,300	$ 4,300	$ 2,272,178	$ 2,272,178
Construction in progress	536,092	417,173	1,512,862	5,176,163	2,048,954	5,593,336
Roads and streets	26,512,509	26,505,639	-	-	26,512,509	26,505,639
Buildings and improvements	13,151,076	12,965,314	15,025,651	10,184,793	28,176,727	23,150,107
Infrastructure	-	-	14,250,382	13,379,924	14,250,382	13,379,924
Furniture, equipment & vehicles	8,308,491	7,651,398	3,983,772	3,985,289	12,292,263	11,636,687
Right-to-use leased equipment	57,907	151,242	-	12,135	57,907	163,377
Intangible assets	244,908	244,908	3,246,342	3,246,342	3,491,250	3,491,250
Total assets	**$ 51,078,861**	**$ 50,203,552**	**$ 38,023,309**	**$ 35,988,946**	**$ 89,102,170**	**$ 86,192,498**
Less accumulated depreciation	(34,682,201)	(32,613,266)	(24,016,387)	(23,073,653)	(58,698,588)	(55,686,919)
Total	**$ 16,396,660**	**$ 17,590,286**	**$ 14,006,922**	**$ 12,915,293**	**$ 30,403,582**	**$ 30,505,579**

LONG-TERM DEBT

Currently, the Town uses debt financing on an as-needed basis. At the end of the current fiscal year, the Town's total debt was $31,575, a decrease of $12,878 as compared to the previous fiscal year. This is the result of payments made during the year to reduce outstanding debt while not incurring new debt.

No debt is backed by the full faith and credit of the government. Water and sewer revenues secure the bonds and notes, when applicable. During periods where leases are utilized, the corresponding equipment secures the debt.

Town of Lantana
Outstanding Debt

	Governmental Activities		Business-type Activities		Total Activities	
	2025	2024	2025	2024	2025	2024
Bonds, leases, & loans payable	$ 31,575	$ 43,744	$ -	$ 709	$ 31,575	$ 44,453
Total	**$ 31,575**	**$ 43,744**	**$ -**	**$ 709**	**$ 31,575**	**$ 44,453**

In addition, the Town has a liability for compensated absences of $1,461,702 and an OPEB liability of $671,072. Additional information on the Town's debt can be found in Note 7 beginning on page 42 of this report.

NEXT YEAR'S BUDGET AND ECONOMIC FACTORS

When developing next year's budget, the primary economic factor affecting the budget continued to be the uncertainty of the economy. We used a conservative approach when developing the General Fund revenue budget. Property taxes are anticipated to increase by $421,000 as a budget-to-budget comparison. Overall, the total fund's revenue is anticipated to decrease approximately $523,000 or 3% compared to FY 2025's actual revenues. Besides one-time revenue sources from the previous fiscal year, the other significant decreases include building permits as we see construction slowing, and anticipated reductions in code fines and interest income. Inflation, while still historically higher than normal, is expected to lessen its negative impact on the economy which will directly affect expenditures.

NEXT YEAR'S BUDGET AND ECONOMIC FACTORS (Continued)

The taxable value of property is anticipated to continue increasing in the coming year. Increased taxable value can translate into additional revenue when maintaining or raising the millage rate. Property tax is the single largest revenue source within the General Fund accounting for 40% of the fund. The budget was crafted using a 7% increase in taxable property values while maintain the millage rate at $3.75 per $1,000 which is 6.2% above the roll-back rate of $3.5322. This translates into almost $350,000 of additional tax revenue to be recognized compared to the previous fiscal year.

Palm Beach County provides fire rescue services using an MSTU (municipal services taxing unit) and tax Lantana property owners $3.4581 per $1,000 of taxable value. This rate is deducted from the maximum allowable tax rate of 10 mills leaving 6.5419 mills available.

As the economy continues to be unpredictable, we'll continue employing a strategic plan to conservatively budget revenues and reduce expenditures wherever and whenever possible using excess reserves only when warranted and approved by our Council.

We anticipate taxable values will continue to increase above the market as the Water Tower Commons project continues and is subsequently added to the tax roll. Also, redevelopment at the site formerly known as Kmart was approved for phasing in 426 dwelling units and 21,967 square feet of commercial space which is anticipated to assist in revenue growth in upcoming years.

The Town continues to retain a healthy fund balance within the General Fund. The fiscal year 2025 unassigned fund balance is approximately $15.7 million. When comparing this as a percentage to fiscal year 2026 budgeted expenditures, it can be used as a decent indicator of the Town's fiscal health. The unassigned balance accounts for 84% of fiscal year 2026's General Fund originally adopted operating budget (not including debt or capital); however, even when including the total adopted budget, it still accounts for 84%. A portion of the assigned fund balance ($646,794) is earmarked for projects currently in progress but anticipated to conclude in the following year. Approximately $4.96 million of the assigned balances will be used for projects approved, but yet to begin. Finally, approximately $549,000 of the assigned fund balance will be used to fund the excess expenditures over revenues in fiscal year 2026.

The use of the remaining fund balance changes from year to year. In some years, large capital equipment is purchased; in other years, it's the Council's direction to refrain from its use. Finally, as we continue to grow fund balance, it will assist the funding of future years' projects.

In considering the Town's budget for fiscal year 2025/26, the Town Council and management were conservative as to the growth of revenues and expenditures.

CONTACTING THE TOWN'S FINANCIAL MANAGEMENT

This financial report is designed to provide our citizens, taxpayers, customers, investors, and creditors with a general overview of the Town's finances and to show the Town's accountability for the money it receives and spends. If you have questions about this report or need additional financial information, contact the Town's Finance Department at the Town of Lantana, 500 Greynolds Circle, Lantana, Florida 33462 or by emailing accounting@lantana.org.

BASIC FINANCIAL STATEMENTS


TOWN OF LANTANA
FLORIDA

TOWN OF LANTANA, FLORIDA
STATEMENT OF NET POSITION
SEPTEMBER 30, 2025

	Primary Government		
	Governmental Activities	Business-Type Activities	Total
Assets			
Current assets:			
Cash and cash equivalents	$ 20,807,414	$ 9,921,913	$ 30,729,327
Investments	8,825,321	4,738,586	13,563,907
Restricted cash and cash equivalents	2,035,705	165,383	2,201,088
Restricted investments	-	1,200,383	1,200,383
Intergovernmental receivables	519,347	-	519,347
Accounts receivable, net	434,943	957,963	1,392,906
Prepaid costs and inventories	2,190	-	2,190
Lease receivable	141,438	-	141,438
Total current assets	32,766,358	16,984,228	49,750,586
Noncurrent assets:			
Nondepreciable capital assets	2,803,970	1,680,665	4,484,635
Depreciable capital assets, net	13,592,690	12,326,257	25,918,947
Lease receivable	3,084,684	-	3,084,684
Total noncurrent assets	19,481,344	14,006,922	33,488,266
Total assets	52,247,702	30,991,150	83,238,852
Deferred outflows of resources			
Police Pension related	639,698	-	639,698
Total deferred outflows of resources	639,698	-	639,698
Liabilities, Deferred Inflows of Resources and Net Position			
Liabilities:			
Current liabilities:			
Accounts payable and accrued liabilities	747,195	1,349,269	2,096,464
Unearned revenues	149,741	-	149,741
Retainage payable	-	38,713	38,713
Customer deposits payable from restricted assets	-	165,383	165,383
Total OPEB liability	26,551	1,409	27,960
Leases and compensated absences	396,314	173,077	569,391
Total current liabilities	1,319,801	1,727,851	3,047,652
Noncurrent liabilities:			
Net pension liability	278,218	-	278,218
Total OPEB liability	610,699	32,413	643,112
Leases and compensated absences	642,785	281,101	923,886
Total noncurrent liabilities	1,531,702	313,514	1,845,216
Total liabilities	2,851,503	2,041,365	4,892,868
Deferred inflows of resources:			
Police Pension related	2,483,065	-	2,483,065
Lease related	3,000,127	-	3,000,127
Total deferred inflows of resources	5,483,192	-	5,483,192
Net position:			
Net investment in capital assets	16,365,085	13,968,209	30,333,294
Restricted for:			
Building permitting activities	1,902,148	-	1,902,148
Infrastructure surtax	4,019,955	-	4,019,955
Law enforcement	133,716	-	133,716
Impact fee capital costs	-	1,200,383	1,200,383
Unrestricted	22,131,801	13,781,193	35,912,994
Total net position	$ 44,552,705	$ 28,949,785	$ 73,502,490

See notes to the financial statement

TOWN OF LANTANA, FLORIDA
STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

Function/Program	Expenses	Program Revenues: Charges for Services	Program Revenues: Operating Grants and Contributions	Program Revenues: Capital Grants and Contributions	Net (Expense) Revenue and Changes in Net Position: Primary Government: Governmental Activities	Net (Expense) Revenue and Changes in Net Position: Primary Government: Business-Type Activities	Net (Expense) Revenue and Changes in Net Position: Primary Government: Total
Primary government:							
Governmental activities:							
General government	$ 1,577,230	$ 1,444,895	$ 3,022	$ -	$ (129,313)	$ -	$ (129,313)
Public safety	10,421,442	1,588,722	50,868	-	(8,781,852)	-	(8,781,852)
Physical environment	4,391,813	1,062,884	-	1,252,862	(2,076,067)	-	(2,076,067)
Culture and recreation	1,972,395	612,700	-	84,531	(1,275,164)	-	(1,275,164)
Total government activities	18,362,880	4,709,201	53,890	1,337,393	(12,262,396)	-	(12,262,396)
Business-type activities:							
Water and sewer	8,012,842	8,299,164	-	-	-	286,322	286,322
Stormwater and flooding improvement	29,831	523,916	-	-	-	494,085	494,085
Total business-type activities	8,042,673	8,823,080	-	-	-	780,407	780,407
Total primary government	26,405,553	13,532,281	53,890	1,337,393	(12,262,396)	780,407	(11,481,989)
General revenues:							
Property taxes					7,028,256	-	7,028,256
Franchise taxes and utility taxes					3,445,477	-	3,445,477
Contributions not restricted to specific programs					2,319,077	-	2,319,077
Interest income					921,774	454,389	1,376,163
Other revenues					370,158	42,492	412,650
Gain on sale of capital assets					9,675	186	9,861
Total general revenues					14,094,417	497,067	14,591,484
Change in net position					1,832,021	1,277,474	3,109,495
Net position - beginning					42,720,684	27,672,311	70,392,995
Net position, ending					$ 44,552,705	$ 28,949,785	$ 73,502,490

See notes to the financial statements

TOWN OF LANTANA, FLORIDA
BALANCE SHEET
GOVERNMENTAL FUNDS
SEPTEMBER 30, 2025

	Major Funds			
	General Fund	Special Revenue Fund - Infrastructure Surtax	Nonmajor Governmental Funds	Total Governmental Funds
Assets				
Cash and cash equivalents	$ 16,240,050	$ 3,817,198	$ -	$ 20,057,248
Investments	8,825,321	-	-	8,825,321
Restricted cash and cash equivalents	1,902,148	-	133,557	2,035,705
Receivables:				
Intergovernmental	313,810	205,322	215	519,347
Accounts receivable, net	434,943	-	-	434,943
Due from other funds	42,850	-	-	42,850
Prepaid costs and inventories	2,190	-	-	2,190
Lease receivable	3,226,122	-	-	3,226,122
Total assets	$ 30,987,434	$ 4,022,520	$ 133,772	$ 35,143,726
Liabilities, Deferred Inflows of Resources and Fund Balances				
Liabilities:				
Accounts payable and accrued liabilities	$ 742,074	$ 2,565	$ 2,556	$ 747,195
Unearned revenues	149,741	-	-	149,741
Due to other funds	-	-	42,850	42,850
Total liabilities	891,815	2,565	45,406	939,786
Deferred Inflows of Resources:				
Lease related	3,000,127	-	-	3,000,127
Total deferred inflows of resources	3,000,127	-	-	3,000,127
Fund balances:				
Non-spendable for prepaid costs and inventories	2,190	-	-	2,190
Restricted for:				
Building permitting activities	1,902,148	-	-	1,902,148
Infrastructure surtax	-	4,019,955	-	4,019,955
Law enforcement	-	-	133,716	133,716
Committed for Council directed projects	3,300,000	-	-	3,300,000
Assigned for:				
Contracts	646,794	-	-	646,794
Carry-forward expenditures	4,958,910	-	-	4,958,910
Subsequent year's expenditures	549,000	-	-	549,000
Unassigned	15,736,450	-	(45,350)	15,691,100
Total fund balances	27,095,492	4,019,955	88,366	31,203,813
Total liabilities, deferred inflows of resources and fund balances	$ 30,987,434	$ 4,022,520	$ 133,772	$ 35,143,726

See notes to the financial statements

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

Fund balance - governmental funds		$ 31,203,813
Amounts reported for governmental activities in the statement of net position are different because:		
Capital assets used in governmental activities are not financial assets therefore, are not reported as assets in the governmental funds. The statement of net position includes those capital assets, net of any accumulated depreciation, in the net position of the government as a whole.		
Cost of capital assets	51,078,861	
Accumulated depreciation	(34,682,201)	16,396,660
The net pension liability is not reported as a liability in the fund financial statements, but is reported as a liability in the government-wide financial statements.		(278,218)
The Total OPEB liability is not reported as a liability in the fund financial statements, but is reported as a liability in the government-wide financial statements.		(637,250)
Deferred outflows of resources related to the pension are recorded in the statement of net position.		639,698
Deferred inflows of resources related to the pension are recorded in the statement of net position.		(2,483,065)
Internal service funds are used by management to charge the insurance to individual funds. The assets and liabilities of the internal service fund are included in governmental activities in the statement of net position.		750,166
Liabilities not due and payable from current available resources are not reported as liabilities in the governmental fund statements. All liabilities, both current and long-term, are reported in the government-wide financial statements.		
Leases		(31,575)
Compensated absences		(1,007,524)
Net position of governmental activities		$ 44,552,705

See notes to the financial statements

TOWN OF LANTANA, FLORIDA
STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE
GOVERNMENTAL FUNDS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Major Funds			
	General Fund	Special Revenue Fund - Infrastructure Surtax	Nonmajor Governmental Funds	Total Governmental Funds
Revenues:				
Property taxes	$ 7,028,256	$ -	$ -	$ 7,028,256
Franchise fees and utility taxes	3,445,477	-	-	3,445,477
Other taxes	320,974	-	-	320,974
Permits and fees	790,402	-	-	790,402
Intergovernmental	2,346,829	1,252,862	-	3,599,691
Charges for services	682,133	-	-	682,133
Fines and forfeitures	452,601	-	4,905	457,506
Interest income	854,626	65,061	5,109	924,796
Grant revenue	5,368	-	130,031	135,399
Interlocal agreements	1,125,764	-	-	1,125,764
Special assessments	1,062,884	-	-	1,062,884
Other revenues	621,619	-	-	621,619
Total revenues	18,736,933	1,317,923	140,045	20,194,901
Expenditures:				
Current:				
General government	1,479,790	-	-	1,479,790
Public safety	9,705,898	518,261	125,587	10,349,746
Physical environment	3,205,518	-	76,834	3,282,352
Culture and recreation	1,386,767	-	-	1,386,767
Capital outlay	898,763	8,600	438,976	1,346,339
Total expenditures	16,676,736	526,861	641,397	17,844,994
Excess (deficiency) of revenues over expenditures	2,060,197	791,062	(501,352)	2,349,907
Other financing sources (uses):				
Transfers in /(out)	(18,552)	-	18,552	-
Total other financing sources (uses)	(18,552)	-	18,552	-
Net change in fund balances	2,041,645	791,062	(482,800)	2,349,907
Fund balances, beginning	25,053,847	3,228,893	571,166	28,853,906
Fund balances, ending	$ 27,095,492	$ 4,019,955	$ 88,366	$ 31,203,813

See notes to the financial statements

TOWN OF LANTANA, FLORIDA
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

Net change in fund balances - total governmental funds	$	2,349,907
Amounts reported for governmental activities in the statement of activities are different because:		
Capital assets are reported in the governmental fund as expenditures. However, in the statement of activities, the cost of certain of these assets are eliminated and capitalized as capital assets.		1,286,836
Depreciation of capital assets is not recognized in the governmental fund statement but is reported as an expense on the statement of activities.		(2,480,462)
Repayment of long-term liabilities are reported as expenditures in the governmental fund, but such repayments reduce liabilities in the statement of net position and are eliminated from the statement of activities.		12,169
Expenses reported in the statement of activities that do not require the use of current financial resources are not reported as expenditures in the fund financial statements. The details of the differences are as follows:		
Current change in compensated absence		(36,309)
Current change in total OPEB liability and related deferred inflows and outflows of resources		7,793
Current change in net pension liability and related deferred inflows and outflows of resources		692,087
Change in net position of governmental activities	$	1,832,021

See notes to the financial statements

TOWN OF LANTANA, FLORIDA
STATEMENT OF NET POSITION - PROPRIETARY FUNDS
SEPTEMBER 30, 2025

	Business-Type Activities			Governmental Activities
	Water and Sewer Fund	Stormwater and Flooding Improvement Fund	Enterprise Funds Total	Internal Service Fund
Assets				
Current Assets				
Cash and cash equivalents	$ 9,423,732	$ 498,181	$ 9,921,913	$ 750,166
Investments	4,738,586	-	4,738,586	-
Restricted cash and cash equivalents	165,383	-	165,383	-
Restricted investments	1,200,383	-	1,200,383	-
Accounts receivable, net	954,679	3,284	957,963	-
Total current assets	16,482,763	501,465	16,984,228	750,166
Capital Assets				
Land	4,300	-	4,300	-
Construction in progress	1,512,862	-	1,512,862	-
Buildings and plant	15,025,651	-	15,025,651	-
Infrastructure	14,250,381	-	14,250,381	-
Property and equipment	3,983,772	-	3,983,772	-
Intangible assets	3,246,342	-	3,246,342	-
Total capital assets	38,023,308	-	38,023,308	-
Less accumulated depreciation	(24,016,386)		(24,016,386)	-
Net capital assets	14,006,922	-	14,006,922	-
Total noncurrent assets	14,006,922	-	14,006,922	-
Total assets	30,489,685	501,465	30,991,150	750,166
Liabilities				
Current Liabilities				
Accounts payable and accrued liabilities	1,349,269	-	1,349,269	-
Contracts and retainage payable	38,713	-	38,713	-
Customer deposits payable from restricted assets	165,383	-	165,383	-
Total OPEB liability	1,409	-	1,409	-
Compensated absences	173,077	-	173,077	-
Total current liabilities	1,727,851	-	1,727,851	-
Long-Term Liabilities				
Total OPEB liability	32,413	-	32,413	-
Compensated absences	281,101	-	281,101	-
Total long-term liabilities	313,514	-	313,514	-
Total liabilities	2,041,365	-	2,041,365	-
Net Position				
Net investment in capital assets	13,968,209	-	13,968,209	-
Restricted for impact fee capital costs	1,200,383	-	1,200,383	-
Unrestricted	13,279,728	501,465	13,781,193	750,166
Total net position	$ 28,448,320	$ 501,465	$ 28,949,785	$ 750,166

See notes to the financial statements

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

	Business-Type Activities			Governmental Activities
	Water and Sewer Fund	Stormwater and Flooding Improvement Fund	Enterprise Funds Total	Internal Service Fund
Operating revenues:				
Charges for services	$ 8,299,164	$ 523,916	$ 8,823,080	$ 927,722
Miscellaneous revenue	42,678	-	42,678	-
Total operating revenues	8,341,842	523,916	8,865,758	927,722
Operating expenses:				
Salaries and fringe benefits	2,775,788	-	2,775,788	-
Cost of sales and services	4,228,295	-	4,228,295	-
General and administrative	-	29,831	29,831	927,722
Depreciation and amortization	1,008,759	-	1,008,759	-
Total operating expenses	8,012,842	29,831	8,042,673	927,722
Operating income (loss)	329,000	494,085	823,085	-
Nonoperating revenues (expenses):				
Interest income	447,009	7,380	454,389	-
Total nonoperating revenues (expenses)	447,009	7,380	454,389	-
Change in net position	776,009	501,465	1,277,474	-
			-	
Net position - beginning	27,672,311	-	27,672,311	750,166
Net position - ending	$ 28,448,320	$ 501,465	$ 28,949,785	$ 750,166

See notes to the financial statements

TOWN OF LANTANA, FLORIDA
STATEMENT OF CASH FLOWS - PROPRIETARY FUNDS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Business-Type Activities			Governmental Activities
	Water and Sewer Fund	Stormwater and Flooding Improvement Fund	Enterprise Funds Total	Internal Service Fund
Cash Flows From Operating Activities				
Receipts from customers and users	$ 8,279,478	$ 520,632	$ 8,800,110	$ -
Receipts from interfund services	-	-	-	927,722
Payments to suppliers	(4,227,688)	(29,831)	(4,257,519)	(927,722)
Payments to employees	(2,708,196)	-	(2,708,196)	-
Other receipts	42,678	-	42,678	-
Net cash provided by (used in) operating activities	1,386,272	490,801	1,877,073	-
Cash Flows From Capital and Related Financing Activities				
Purchase of capital assets	(2,291,589)	-	(2,291,589)	-
Principal paid on debt	(709)	-	(709)	-
Net cash provided by (used in) capital and related financing activities	(2,292,298)	-	(2,292,298)	-
Cash Flows From Investing Activities				
Purchase of investments	(265,366)	-	(265,366)	-
Interest received	447,009	7,380	454,389	-
Net cash provided by (used in) investing activities	181,643	7,380	189,023	-
Net increase (decrease) in cash and cash equivalents	(724,383)	498,181	(226,202)	-
			-	
Cash and cash equivalents, beginning	10,313,498	-	10,313,498	750,166
Cash and cash equivalents, ending	$ 9,589,115	$ 498,181	$ 10,087,296	$ 750,166
Reconciliation to the statement of net position:				
Cash and cash equivalents	$ 9,423,732	$ 498,181	$ 9,921,913	$ 750,166
Restricted assets, cash	165,383	-	165,383	-
	$ 9,589,115	$ 498,181	$ 10,087,296	$ 750,166

(Continued)

See notes to the financial statements

TOWN OF LANTANA, FLORIDA
STATEMENT OF CASH FLOWS - PROPRIETARY FUNDS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025
(Continued)

	Business-Type Activities			Governmental Activities
	Water and Sewer Fund	Stormwater and Flooding Improvement Fund	Enterprise Funds Total	Internal Service Fund
Reconciliation of Operating Income (loss) to Net Cash Provided By (Used In) Operating Activities				
Operating income (loss)	$ 329,000	$ 494,085	$ 823,085	$ -
Adjustments to reconcile operating income (loss) to net cash provided by (used in) operating activities:				
Depreciation and amortization	1,008,759	-	1,008,759	-
Changes in assets and liabilities:			-	
(Increase) decrease in accounts receivable	(17,536)	(3,284)	(20,820)	-
Increase (decrease) in accounts payable	607	-	607	-
Increase (decrease) in other liabilities	(2,150)	-	(2,150)	-
Increase (decrease) in compensated absences	68,006	-	68,006	-
Increase (decrease) in total OPEB liability	(414)	-	(414)	-
Total adjustments	1,057,272	(3,284)	1,053,988	-
Net cash provided by (used in) operating activities	$ 1,386,272	$ 490,801	$ 1,877,073	$ -

See notes to the financial statements

TOWN OF LANTANA, FLORIDA
STATEMENT OF FIDUCIARY NET POSITION – PENSION TRUST FUND
SEPTEMBER 30, 2025

Assets		
Cash	$	35,273
Investments, at fair value:		
U.S. government obligations		3,189,851
U.S. government agency obligations		2,884,574
Corporate bonds		390,786
International fixed income investment fund		2,073,241
Domestic equity investment fund		16,348,793
International equity investment fund		5,209,964
Real estate investment funds		1,238,365
Temporary investment funds		165,958
Receivables		
Plan members receivable		7,867
Interest receivable		28,056
Total assets		31,572,728
Liabilities		
Accounts payable		14,602
Due to broker-dealers		34,536
Total liabilities		49,138
Net position restricted for pensions	$	31,523,590

See notes to the financial statements

TOWN OF LANTANA, FLORIDA
STATEMENT OF CHANGES IN FIDUCIARY NET POSITION
PENSION TRUST FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

Additions		
Contributions:		
Town	$	1,054,308
Members		203,726
State/Other		226,596
Total contributions		1,484,630
Investment earnings:		
Net increase/(decrease) in fair value of investments		2,081,110
Interest and dividend income		1,220,726
Investment expense		(57,640)
Net investment earnings		3,244,196
Total additions		4,728,826
Deductions:		
Benefits		960,827
Refunds of contribution		61,301
Administrative expense		90,482
Total deductions		1,112,610
Net increase		3,616,216
Net position restricted for pensions		
Beginning		27,907,374
Ending	$	31,523,590

See notes to the financial statements

NOTES TO FINANCIAL STATEMENTS


TOWN OF LANTANA
FLORIDA

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The Town of Lantana, Florida (the Town) was originally incorporated in 1921 pursuant to Chapter 8998, Laws of Florida. It was re-incorporated in 1931 by Chapter 15302, Laws of Florida. The Town operates under a Council-Manager form of government. The Town is governed by an elected Mayor and a four-member Town Council (the "Council"), which appoints a Town Manager. The Town provides the following services: public safety, recreation, sanitation, streets and roads, planning and zoning, water and sewer, and general administrative services.

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

a. Reporting Entity

Under governmental accounting and financial reporting standards, the Town's reporting entity consists of the Town, organizations for which the Town is financially accountable and other organizations for which the nature and significance of their relationship with the Town are such that exclusion would cause the Town's financial statements to be misleading or incomplete. The Town is considered financially accountable if it appoints a voting majority of an organization's governing body and it is able to impose its will on that organization. The Town may also be financially accountable if an organization is fiscally dependent on the primary government regardless of the authority of the organization's governing board. Legally separate organizations outside of the primary government that meet the criteria for financial accountability are considered component units. Based upon the application of these criteria, there were no organizations that met the criteria described above.

b. Government-Wide and Fund Financial Statements

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the Town. For the most part, the effect of interfund activity has been removed from these statements. Governmental activities, which normally are supported by taxes and intergovernmental revenues, are reported separately from business-type activities, which rely to a significant extent on fees and charges for support.

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

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

NOTE 1 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

c. Measurement Focus, Basis of Accounting and Financial Statement Presentation

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

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

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

The Town reports the following major governmental funds:

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

Infrastructure Surtax Fund — This fund is used to account for restricted funds designated by Florida Statutes for infrastructure expenditures.

The Town reports the following major enterprise funds:

Water and Sewer Fund - The Water and Sewer Fund is used to account for the provision of water and sewer services to residents of the service area. All activities to provide such services are accounted for in this fund, including administration, generation, transmission, distribution, collection, pumping, treatment, disposal and customer service.

Stormwater and Flooding Improvement Fund– This fund is used to account for all revenues from the stormwater and flooding improvement assessments, grants and other funding sources and expenditures from which expenditures relating to the stormwater and flooding improvements shall be paid from.

Additionally, the Town reports the following fund types:

Internal Service Fund - The Internal Service Fund is used to account for insurance premiums and deductibles which are funded by other Town funds on a cost reimbursement basis.

Pension Trust Fund - The Pension Trust Fund accounts for the activities of the Police Relief and Pension Fund, which accumulates resources for pension benefit payments to qualified employees.

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

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

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

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

Proprietary funds distinguish operating revenues and expenses from non-operating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund's principal ongoing operations. The principal operating revenues of the Water and Sewer Fund and the Internal Service Fund are charges to customers for sales and services. Operating expenses for the Water and Sewer Fund and the Internal Service Fund include the cost of sales and services, general and administrative expenses, depreciation and amortization. All revenues and expenses not meeting this definition are reported as non-operating revenues and expenses.

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

d. New Accounting Standards Adopted

During fiscal year 2025, the Town adopted new accounting standards as follows:

GASB 101: Compensated Absences:
This statement, issued in June 2022 and effective for fiscal years beginning after December 15, 2023, updates the recognition and measurement guidance for compensated absences. This statement requires that liabilities for compensated absences be recognized for leave that has not been used and for leave that has been used but not yet paid in cash or settled through noncash means.

GASB 102: Certain Risk Disclosures:
This statement, issued in December 2023 and effective for fiscal years beginning after June 15, 2024, requires disclosures about certain risks that could significantly affect a governmental entity's financial position.

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

e. Assets, Liabilities, and Net Position or Equity

1. Deposits and Investments

Cash and cash equivalents include cash on hand, time and demand deposits. The Town maintains a cash pool that is available for use by all funds. Interest earned on pooled cash is allocated to each of the funds based on the fund's average equity balance on a monthly basis.

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

The Town records all interest revenue related to investment activities in the respective funds. Investments are measured at amortized cost or reported at fair value as required by generally accepted accounting principles.

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

2. Interfund Receivables and Payables

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

3. Receivables

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

4. Inventories and Prepaid Costs

Inventories consist principally of materials and supplies held for consumption and are recorded at cost using the first-in first-out method. In the governmental funds, the cost of inventories are recorded as expenditures at the time of purchase, while in the proprietary funds, the cost of inventories are recorded as expenses when consumed. In the governmental funds, reported inventories are offset in a non-spendable fund balance category which indicates that they do not constitute available spendable resources.

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid costs using the consumption method in both government-wide and fund financial statements.

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

e. Assets, Liabilities, and Net Position or Equity (Continued)

5. Capital Assets

Capital assets, which include property, plant, equipment, and infrastructure assets (e.g., roads, bridges, sidewalks, and similar items) and intangible assets, are reported in the applicable governmental or business-type activities columns in the government-wide financial statements. Capital assets are defined by the Town as assets with an initial individual cost of $1,000 or more and an estimated useful life in excess of one year. For right-to-use leased assets and subscription-based information technology arrangements assets, the same estimated minimum useful life is used (in excess of one year), but only those right-to-use leased assets and subscription-based information technology arrangements assets that have an initial individual value of more than $15,000 are reported as capital assets. Purchased or constructed assets are recorded at actual cost or estimated historical cost if actual cost is unavailable (except for intangible right-to-use leased assets, the measurement of which is discussed in Note 1.d.6 below and intangible subscription-based information technology arrangements assets which are measured in a similar manner to intangible right-to-use leased assets). Donated capital assets are recorded at acquisition value at the date of donation.

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

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

Asset	Years
Buildings and improvements	5-50
Roads and streets	10-25
Furniture, equipment and vehicles	2-10
Water and sewer system	3-50

Intangible capital assets consist of a right-to-use leased equipment, a right of use of the City of Lake Worth wastewater facilities, as well as computer software. These assets are being amortized using the straight-line method over the following useful lives:

Asset	Years
Computer software	2-5
Wastewater facilities rights of use	10-40
Right-to-use leased equipment	3

6. *Leases*

Lessee: When the Town is a lessee for a noncancellable lease the Town recognizes lease liabilities and intangible right-to-use leased assets (lease assets) in the government-wide financial statements. The Town recognizes lease liabilities with an initial, individual value of $15,000 or more.

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

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

e. Assets, Liabilities, and Net Position or Equity (Continued)

6. Leases (Continued)

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

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

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

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

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

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

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

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

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

7. Unearned Revenue

Governmental funds report unearned revenue in connection with resources that have been received, but not yet earned.

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

e. Assets, Liabilities, and Net Position or Equity (Continued)

8. *Deferred Outflows/Inflows of Resources*

Deferred outflows of resources represent a consumption of net assets that applies to future reporting period(s). For example, the Town would record deferred outflows of resources on the statement of net position related to debit amounts resulting from current and advance refundings resulting in the defeasance of debt (i.e., when there are differences between the reacquisition price and the net carrying amount of the old debt).

Deferred inflows of resources represent an acquisition of net assets that applies to future reporting period(s). For example, when an asset is recorded in the governmental fund financial statements, but the revenue is unavailable, the Town reports a deferred inflow of resources on the balance sheet until such times as the revenue becomes available.

9. Compensated Absences

It is the Town's policy to permit employees to accumulate, within certain limits, earned but unused vacation time, sick leave, and compensatory time, which will be paid to employees upon separation from Town service. All vacation and sick leave pay and compensatory time is accrued when incurred in the government-wide and proprietary fund financial statements. A liability for those amounts is reported in the governmental funds only if they have matured, for example, as a result of employee resignations and retirements.

10. Long-Term Obligations

In the government-wide financial statements long-term debt and other long-term obligations are reported as liabilities in the statement of net position. Bond premiums and discounts are deferred and amortized over the life of the Bonds. Bonds payable are reported net of applicable premiums or discounts. Bond issuance costs are expensed when incurred.

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

11. Net Position

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

Restricted net position is that portion of net position that has been restricted for general use by external parties (creditors, grantors, contributors, or laws or regulations of other governments) or imposed by law through constitutional provisions or enabling legislation. Unrestricted net position consists of all net position that does not meet the definition of either of the other two components.

NOTE 1 - SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

e. Assets, Liabilities, and Net Position or Equity (Continued)

12. Fund Equity

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

The Town's accounting and finance policies are used to interpret the nature and/or requirements of the funds and their corresponding assignment of restricted, committed, assigned or unassigned. The Town has established a policy for its use of unassigned fund balance amounts.

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

Committed fund balance. These amounts can only be used for the specific purposes determined by a formal action (Ordinance) of the Town Council, the Town's highest level of decision making authority. Commitments may be changed or lifted only by the Town Council taking the same formal action (Ordinance) that imposed the constraint originally. Resources accumulated pursuant to stabilization arrangements sometimes are reported in this category.

Assigned fund balance. Includes spendable fund balance amounts that are constrained by the Town's intent to be used for specific purposes, but are neither restricted nor committed. Town Council has by resolution authorized the Town Manager to assign fund balance. This balance includes (a) all remaining amounts that are reported in governmental funds (other than the General Fund) that are not classified as nonspendable, restricted, or committed, and (b) amounts in the General Fund that are intended to be used for a specific purpose. Specific amounts that are not restricted or committed in a special revenue fund are assigned for the purposes in accordance with the nature of their fund type.

Assignment within the General Fund conveys that the intended use of those amounts is for a specific purpose that is narrower than the general purposes of the Town itself.

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

13. Minimum Level of Unassigned Policy

Unassigned fund balance is the residual classification for the general fund and represents fund balance that has not been restricted, committed or assigned to specific purposes within the General Fund. If, after the annual audit, prior committed or assigned fund balance causes the unassigned fund balance to fall below 25% of general fund operating expenditures, the Town Manager will so advise Town Council in order for the necessary action to be taken to restore the unassigned fund balance to 25% of general fund operating expenditures. The Town shall take action necessary to restore the unassigned fund balance to acceptable levels within two years.

14. Use of Estimates

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

NOTE 2 – DEPOSITS AND INVESTMENTS

DEPOSITS

All of the Town's deposits are held in qualified public depositories pursuant to State of Florida Statutes, Chapter 280, *Florida Security for Public Deposits Act.* Under the Act, every qualified public depository shall deposit with the Treasurer eligible collateral of the depository to be held subject to his or her order. The Treasurer, by rule, shall establish minimum required collateral pledging levels. The pledging level may range from 25% to 125% of the average monthly balance of public deposits depending upon the depository's financial condition and establishment period. All collateral must be deposited with an approved financial institution. Any potential losses to public depositors are covered by applicable deposit insurance, sale of securities pledged as collateral and, if necessary, assessments against other qualified public depositories of the same type as the depository in default.

INVESTMENTS - TOWN

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

The Town had the following investments at September 30, 2025:

	Amortized Cost	Credit Risk	Maturities
Investment in Local Government Surplus Funds Trust Fund (Florida PRIME)	$ 13,722,226	S&P AAAm	Weighted average of the fund portfolio: 47 days
FL Class	1,042,064	S&P AAAm	Weighted average of the fund portfolio: 42 days
Total Investments	$ 14,764,290		

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

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

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

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

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

NOTE 2 – DEPOSITS AND INVESTMENTS (Continued)

***INVESTMENTS - TOWN (*Continued)**

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

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

As of September 30, 2025, there were no redemption fees or maximum transaction amounts, or any other requirements that serve to limit a participant's daily access to 100% of their account value.

Interest Rate Risk
The Town has an investment policy of structuring the investment portfolio so that the securities mature to meet cash requirements for ongoing operations, thereby avoiding the need to sell securities on the open market prior to maturity and investing operating funds primarily in short-term securities, money market mutual funds, or similar investment pools unless it is anticipated that long-term securities can be held to maturity without jeopardizing the liquidity requirements. The Town's investment policy limits the maturities on individual investments to no more than five years.

Credit Risk
The Town's investment policy limits investments to the highest ratings issued by a nationally recognized statistical rating organization (NRSRO). The Florida PRIME is rated AAAm by Standard and Poor's.

Concentration of Credit Risk
The Town's investment policy states that assets shall be diversified to control the risk of loss resulting from concentration of assets to a specific maturity, instrument, issue, dealer, or bank through which these securities are bought and sold. As of September 30, 2025, the Town did not invest in securities.

INVESTMENTS - LANTANA POLICE RELIEF AND PENSION FUND (LPRPF)

The Plan's Board of Trustees recognizes that the obligations of the Plan are long-term and that its investment policy should be made with a view toward performance and return over a number of years. The general investment objective is to obtain a reasonable total rate of return defined as interest and dividend income plus realized and unrealized capital gains or losses that commensurate with the prudent investor rule and Chapter 185 of the Florida Statutes. Permissible investments include obligations of the U.S. Treasury and U.S. agencies, high capitalization common or preferred stocks, pooled equity funds, high quality bonds or notes and fixed income funds.

NOTE 2 – DEPOSITS AND INVESTMENTS (Continued)

***INVESTMENTS - LANTANA POLICE RELIEF AND PENSION FUND (LPRPF) (*Continued)**

The Plan had the following investments at September 30, 2025:

	September 30, 2025	Credit Risk	Effective Duration
U.S. government obligations	$ 3,189,851	S&P AA+	8.36 years
U.S. government agency obligations	2,884,574	S&P AA+	12 years
Corporate bonds	390,786	S&P A	4.89 years
International fixed income investment fund	2,073,241	N/A	N/A
Domestic equity investment fund	16,348,793	N/A	N/A
International equity investment fund	5,209,964	N/A	N/A
Real estate investment funds	1,238,365	N/A	N/A
Temporary investment funds	165,958	Not Rated	Daily
	$ 31,501,532		

Interest Rate Risk
Interest rate risk is the risk that changes in interest rates will adversely affect the fair value of an investment in debt securities. Generally, the longer the time to maturity, the greater the exposure to interest rate risks. Through its investment policies, the Plan manages its exposure to fair value losses arising from increasing interest rates. The Plan limits the effective duration of its investment portfolio through the adoption of the Barclays Capital Intermediate Aggregate Bond Index benchmark.

Credit Risk
Credit risk is the risk that a debt issuer will not fulfill its obligations. The Plan's investment policy addresses credit risk by limiting investments in bonds and preferred stocks to securities rated investment grade or above by a Nationally Recognized Statistical Rating Organization, unless specifically approved by the Board of Trustees. Securities which are unrated may be purchased, if in the judgment of the investment manager, they would carry an investment grade rating. Consistent with State law, the Plan's investment guidelines limit its fixed income investments to a quality rating of "A" or equivalent as rated by Moody's or by Standard & Poor's bond rating services at the time of purchase. Fixed income investments which are downgraded below the minimum rating must be liquidated at the earliest beneficial opportunity. The Plan's investments were in compliance with the above at September 30, 2025.

Custodial Credit Risk
Custodial credit risk is defined as the risk that the Plan may not recover cash and investments held by another party in the event of a financial failure. The Plan requires all securities to be held by a third party custodian in the name of the Plan. Securities transactions between the broker-dealer and the custodian involving the purchase or sale of securities must be made on a "delivery vs. payment" basis to ensure that the custodian will have the security or money, as appropriate, in hand at the conclusion of the transaction.

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

Foreign Tax Withholdings and Reclaims
Withholding taxes on dividends from foreign securities are provided for based on rates established via treaty between the United States of America and the applicable foreign jurisdiction, or where no treaty exists at the prevailing rate established by the foreign country. Foreign tax withholdings are reflected as a reduction of dividend income in the statement of operations. Where treaties allow for a reclaim of taxes, the Plan will make a formal application for refund. Such reclaims are included as an addition to dividend income.

NOTE 2 – DEPOSITS AND INVESTMENTS (Continued)

***INVESTMENTS - LANTANA POLICE RELIEF AND PENSION FUND (LPRPF) (*Continued)**

Concentration of Credit Risk
The Plan's investment policy establishes limitations on portfolio composition by investment type and by issuer to limit its exposure to concentration of credit risk. The Board requires that Plan assets be invested with no more than 60% in stocks and convertible securities measured at cost or 70% of the Plan assets at market (fair) value. In addition, the Plan limits investment in common stock (equity investments) as follows:

- No more than five percent of the Plan's assets may be invested in the common or capital stock of any single corporation.
- The Plan's investment in the common stock of any single corporation shall not exceed three percent of such corporation's outstanding common or capital stock.

No individual investment represents a concentration of 5% or more of total investments.

Risks and Uncertainties
The Plan invests in a variety of investment funds. Investments in general are exposed to various risks, such as interest rate, credit, and overall volatility risk. Due to the level of risk associated with certain investments, it is reasonably possible that changes in the values of investments will occur in the near term and that such changes could materially affect the amounts reported in the statements of fiduciary net position available for benefits.

Investment Measurement at Fair Value
The Plan categorizes its fair value measurement within the fair value hierarchy established by generally accepted accounting principles. The Plan has the following total recurring fair value measurements as of September 30, 2025:

- Mutual funds - The rationale for inclusion in Level 1 or Level 2 points to the unobservable inputs involved in mutual fund pricing. Mutual funds do not trade using bid and ask, as with ETF's or common stock. Instead, the prices are determined by the net asset value of the underlying investments at the close of business for the next day's open. The underlying assets themselves may include a variety of Level 1 and Level 2 securities and some may be valued using matrix pricing which interpolates the price of a security based on the price of similar securities.
- Fixed income funds - Valued using pricing models maximizing the use of observable input for similar securities. This includes basing value on yield currently available on comparable securities of issues with similar credit ratings.
- Debt securities - Debt securities classified in Level 1 of the fair value hierarchy are valued using prices quoted in active markets for those securities. Debt securities classified in Level 2 of the fair value hierarchy are valued using a matrix pricing technique. Matrix pricing is used by International Data Corporation and Bloomberg, L.P. to value securities based on the securities' relationship to benchmark quoted prices.

NOTE 2 – DEPOSITS AND INVESTMENTS *(Continued)*

INVESTMENTS - LANTANA POLICE RELIEF AND PENSION FUND (LPRPF) (Continued)

Investment Measurement at Fair Value (Continued)

Investments were measured as follows as of September 30, 2025:

Investments by fair value level	September 30, 2025	Fair Value Measurements Using Level 1	Level 2
U.S. government obligations	$ 3,189,851	$ 564,001	$ 2,625,850
U.S. government agency obligations	2,884,574	-	2,884,574
Corporate bonds	390,786	-	390,786
International fixed income investment fund	2,073,241	2,073,241	-
Domestic equity investment fund	16,348,793	16,348,793	-
International equity investment fund	5,209,964	5,209,964	-
Temporary investment funds	165,958	165,958	-
Total investments by fair value level	$ 30,263,167	$ 24,361,957	$ 5,901,210
Investments measured at the net asset value (NAV):			
Real estate investment funds	1,238,365		
Total Investments	$ 31,501,532		

The real estate investment funds are open end, commingled private real estate portfolios. These REIT-based funds are structured as Limited partnerships. Their primary focus is to invest in well-based income producing properties within major U.S. markets. The fair values of the investments in these funds have been determined using the NAV per unit of the Trust's ownership interest in partners' capital. The investments of the fund are valued quarterly. Withdrawal requests must be made 60 days in advance and may be paid in one or more installments.

NOTE 3 – PROPERTY TAXES

Ad valorem taxes on property values are assessed as of January 1st and are levied the following October. Taxes are payable on November 1st, with discounts allowed of 1% to 4% if paid prior to March 1st of the following calendar year. All unpaid taxes on real and personal property become delinquent and subject to lien on April 1st. Real and personal property taxes are collected by Palm Beach County and remitted to the Town. State law permits Florida cities to levy a maximum of $10 per $1,000 (10 mills) of assessed taxable value for general government services. The Town levied taxes at a rate of 3.7500 mills, combined with Palm Beach County's Fire/Rescue rate for the Municipal Service Taxing Unit (MSTU) of 3.4581, leaving a margin of 2.7912 mills under the maximum possible assessment of 10 mills.

NOTE 4 – RECEIVABLES

Receivables for the Town's individual major funds and non-major funds in the aggregate, including the applicable allowances for uncollectible accounts as of September 30, 2025, were as follows:

Receivables	General	Infrastructure Surtax	Nonmajor Governmental	Water and Sewer	Stormwater and Flooding
Accounts	$ 435,612	$ -	$ -	$ 958,479	$ 3,284
Intergovernmental	313,810	205,322	215	-	-
Gross receivables	749,422	205,322	215	958,479	3,284
Less allowance for uncollectibles	(669)	-	-	(3,800)	-
Net total receivables	$ 748,753	$ 205,322	$ 215	$ 954,679	$ 3,284

NOTE 5 – CAPITAL ASSETS

A summary of changes in the governmental activities capital assets for the fiscal year ended September 30, 2025 is presented as follows:

	Beginning Balance	Additions	Deletions	Ending Balance
Capital assets, not being depreciated:				
Land	$ 2,267,878	$ -	$ -	$ 2,267,878
Construction in progress	417,173	181,044	(62,125)	536,092
Total capital assets, not being depreciated	2,685,051	181,044	(62,125)	2,803,970
Capital assets, being depreciated:				
Roads and streets	26,505,639	6,870	-	26,512,509
Buildings and improvements	12,965,314	192,948	(7,186)	13,151,076
Machinery and equipment	7,651,398	968,099	(311,006)	8,308,491
Intangible assets - computer software	244,908	-	-	244,908
Right-to-use leased equipment	151,242	-	(93,335)	57,907
Total capital assets, being depreciated	47,518,501	1,167,917	(411,527)	48,274,891
Less accumulated depreciation:				
Roads and streets	(22,847,513)	(821,550)	-	(23,669,063)
Buildings and improvements	(5,533,370)	(598,677)	7,186	(6,124,861)
Machinery and equipment	(3,889,791)	(1,037,398)	311,006	(4,616,183)
Intangible assets - computer software	(244,908)	-	-	(244,908)
Right-to-use leased equipment	(97,684)	(22,837)	93,335	(27,186)
Total accumulated depreciation	(32,613,266)	(2,480,462)	411,527	(34,682,201)
Total capital assets, being depreciated, net	14,905,235	(1,312,545)	-	13,592,690
Governmental activities capital assets, net	$ 17,590,286	$ (1,131,501)	$ (62,125)	$ 16,396,660

NOTE 5 – CAPITAL ASSETS (Continued)

A summary of changes in the business-type activities capital assets for the fiscal year ended September 30, 2025 is presented as follows:

	Beginning Balance	Additions	Deletions	Ending Balance
Capital assets, not being depreciated:				
Land	$ 4,300	$ -	$ -	$ 4,300
Intangible assets - easements	163,503	-	-	163,503
Construction in progress	5,176,163	2,048,015	(5,711,316)	1,512,862
Total capital assets, not being depreciated	5,343,966	2,048,015	(5,711,316)	1,680,665
Capital assets, being depreciated:				
Buildings and plant	10,184,793	4,840,858	-	15,025,651
Infrastructure	13,379,924	870,457	-	14,250,381
Machinery and equipment	3,985,289	52,374	(53,891)	3,983,772
Intangible assets - computer software	2,682	-	-	2,682
Intangible assets - wastewater facilities	3,080,157	-	-	3,080,157
Right-to-use leased equipment	12,135	-	(12,135)	-
Total capital assets, being depreciated	30,644,980	5,763,689	(66,026)	36,342,643
Less accumulated depreciation:				
Buildings and plant	(8,480,458)	(330,837)	-	(8,811,295)
Infrastructure	(9,756,603)	(369,332)	-	(10,125,935)
Machinery and equipment	(1,742,684)	(307,524)	53,891	(1,996,317)
Intangible assets - computer software	(2,682)	-	-	(2,682)
Intangible assets - wastewater facilities	(3,080,157)	-	-	(3,080,157)
Right-to-use leased equipment	(11,069)	(1,066)	12,135	-
Total accumulated depreciation	(23,073,653)	(1,008,759)	66,026	(24,016,386)
Total capital assets, being depreciated, net	7,571,327	4,754,930	-	12,326,257
Business-type activities capital assets, net	$ 12,915,293	$ 6,802,945	$ (5,711,316)	$ 14,006,922

Depreciation expense was charged to the following function/programs as follows:

General government	$ 61,131
Public safety	783,745
Physical environment	1,049,958
Culture and recreation	585,628
Total depreciation expense, governmental activities	$ 2,480,462
Business-type activities:	
Water and sewer	$ 1,008,759

NOTE 6 – LEASES

Lease receivables

On May 1, 1997 the Town began leasing a restaurant it owns to a third party. The lease has been amended several times. On February 14, 2011, October 31, 2017 and on June 13, 2022 the lease was amended and set to expire on December 31, 2025, with an automatic two (2) year extension of the lease term unless the Town revokes said option. On May 17, 2011 the Town entered into an agreement to lease a portion of an approximately 8,250 square foot building it owns to the Palm Beach County Fire Department for the operation of Fire Station 37. The lease was amended effective on October 1, 2020 for five (5) years, with one (1) automatic renewal for an additional five (5) year term, unless either party provides one (1) year advance notice of non-renewal. The Town also has three leases of land it owns for communication towers. Two of the leases have terms including option periods set to expire on January 26, 2042. The remaining communication tower lease has a term including option periods set to expire on August 25, 2054. The Town recognized $258,188 in lease revenue and $54,475 in interest revenue during the fiscal year ended September 30, 2025 related to these leases. As of September 30, 2025, the Town's receivable related to these leases was $3,226,122. Also, the Town has a deferred inflow of resources associated with these leases that will be recognized as revenue over the lease term. As of September 30, 2025, the balance of the deferred inflow of resources was $3,000,127.

Lease payables

The Town has entered into lease agreement as lessee for the right to use of leased equipment. As of September 30, 2025, the value of the lease liability was $31,575. The Town is required to make principal and interest payments on the leases. At September 30, 2025, principal and interest payments due on the various leases were as follows:

Fiscal year ending September 30,	Principal	Interest	Total
2026	11,722	595	12,317
2027	11,991	326	12,317
2028	7,862	67	7,929
	$ 31,575	$ 988	$ 32,563

NOTE 7 – LONG-TERM DEBT

The following is a summary of the changes in general long-term liabilities for the year ended September 30, 2025 for governmental activities:

	Beginning Balances	Additions	Reductions	Total	Amount Due Within One Year
Net Pension Liability	$ 1,376,661	$ -	$ (1,098,443)	$ 278,218	$ -
Total OPEB Liability	645,043	-	(7,793)	637,250	26,551
Leases	43,744	-	(12,169)	31,575	11,722
Compensated Absences	971,215	675,983	(639,674)	1,007,524	384,592
	$ 3,036,663	$ 675,983	$ (1,758,079)	$ 1,954,567	$ 422,865

For the governmental activities, compensated absences, the net pension liability, and the total OPEB liability are mainly liquidated by the General Fund.

NOTE 7 – LONG-TERM DEBT (Continued)

The following is a summary of the changes in general long-term liabilities for the year ended September 30, 2025 for business-type activities:

	Beginning Balances	Additions	Reductions	Total	Amount Due Within One Year
Total OPEB Liability	$ 34,236	$ -	$ (414)	$ 33,822	$ 1,409
Leases	709	-	(709)	-	-
Compensated Absences	386,172	260,739	(192,733)	454,178	173,077
	$ 421,117	$ 260,739	$ (193,856)	$ 488,000	$ 174,486

NOTE 8 – EMPLOYEE RETIREMENT SYSTEMS

LANTANA POLICE RELIEF AND PENSION FUND (LPRPF)

The Town sponsors the LPRPF, a single employer defined benefit plan. The Plan is governed by a five member Board of Trustees. The Plan is reported as a pension trust fund and is included as part of the Town's reporting entity.

PLAN DESCRIPTION

The Plan was established by Ordinance enacted by the Town Council to provide for the creation and operation of the LPRPF. All full time certified police department employees are covered under this plan. The LPRPF issues separate audited financial statements which can be obtained by contacting the Town's Finance Department.

The Plan provides retirement, death and disability benefits for its participants. A participant may retire with normal benefits after reaching age 50 and accumulating 10 or more years of credited service. Normal retirement benefits are based on 3% of the participant's final average salary multiplied by the number of credited service years rendered. The final average salary for purposes of calculating benefits is the participant's average salary during the highest 5 years of a participant's last 10 years of employment. Salary does not include lump sum payments for accumulated leave. Any retiree or beneficiary who begins receiving pension benefits after October 2000 is entitled to a monthly supplemental pension benefit equal to $35 per year of service.

Effective January 8, 2001, a deferred retirement option plan (DROP) was adopted. Eligible participants may elect to participate in the DROP while continuing their active employment with the Town. Upon election, the participant becomes a retiree for all Plan purposes so that further benefits cease to accrue. Benefit payments that would have been payable to the participant as a result of retirement are accumulated and invested in individual participant accounts and are payable to the participants at the termination of employment.

BASIS OF ACCOUNTING

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

NOTE 8 – EMPLOYEE RETIREMENT SYSTEMS (Continued)

LANTANA POLICE RELIEF AND PENSION FUND (LPRPF) (Continued)

METHOD USED TO VALUE INVESTMENTS

Investments in common stock and bonds traded on a national securities exchange are valued at the last reported sales price on the last business day of the year; securities traded in the over-the-counter market and listed securities for which no sale was reported on that date are valued at the mean between the past reported bid and asked prices; investments in securities not having an established market value are valued at fair value as determined by the Board of Trustees. The fair value of an investment is the amount that the Plan could reasonably expect to receive for it in a current sale between a willing buyer and a willing seller, other than in a forced or liquidation sale. Purchases and sales of investments are recorded on a trade date basis.

Investment income is recognized on the accrual basis as earned. Unrealized appreciation in fair value of investments includes the difference between cost and fair value of investments held. The net realized and unrealized investment appreciation or depreciation for the year is reflected in the Statement of Changes in Fiduciary Net Position.

FUNDING POLICY

Contribution requirements are established and may be amended by the Town Council. The contribution requirements are determined on the benefit structure established by the Town. For the year ended September 30, 2025 the required member contributions were 8% of their annual covered earnings. Pursuant to Chapter 185 of the Florida Statutes, a premium tax on certain casualty insurance contracts written on Lantana properties is collected by the State and is remitted to the Plan. This amount totaled $226,596 for the year ended September 30, 2025 and is included in the general fund as a revenue and expenditure. The Town is required to contribute the remaining amounts necessary to finance the benefits through periodic contributions of actuarially determined amounts. For the year ended September 30, 2025, the Town's contribution was $1,054,308. Administrative costs are financed through investment earnings.

PENSION LIABILITIES AND PENSION EXPENSE, DEFERRED OUTFLOWS OF RESOURCES AND DEFERRED INFLOWS OF RESOURCES

The Town's net pension liability for the LPRPF is measured as the total pension liability less the pension plans' fiduciary net position. At September 30, 2025, the Town reported a net pension liability of $278,218 related to the LPRPF. The net pension liability was measured as of September 30, 2025, using an annual actuarial valuation as of October 1, 2024 rolled forward to September 30, 2025 using standard update procedures. For the fiscal year ended September 30, 2025, the Town recognized pension expense of $588,817.

NOTE 8 – EMPLOYEE RETIREMENT SYSTEMS (Continued)

LANTANA POLICE RELIEF AND PENSION FUND (LPRPF) (Continued)

PENSION LIABILITIES AND PENSION EXPENSE, DEFERRED OUTFLOWS OF RESOURCES AND DEFERRED INFLOWS OF RESOURCES (Continued)

The changes in the Net Pension Liability were as follow:

	Increases (Decreases)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension Liability
Balance at September 30, 2024	$ 29,284,035	$ 27,907,374	$ 1,376,661
Changes in the year:			
Service cost	807,378	-	807,378
Interest on the total pension liability	1,996,674	-	1,996,674
Differences between actual and expected experience in the measurement of the TPL	735,849	-	735,849
Changes of assumptions	-	-	-
Contributions - Employer (from Town)	-	1,054,308	(1,054,308)
Contributions - Employer (from State)	-	226,596	(226,596)
Contributions - Employees	-	203,726	(203,726)
Net investment income	-	3,244,196	(3,244,196)
Benefit payments	(960,827)	(960,827)	-
Refunds	(61,301)	(61,301)	-
Pension plan administrative expense	-	(90,482)	90,482
Net changes	2,517,773	3,616,216	(1,098,443)
Balance at September 30, 2025	$ 31,801,808	$ 31,523,590	$ 278,218

At September 30, 2025 the Town reported deferred outflows of resources and deferred inflows of resources related to the LPRPF from the following sources:

Description	Deferred Outflows of Resources	Deferred Inflows of Resources	Net Deferred Outflows and Inflows of Resources
Differences between expected and actual experience	$ 639,698	$ 7,859	$ 631,839
Net difference between projected and actual earnings on pension plan investments	-	2,475,206	(2,475,206)
Total	$ 639,698	$ 2,483,065	$ (1,843,367)

Amounts reported as deferred outflows and inflows of resources related to the LPRPF will be recognized in pension expense as follows:

Year ending September 30	Net Deferred Outflows of Resources
2026	$ 226,937
2027	(963,968)
2028	(836,759)
2029	(269,577)
2030	-
Thereafter	-
Total	$ (1,843,367)

NOTE 8 – EMPLOYEE RETIREMENT SYSTEMS (Continued)

LANTANA POLICE RELIEF AND PENSION FUND (LPRPF) (Continued)

PLAN MEMBERSHIP

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

	Police Officers
Inactive employees (or their beneficiaries) currently receiving benefits	31
Inactive employees entitled to but not yet receiving benefits	1
Active employees	28
Total	60

ACTUARIAL METHODS AND SIGNIFICANT ASSUMPTIONS

Significant actuarial assumptions and other inputs used to measure the total pension liability follow:

Valuation date	October 1, 2024
Measurement date	September 30, 2025
Actuarial cost method	Entry Age Normal
Actuarial Assumptions:	
Discount rate	6.75%
Inflation	2.50%
Salary increases	6.0%, including inflation
Investment Rate of Return	6.75%
Retirement age	Experience-based table of rates
Mortality	The mortality tables are the PUB-2010 Headcount Weighted Safety Below Median Employee Male Table (pre-retirement), the PUB-2010 Headcount Weighted Safety Employee Female Table (pre-retirement), the PUB-2010 Headcount Weighted Safety Below Median Healthy Retiree Male Table (post-retirement) and the PUB-2010 Safety Healthy Retiree Female Table (post-retirement). These tables use ages set forward one year and mortality improvements to all future years after 2010 using scale MP-2018. These are the same rates used for Special Risk Class members in the July 1, 2023 Actuarial Valuation of the Florida Retirement System (FRS).

Development of Single Discount Rate	
Single Discount Rate	6.75%
Long-Term Expected Rate of Return	6.75%
Long-Term Municipal Bond Rate*	4.90%
Last year ending September 30 in the 2025 to 2124 projection period for which projected benefit payments are fully funded	2124

*Source: Bond Buyer 20-Bond GO Index as of September 26, 2025. The “20-Bond GO Index” is based on 20 general obligation municipal bonds maturing in 20 years with mixed quality. In describing this index, the Bond Buyer website notes that the bonds’ average credit quality is roughly equivalent to Moody’s Investors Service’s Aa2 rating and Standard & Poor’s Corp.’s AA.

NOTE 8 – EMPLOYEE RETIREMENT SYSTEMS (Continued)

LANTANA POLICE RELIEF AND PENSION FUND (LPRPF) (Continued)

ACTUARIAL METHODS AND SIGNIFICANT ASSUMPTIONS (Continued)

Target allocation	Asset Class	Long-Term Expected Real Rate of Return (Arithmetic)
50%	Domestic Equity	7.50%
15%	International Equity	8.50%
20%	Domestic Bonds	2.50%
5%	International Bonds	3.50%
10%	Real Estate	4.50%

A single discount rate of 6.75% was used to measure the total pension liability. This single discount rate was based on the expected rate of return on pension plan investments of 6.75%. The projection of cash flows used to determine this single discount rate assumed that plan member contributions will be made at the current contribution rate and that employer contributions will be made at rates equal to the difference between the total actuarially determined contribution rates and the member rate. Based on these assumptions, the pension plan's fiduciary net position was projected to be available to make all projected future benefit payments of current plan members. Therefore, the long-term expected rate of return on pension plan investments (6.75%) was applied to all periods of projected benefit payments to determine the total pension liability.

Regarding the sensitivity of the net pension liability to changes in the single discount rate, the following presents the Town's net pension liability, calculated using a single discount rate of 6.75%, as well as what the plan's net pension liability would be if it were calculated using a single discount rate that is 1-percentage-point lower or 1-percentage-point higher:

	1% Decrease	Current Single Discount Rate Assumption	1% Increase
	5.75%	6.75%	7.75%
Net Pension Liability	$4,393,410	$278,218	($3,086,023)

DEFINED CONTRIBUTION PLAN

The Town of Lantana General Employees' Defined Contribution Plan (401a Plan) was established by the Town and is administered by Florida Municipal Pension Trust Fund ("FMPTF") to provide benefits at retirement for all of its full-time employees except police officers. Contributions equal 7% of each general employee's salary and 15% for the Town Manager's salary and up to a 2% match of any employee's contribution. The Plan permits participant nondeductible voluntary contributions in the amount of 1% to 10% of the participant's salary. Participants are fully vested after five years of service. Plan revisions and contribution requirements are established and may be amended by the Town Council. The covered payroll for the plan was $4,997,055. The Town's total payroll for the same period was $9,565,862. Town contributions for the year ended September 30, 2025, were $454,973. The contributions included forfeited amounts of $35,304. The amount of employee contributions made for the year ended September 30, 2025 were $0.

The Town of Lantana General Employees' Deferred Compensation Plan (457 Plan) was established by the Town and is administered by FMPTF to provide benefits at retirement for all of its full-time personnel. Director level employees may receive a 4% Town contribution, as the Town budget allows. The Town Manager position will receive Town contributions equal to the maximum annual amounts permitted by the IRS. Employee contributions are voluntary. The Town contributions for the year ended September 30, 2025, were $30,865. Participants are fully vested immediately. Plan revisions and contribution requirements are established and may be amended by the Town Council. The amounts of employee contributions for the year ended September 30, 2025 were $421,261.

NOTE 9 – OTHER POST EMPLOYMENT BENEFITS ("OPEB")

PLAN DESCRIPTION

The Town provides an optional single employer defined benefit post-employment healthcare plan to eligible individuals. The plan allows its employees and their beneficiaries, at their own cost, to continue to obtain health, dental and other insurance benefits upon retirement. The benefits of the plan conform to Florida Statutes, which are the legal authority for the plan. The plan has no assets and does not issue a separate financial report. There are no minimum required employer contributions.

FUNDING POLICY

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

At September 30, 2025, the following employees were covered by benefit terms:

Inactive employees or beneficiaries currently receiving benefits	1
Inactive employees entitled to, but not yet receiving benefits	-
Active employees	94
	95

For the fiscal year ended September 30, 2025, the Town recognized OPEB expense of ($8,207).

CHANGES IN TOTAL OPEB LIABILITY, DEFERRED OUTFLOWS OF RESOURCES AND DEFERRED INFLOWS OF RESOURCES

Sources of changes in the total OPEB liability were as follows:

	Total OPEB Liability	Fiduciary Net Position	Total OPEB Liability
Balance as of September 30, 2024	$ 679,279	$ -	$ 679,279
Changes due to:			
Service cost	46,057	-	46,057
Interest on Total OPEB liability	27,601	-	27,601
Difference between expected and actual experience	-	-	-
Changes of assumptions and other inputs	(53,905)	-	(53,905)
Benefit payments	(27,960)	-	(27,960)
Balance as of September 30, 2025	$ 671,072	$ -	$ 671,072

NOTE 9 – OTHER POST EMPLOYMENT BENEFITS ("OPEB") (Continued)

ACTUARIAL METHODS AND ASSUMPTIONS

Significant actuarial assumptions used to calculate the total OPEB liability were as follows:

Measurement date	September 30, 2025
Actuarial valuation date	September 30, 2023
Actuarial cost method	Entry Age Normal (AMM)
Inflation rate	2.50%
Discount rate	4.90%
Salary rate increase	4.00%
Retirement age	Age 55 for Police Officers and Age 65 for General Employees
Mortality	Mortality tables used in the July 1, 2023 actuarial valuation of the Florida Retirement System for non-K-12 Instructional Regular Class members. These rates were taken from adjusted PUB-2010 mortality tables published by the Society of Actuaries with generational mortality improvements using Scale MP-2018. Adjustments to referenced tables are based on the results of a statewide experience study covering the period 2013 through 2018.
Healthcare cost trend rates	6.50% for FY beginning 2024, 6.25% for FY beginning 2025 and then gradually decreasing to an ultimate trend rate of 4.00%.
Other Information:	Changes in assumptions and other inputs since previous valuation include: -Discount rate changed to 4.90% (from 3.88%). There were no benefit changes during the year.

SENSITIVITY OF THE TOTAL OPEB LIABILITY TO CHANGES IN THE DISCOUNT RATE

The following presents the total OPEB liability of the Town, as well as what the Town's total OPEB liability would be if it were calculated using a discount rate that is 1-percentage-point lower or 1-percentage-point higher than the current discount rate:

1% Decrease 3.90%	Current Discount Rate 4.90%	1% Increase 5.90%
$723,918	$671,072	$622,881

NOTE 9 – OTHER POST EMPLOYMENT BENEFITS ("OPEB") (Continued)

SENSITIVITY OF THE TOTAL OPEB LIABILITY USING ALTERNATIVE HEALTHCARE COST TREND RATES

The following presents the total OPEB liability of the Town, as well as what the Town's total OPEB liability would be if it were calculated using healthcare cost trend rates that are 1-percentage-point lower or 1-percentage-point higher than the current healthcare cost trend rates:

1% Decrease	Current Healthcare Cost Trend Rate Assumption	1% Increase
$605,007	$671,072	$747,588

NOTE 10 – INTERFUND RECEIVABLES, PAYABLES AND TRANSFERS

Interfund receivables and payables for the fiscal year ended September 30, 2025 were as follows:

	Due from other funds	Due to other funds
General Fund	$ 42,850	$ -
Grants Fund	-	42,850
	$ 42,850	$ 42,850

The outstanding balances between funds result primarily from the time lag between the dates that transactions are recorded in the accounting system and payments between funds are made. In the case of the Town, the balances between the general fund and the grants fund relate to grants fund expenditures paid for by the general fund that were not yet reimbursed by the grants fund to the general fund as of September 30, 2025.

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

	Transfers In	Transfers Out
General Fund	$ -	$ 18,552
ARPA Fund	18,552	-
	$ 18,552	$ 18,552

Transfers are used to move resources from the fund where they are received to the fund where they are appropriated for expenditure. For the Town, transfers from the General Fund to the ARPA fund were made to provide additional funding for ARPA-related expenditures in excess of available ARPA revenues.

NOTE 11 - INTERLOCAL AGREEMENTS (ILAs)

POLICE SERVICES

The Town has entered into an interlocal agreement for the provision of police services by the Town of Lantana within the Town limits of Hypoluxo. The agreement expires on September 30, 2029. The Town received $899,168 from Hypoluxo for the year ended September 30, 2025.

NOTE 11 - INTERLOCAL AGREEMENTS (ILAs) (Continued)

WASTEWATER SERVICE AND FACILITIES COST SHARING

On May 13, 2024, the Town renewed an ILA for Wastewater Service and Wastewater Facilities Cost Sharing Agreement with the City of Lake Worth Beach (LWB) for sewage disposal services along with other participating municipalities and entities (i.e., Atlantis, Lake Clarke Shores, Manalapan, Palm Beach, Palm Springs, South Palm Beach and Palm Beach State College). The ILA specifies each party's financial responsibilities related to LWB's wastewater collection system. The costs are allocated based on each entity's proportionate flow (volume of wastewater discharged into their system) and includes LWB's Subregional System's Operating and Maintenance charges. The Town's expenditures related to this agreement for the year ended September 30, 2025, were $1,670,930.

NOTE 12 – ENCUMBRANCES AND CARRY FORWARDS

The following appropriations did not lapse at September 30, 2025 because they were encumbered or specifically designated to be carried forward to the subsequent fiscal year.

Fund:	
General Fund	$ 634,294
Infrastructure Surtax Fund	55,850
ARPA	1,249
Water and Sewer Fund	1,591,942
Total Encumbrances	$ 2,283,335

NOTE 13 - COMMITMENTS AND CONTINGENCIES

GRANTS

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

NOTE 14 - RISK MANAGEMENT

The Town is exposed to various risks of loss related to torts; theft of, damage to and destruction of assets; errors and omissions; and natural disasters for which the Town carries commercial insurance. The Town is also covered by Florida Statutes under the Doctrine of Sovereign Immunity which effectively limits the amount of liability of municipalities to individual claims of $200,000/$300,000 for all claims relating to the same accident. There were no changes in insurance coverage from the prior year and there were no settlements that exceeded insurance coverage in the last three years.

NOTE 15 – PRONOUNCEMENTS ISSUED, BUT NOT YET ADOPTED

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

GASB Statement No. 104: *Disclosure of Certain Capital Assets:*
This statement, issued in September 2024 and effective for fiscal years beginning after June 15, 2025, requires enhanced disclosures about certain capital assets, including detailed information on the nature and extent of capital assets held by a governmental entity.

NOTE 15 – PRONOUNCEMENTS ISSUED, BUT NOT YET ADOPTED (Continued)

GASB Statement No. 105: *Subsequent Events:*
This statement, issued in December 2025 and effective for fiscal years beginning after June 15, 2026, clarifies the subsequent events time frame and the distinction between recognized and nonrecognized subsequent events. It also establishes specific note disclosure requirements for nonrecognized subsequent events, including disclosure of the date through which subsequent events have been evaluated.

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

REQUIRED SUPPLEMENTARY INFORMATION
(Other than MD&A)

TOWN OF LANTANA, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE - BUDGET AND ACTUAL – GENERAL FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Budgeted Amounts		Actual Amounts	Variance with Final Budget- Positive (Negative)
	Original	Final		
Revenues:				
Property taxes	$ 6,957,938	$ 6,957,938	$ 7,028,256	$ 70,318
Franchise fees and utility taxes	3,507,981	3,507,981	3,445,477	(62,504)
Other taxes	255,000	255,000	320,974	65,974
Permits and fees	680,500	680,500	790,402	109,902
Intergovernmental	2,412,607	2,412,607	2,346,829	(65,778)
Charges for services	639,712	639,712	682,133	42,421
Fines and forfeitures	294,350	294,350	452,601	158,251
Interest income	337,016	337,016	854,626	517,610
Grant revenue	-	1,683,044	5,368	(1,677,676)
Interlocal agreements	1,089,200	1,125,765	1,125,764	(1)
Special assessments	1,054,643	1,054,643	1,062,884	8,241
Other revenues	427,924	512,278	621,619	109,341
Total revenues	17,656,871	19,460,834	18,736,933	(723,901)
Expenditures:				
Current:				
General Government:				
Town Council	155,341	155,341	139,571	15,770
Administrative	588,742	604,742	561,475	43,267
Finance	710,353	732,003	712,023	19,980
Nondepartmental	140,000	230,837	66,721	164,116
Total general government	1,594,436	1,722,923	1,479,790	243,133
Public safety:				
Police	8,788,128	8,750,761	8,318,688	432,073
Development services	1,536,446	1,645,630	1,387,210	258,420
Total public safety	10,324,574	10,396,391	9,705,898	690,493

See notes to required supplementary information

TOWN OF LANTANA, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCE - BUDGET AND ACTUAL – GENERAL FUND (Continued)
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Budgeted Amounts		Actual	Variance with Final Budget- Positive
	Original	Final	Amounts	(Negative)
Physical environment:				
Public Works	$ 3,338,265	$ 3,287,606	$ 3,205,518	$ 82,088
Total physical environment	3,338,265	3,287,606	3,205,518	82,088
Culture/recreation, parks and recreation:				
Library	547,617	551,600	559,493	(7,893)
Sports park	746,695	837,595	827,274	10,321
Total culture and recreation	1,294,312	1,389,195	1,386,767	2,428
Capital outlay	1,280,284	6,582,036	898,763	5,683,273
Total expenditures	17,831,871	23,378,151	16,676,736	6,701,415
Excess (deficiency) of revenues over expenditures	(175,000)	(3,917,317)	2,060,197	5,977,514
Other financing sources (uses):				
Carryforward	175,000	3,975,868	-	(3,975,868)
Transfers out	-	(58,551)	(18,552)	39,999
Total other financing sources (uses)	175,000	3,917,317	(18,552)	(3,935,869)
Net change in fund balance	$ -	$ -	2,041,645	$ 2,041,645
Fund balance, beginning			25,053,847	
Fund balance, ending			$ 27,095,492	

See notes to required supplementary information

TOWN OF LANTANA, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCE - BUDGET AND ACTUAL – INFRASTRUCTURE SURTAX FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Infrastructure Surtax Fund			
	Budgeted Amounts		Actual	Variance With Final Budget-
	Original	Final	Amounts	Positive (Negative)
Revenues:				
Intergovernmental	$ 1,160,040	$ 1,160,040	$ 1,252,862	$ 92,822
Interest income	18,862	18,862	65,061	46,199
Total revenues	1,178,902	1,178,902	1,317,923	139,021
Expenditures:				
Current:				
Public Safety	398,902	398,902	518,261	(119,359)
Physical environment	500,000	524,844	-	524,844
Capital outlay	280,000	1,837,827	8,600	1,829,227
Total expenditures	1,178,902	2,761,573	526,861	2,234,712
Excess (deficiency) of revenues over expenditures	-	(1,582,671)	791,062	2,373,733
Other financing sources (uses):				
Carryforward	-	1,603,401	-	(1,603,401)
Transfers in (out)	-	(20,730)	-	20,730
Total other financing sources (uses)	-	1,582,671	-	(1,582,671)
Net change in fund balances	$ -	$ -	791,062	$ 791,062
Fund balance, beginning			3,228,893	
Fund balance, ending			$ 4,019,955	

See notes to required supplementary information

TOWN OF LANTANA, FLORIDA
NOTES TO REQUIRED SUPPLEMENTARY INFORMATION

NOTE 1 – BUDGETS AND BUDGETARY ACCOUNTING

State of Florida Statutes requires that all municipal governments establish budgetary systems and approve balanced annual operating budgets. The Town Council annually adopts an operating budget and appropriates funds for the General Fund and Special Revenue Funds, except for the Police Forfeiture Fund.

The procedures for establishing budgetary data are as follows:

By July 1st of each year, the Property Appraiser certifies the tax roll for the Town. The tax roll is used in formulating the proposed millage rate for the coming year. Thereafter, the following time table must be adhered to:

- Within 45 days the Town Manager must submit a proposed operating budget to the Council. The proposed budget includes expenditures and the means of financing them.
- Between 65-80 days from the date of certification (September 3rd — September 18th), the Town must hold a tentative budget and millage hearing. This hearing cannot be held sooner than ten days following the mailing of notices by the Property Appraiser (August 24th).
- Within 15 days of the tentative budget and millage hearing (September 18th — September 30th), the Town must advertise a final hearing on the budget.
- Not less than two or more than five days after the advertisement (September 20th — October 8th), a final hearing adopting the budget and millage is held.
- Within three days after the receipt of final value, the Finance Director completes form DR-422 and returns it to the Property Appraiser.
- Within 30 days of final millage and budget adoption, the Town must certify compliance with Section 200.065 and 200.068, Florida Statutes, to the Department of Revenue.

Budgets are adopted on the modified accrual basis of accounting, consistent with accounting principles generally accepted in the United States. All appropriations lapse at fiscal year end unless encumbered or specifically designated to be carried forward to the subsequent year. Changes or amendments to the total budgeted expenditures, except as noted above for encumbrances and carry forwards, of the Town must be approved by the Council. The legal level of control is at the departmental level. The General Fund budget was amended as follows: increase in revenues of $1,803,963, increase in carryforward of $3,800,868, increase in appropriations of $5,546,280, and increase of transfers out $58,551.

TOWN OF LANTANA, FLORIDA
REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF CHANGES IN THE NET PENSION LIABILITY AND RELATED RATIOS
LANTANA POLICE RELIEF AND PENSION FUND

Measurement Year Ended September 30,	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Total Pension Liability (TPL)										
Service cost	$ 807,378	$ 731,628	$ 711,489	$ 633,973	$ 640,452	$ 625,849	$ 545,724	$ 505,944	$ 362,009	$ 343,544
Interest on the total pension liability	1,996,674	1,883,054	1,745,814	1,654,350	1,585,956	1,455,520	1,414,270	1,376,374	1,024,448	989,489
Changes of benefit terms	-	-	-	-	-	-	(20,334)	-	3,021,409	-
Differences between actual and expected experience in the measurement of the TPL.	735,849	(17,107)	445,150	(116,623)	114,444	476,957	(63,829)	(700,332)	512,020	(298,613)
Changes of assumption	-	-	-	744,915	122,095	-	214,552	-	5,673	(221,282)
Benefit payments	(960,827)	(948,476)	(797,954)	(697,378)	(654,567)	(833,212)	(1,026,779)	(377,772)	(364,808)	(388,273)
Refunds	(61,301)	(9,530)	(22,860)	(9,406)	(34,927)	(24,942)	(17,668)	(10,762)	(930)	(31,262)
Other changes	-	-	-	-	-	-	-	-	-	27,147
Net change in total pension liability	2,517,773	1,639,569	2,081,639	2,209,831	1,773,453	1,700,172	1,045,936	793,452	4,559,821	420,750
Total pension liability - beginning	29,284,035	27,644,466	25,562,827	23,352,996	21,579,543	19,879,371	18,833,435	18,039,983	13,480,162	13,059,412
Total pension liability - ending (a)	$ 31,801,808	$ 29,284,035	$ 27,644,466	$ 25,562,827	$ 23,352,996	$ 21,579,543	$ 19,879,371	$ 18,833,435	$ 18,039,983	$ 13,480,162
Plan fiduciary net position										
Contributions - Employer (from Town)	$ 1,054,308	$ 1,067,766	$ 936,825	$ 943,987	$ 933,367	$ 991,819	$ 833,774	$ 701,427	$ 302,908	$ 429,970
Contributions - Employer (from State)	226,596	210,027	190,032	153,631	143,591	136,170	133,628	116,796	112,686	119,700
Contributions - Employees	203,726	209,940	198,753	183,718	179,196	180,660	145,099	124,905	120,005	120,049
Net investment income	3,244,196	5,058,923	2,262,759	(3,818,395)	3,956,453	1,759,889	723,759	1,268,013	1,510,543	987,257
Benefit payments	(960,827)	(948,476)	(797,954)	(697,378)	(654,567)	(833,212)	(1,026,779)	(377,772)	(364,808)	(388,273)
Refunds	(61,301)	(9,530)	(22,860)	(9,406)	(34,927)	(24,942)	(17,668)	(10,762)	(930)	(31,262)
Pension plan administrative expense	(90,482)	(75,954)	(80,126)	(78,564)	(67,988)	(78,287)	(69,643)	(86,349)	(57,996)	(65,361)
Net change in fiduciary net position	3,616,216	5,512,696	2,687,429	(3,322,407)	4,455,125	2,132,097	722,170	1,736,258	1,622,408	1,172,080
Plan fiduciary net position - beginning	27,907,374	22,394,678	19,707,249	23,029,656	18,574,531	16,442,434	15,720,264	13,984,006	12,361,598	11,189,518
Plan fiduciary net position - ending (b)	$ 31,523,590	$ 27,907,374	$ 22,394,678	$ 19,707,249	$ 23,029,656	$ 18,574,531	$ 16,442,434	$ 15,720,264	$ 13,984,006	$ 12,361,598
Net pension liability - ending (a) - (b)	$ 278,218	$ 1,376,661	$ 5,249,788	$ 5,855,578	$ 323,340	$ 3,005,012	$ 3,436,937	$ 3,113,171	$ 4,055,977	$ 1,118,564
Plan fiduciary net position as a percentage of the total pension liability	99.13%	95.30%	81.01%	77.09%	98.62%	86.07%	82.71%	83.47%	77.52%	91.70%
Covered payroll	$ 2,546,575	$ 2,624,250	$ 2,484,413	$ 2,296,475	$ 2,239,950	$ 2,258,250	$ 2,072,843	$ 1,784,354	$ 1,714,357	$ 1,704,833
Net Pension liability as a percentage of covered payroll	10.93%	52.46%	211.31%	254.98%	14.44%	133.07%	165.81%	174.47%	236.59%	65.61%

TOWN OF LANTANA, FLORIDA
REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF CONTRIBUTIONS
LANTANA POLICE RELIEF AND PENSION FUND

Required Supplementary Information
Schedule of Contributions
Last Ten Fiscal Years

NOTE: with GASB 68 ARC is no longer required to be reported. ADC is now required to be reported.

Police Officers Retirement Plan

Fiscal Year Ending September 30,	Actuarially Determined Contribution	Actual Contribution	Contribution Deficiency (Excess)	Covered Payroll	Actual Contribution as % of Covered Employee Payroll
2016	466,726	522,523	(55,797)	1,704,833	30.65 %
2017	415,594	415,594	-	1,714,357	24.24 %
2018*	904,992	818,223	86,769	1,784,354	45.86 %
2019	894,650	967,402	(72,752)	2,072,843	46.67 %
2020	929,330	1,127,989	(198,659)	2,258,250	49.95 %
2021	1,033,924	1,076,958	(43,034)	2,239,950	48.08 %
2022	1,068,833	1,097,618	(28,785)	2,296,475	47.80 %
2023	1,059,275	1,126,857	(67,582)	2,484,413	45.36 %
2024	1,155,782	1,277,793	(122,011)	2,624,250	48.69 %
2025	1,212,460	1,280,904	(68,444)	2,546,575	50.30 %

Note: This schedule is presented to illustrate the requirement to show information for 10 years. However, until a full 10-year trend is compiled, governments should present information for those years for which information is available.

*A portion of the prepaid Town contribution was applied to meet the remainder of the actuarially determined contribution for the fiscal year ended September 30, 2018.

Notes	Actuarially determined contribution rates are calculated as of October 1, which is two years prior to the end of the fiscal year in which contributions are reported.

The methods and assumptions used to determine contribution rates are as follows:

Valuation date	October 1, 2023
Actuarial cost method	Entry Age Normal
Amortization method	Level Dollar, Closed
Remaining amortization period	20 years
Asset valuation method	5-year smoothed market
Actuarial Assumptions:	
Inflation	2.50%
Salary increases	6.0%, including inflation
Investment Rate of Return	6.75%
Retirement age	Experience-based table of rates
Mortality	The mortality tables are the PUB-2010 Headcount Weighted Safety Below Median Employee Male Table (pre-retirement), the PUB-2010 Headcount Weighted Safety Employee Female Table (pre-retirement), the PUB-2010 Headcount Weighted Safety Below Median Healthy Retiree Male Table (post-retirement) and the PUB-2010 Safety Healthy Retiree Female Table (post-retirement). These tables use ages set forward one year and mortality improvements to all future years after 2010 using scale MP-2018. These are the same rates used for Special Risk Class members in the July 1, 2022 Actuarial Valuation of the Florida Retirement System (FRS).

TOWN OF LANTANA, FLORIDA
REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF CHANGES IN THE TOWN'S TOTAL OPEB LIABILITY AND RELATED RATIOS

	2025	2024	2023	2022	2021	2020	2019	2018
Total OPEB Liability								
Service cost	$ 46,057	$ 46,873	$ 46,678	$ 53,114	$ 51,567	$ 38,757	$ 47,152	$ 44,465
Interest	27,601	25,578	22,347	18,207	14,053	23,923	22,139	19,510
Difference between expected and actual experience	-	(892)	-	-	-	(51,181)	-	(55,240)
Changes in assumptions and other inputs	(53,905)	112,830	(10,346)	(300,783)	(18,107)	16,013	3,646	98,112
Benefit payments	(27,960)	(21,336)	(7,306)	(3,680)	(12,359)	(13,032)	(12,578)	(6,889)
Other changes	-	-	-	-	-	(27,006)	500	(71,289)
Net change in total OPEB liability	(8,207)	163,053	51,373	(233,142)	35,154	(12,526)	60,859	28,669
Total OPEB liability - beginning	679,279	516,226	464,853	697,995	662,841	675,367	614,508	585,839
Total OPEB liability - ending (a)	$ 671,072	$ 679,279	$ 516,226	$ 464,853	$ 697,995	$ 662,841	$ 675,367	$ 614,508
Plan Fiduciary Net Position								
Net change in plan fiduciary net position	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Plan fiduciary net position - beginning	-	-	-	-	-	-	-	-
Plan fiduciary net position - ending (b)	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Town's total OPEB liability - ending (a) - (b)	$ 671,072	$ 679,279	$ 516,226	$ 464,853	$ 697,995	$ 662,841	$ 675,367	$ 614,508
Plan fiduciary net position as a percentage of total OPEB liability	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
Covered employee payroll	$ 9,055,633	$ 7,253,505	$ 7,553,592	$ 7,246,371	$ 5,644,764	$ 5,644,764	$ 4,982,533	$ 4,982,533
Total OPEB liability as a percentage of covered employee payroll	7.41%	9.36%	6.83%	6.41%	12.37%	11.74%	13.55%	12.33%

Note: This schedule is presented to illustrate the requirement to show information for 10 years. However, until a full 10-year trend is compiled, governments should present information for those years for which information is available.

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

NONMAJOR GOVERNMENTAL FUNDS

Special Revenue Funds

Grants Fund — The Grants Fund is used to account for all financial resources applicable to grants awarded to the Town except for ARPA grants.

ARPA Fund – The ARPA Fund is used to account for all financial resources applicable to American Rescue Plan Act (ARPA) grants awarded to the Town.

Police Education Fund — This fund is used to account for restricted funds designated by Florida Statutes for training and education of law enforcement personnel.

Police Forfeiture Fund — This fund is used to account for restricted state and local forfeitures allocated to the Town.

TOWN OF LANTANA, FLORIDA
COMBINING BALANCE SHEET
NONMAJOR GOVERNMENTAL FUNDS
SEPTEMBER 30, 2025

	Special Revenue Funds				
	Grants Fund	ARPA Fund	Police Education Fund	Police Forfeiture Fund	Total Governmental Funds
Assets					
Restricted cash and cash equivalents	$ -	$ -	$ 13,125	$ 120,432	$ 133,557
Intergovernmental receivables	-	-	215	-	215
Total assets	$ -	$ -	$ 13,340	$ 120,432	$ 133,772
Liabilities and Fund Balances					
Liabilities:					
Accounts payable	$ 1,250	$ 1,250	$ -	$ 56	$ 2,556
Due to other funds	42,850	-	-	-	42,850
Total liabilities	44,100	1,250	-	56	45,406
Fund balances:					
Restricted for:					
Police education	-	-	13,340	-	13,340
Police forfeiture programs	-	-	-	120,376	120,376
Unassigned	(44,100)	(1,250)	-	-	(45,350)
Total fund balances	(44,100)	(1,250)	13,340	120,376	88,366
Total liabilities and fund balances	$ -	$ -	$ 13,340	$ 120,432	$ 133,772

TOWN OF LANTANA, FLORIDA
COMBINING STATEMENT OF REVENUES, EXPENDITURES
AND CHANGES IN FUND BALANCE
NONMAJOR GOVERNMENTAL FUNDS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Special Revenue Funds				
	Grants Fund	ARPA Fund	Police Education Fund	Police Forfeiture Fund	Total Governmental Funds
Revenues:					
Intergovernmental	$ -	$ -	$ -	$ -	$ -
Fines and forfeitures	-	-	4,905	-	4,905
Interest income	-	3,022	-	2,087	5,109
Grant revenue	130,031	-	-	-	130,031
Total revenues	130,031	3,022	4,905	2,087	140,045
Expenditures:					
Current:					
Public safety	-	125,151	(900)	1,336	125,587
Physical environment	76,834	-	-	-	76,834
Capital outlay	44,100	394,876	-	-	438,976
Total expenditures	120,934	520,027	(900)	1,336	641,397
Excess (deficiency) of revenues over expenditures	9,097	(517,005)	5,805	751	(501,352)
Other financing sources (uses):					
Transfers in/(out)	-	18,552	-	-	18,552
Total other financing sources (uses)	-	18,552	-	-	18,552
Net change in fund balances	9,097	(498,453)	5,805	751	(482,800)
Fund balances, beginning	(53,197)	497,203	7,535	119,625	571,166
Fund balances, ending	$ (44,100)	$ (1,250)	$ 13,340	$ 120,376	$ 88,366

TOWN OF LANTANA, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE - BUDGET AND ACTUAL – NONMAJOR GOVERNMENTAL FUNDS – GRANTS FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Grants Fund			
	Budgeted Amounts		Actual	Variance With Final Budget-
	Original	Final	Amounts	Positive (Negative)
Revenues:				
Grant revenue	$ 62,400	$ 343,361	$ 130,031	$ (213,330)
Total revenues	62,400	343,361	130,031	(213,330)
Expenditures:				
Current:				
Physical environment	62,400	93,734	76,834	16,900
Capital outlay	-	307,857	44,100	263,757
Total expenditures	62,400	401,591	120,934	280,657
Excess (deficiency) of revenues over expenditures	-	(58,230)	9,097	67,327
Other financing sources (uses):				
Transfers in	-	58,230	-	(58,230)
Total other financing sources (uses)	-	58,230	-	(58,230)
Net change in fund balances	$ -	$ -	9,097	$ 9,097
Fund balance, beginning			(53,197)	
Fund balance, ending			$ (44,100)	

TOWN OF LANTANA, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE - BUDGET AND ACTUAL – NONMAJOR GOVERNMENTAL FUNDS – ARPA FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

	ARPA Fund			
	Budgeted Amounts		Actual Amounts	Variance With Final Budget - Positive (Negative)
	Original	Final		
Revenues:				
Grant revenue	$ -	$ 687,889	$ -	$ (687,889)
Interest income	5,000	5,000	3,022	(1,978)
Total revenues	5,000	692,889	3,022	(689,867)
Expenditures:				
Current:				
General government	5,000	60,251	-	60,251
Public Safety	-	90,952	125,151	(34,199)
Physical environment	-	28,145	-	28,145
Capital outlay	-	534,592	394,876	139,716
Total expenditures	5,000	713,940	520,027	193,913
Excess (deficiency) of revenues over expenditures	-	(21,051)	(517,005)	(495,954)
Other financing sources (uses):				
Transfers in/ (out)	-	21,051	18,552	(2,499)
Total other financing sources (uses)	-	21,051	18,552	(2,499)
Net change in fund balances	$ -	$ -	(498,453)	$ (498,453)
Fund balance, beginning			497,203	
Fund balance, ending			$ (1,250)	

TOWN OF LANTANA, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCE - BUDGET AND ACTUAL – NONMAJOR GOVERNMENTAL FUNDS –
POLICE EDUCATION FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2025

	Police Education Fund			
	Budgeted Amounts		Actual	Variance With Final Budget-
	Original	Final	Amounts	Positive (Negative)
Revenues:				
Fines and forfeitures	$ 2,738	$ 2,738	$ 4,905	$ 2,167
Total revenues	2,738	2,738	4,905	2,167
Expenditures:				
Current:				
Public Safety	2,738	2,738	(900)	3,638
Total expenditures	2,738	2,738	(900)	3,638
Excess (deficiency) of revenues over expenditures	$ -	$ -	5,805	$ 5,805
Fund balance, beginning			7,535	
Fund balance, ending			$ 13,340	

STATISTICAL SECTION

STATISTICAL SECTION

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

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Miscellaneous

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Sources: Unless otherwise noted, the information in these schedules is derived from the annual comprehensive financial reports for the relevant year. The Town implemented GASB Statement 34 in 2003; schedules presenting government-wide information include information beginning in that year.

TOWN OF LANTANA, FLORIDA
NET POSITION BY COMPONENT
LAST TEN FISCAL YEARS
(ACCRUAL BASIS OF ACCOUNTING)

	2016	2017	2018
Governmental Activities			
Net Investment in capital assets	$ 17,694,224	$ 17,818,601	$ 17,228,421
Restricted	685,155	1,425,190	2,177,200
Unrestricted	9,517,683	6,929,939	7,771,022
Total Governmental Activities Net Position	27,897,062	26,173,730	27,176,643
Business-Type Activities			
Net Investment in capital assets	6,200,832	6,239,812	8,135,430
Restricted	363,800	374,456	-
Unrestricted	10,325,879	11,011,260	10,626,017
Total Business-Type Activities Net Position	16,890,511	17,625,528	18,761,447
Primary Government			
Net Investment in capital assets	23,895,056	24,058,413	25,363,851
Restricted	1,048,955	1,799,646	2,177,200
Unrestricted	19,843,562	17,941,199	18,397,039
Total Primary Government Net Position	$ 44,787,573	$ 43,799,258	$ 45,938,090

Note: The Town implemented GASB Statement No. 63, "Financial Reporting of Deferred Outflows of Resources, Deferred Inflows of Resources, and Net Position" for the fiscal year ended September 30, 2013.

2019	2020	2021	2022	2023	2024	2025
$ 16,470,693	$ 16,067,402	$ 15,801,650	$ 15,581,993	$ 16,052,102	$ 17,538,095	$ 16,365,085
3,207,420	2,968,299	6,125,299	9,806,960	8,502,243	5,824,422	6,055,819
8,878,927	11,410,720	13,364,326	14,569,921	16,433,251	19,358,167	22,131,801
28,557,040	30,446,421	35,291,275	39,958,874	40,987,596	42,720,684	44,552,705
8,545,960	8,248,569	8,175,795	8,689,049	8,957,635	12,684,670	13,968,209
-	2,118,871	2,076,791	1,019,259	1,081,703	1,146,747	1,200,383
12,331,053	12,465,460	12,847,206	14,476,847	15,480,897	13,840,894	13,781,193
20,877,013	22,832,900	23,099,792	24,185,155	25,520,235	27,672,311	28,949,785
25,016,653	24,315,971	23,977,445	24,271,042	25,009,737	30,222,765	30,333,294
3,207,420	5,087,170	8,202,090	10,826,219	9,583,946	6,971,169	7,256,202
21,209,980	23,876,180	26,211,532	29,046,768	31,914,148	33,199,061	35,912,994
$ 49,434,053	$ 53,279,321	$ 58,391,067	$ 64,144,029	$ 66,507,831	$ 70,392,995	$ 73,502,490

TOWN OF LANTANA, FLORIDA
CHANGES IN NET POSITION
LAST TEN FISCAL YEARS
(ACCRUAL BASIS OF ACCOUNTING)

	2016	2017	2018
Governmental Activities			
General government	$ 818,909	$ 1,007,186	$ 950,779
Public safety	5,375,887	8,580,598	6,062,440
Physical environment	3,233,635	3,273,391	3,867,004
Culture/recreation	365,697	548,426	597,923
Interest on long-term debt	21,458	10,026	771
Total Governmental Activities Expenses	9,815,586	13,419,627	11,478,917
Business-Type Activities			
Utility - water and sewer	4,572,755	5,283,975	5,161,735
Stormwater and flooding improvement	-	-	-
Total Business-Type Activities Expenses	4,572,755	5,283,975	5,161,735
Total Primary Government Expenses	$ 14,388,341	$ 18,703,602	$ 16,640,652
Program Revenues			
Governmental activities:			
Charges for services:			
General government	1,386,273	1,132,786	1,268,772
Public safety	1,179,654	1,214,316	1,173,143
Physical environment	626,772	639,995	656,849
Culture and recreation	256,590	331,061	426,276
Operating grants and contributions	37,615	67,762	38,499
Capital grants and contributions	321,840	1,083,883	1,195,547
Total Governmental Activities Program Revenues	3,808,744	4,469,803	4,759,086
Business-type activities:			
Charges for services:			
Utility - water and sewer	5,644,050	5,889,214	5,960,248
Stormwater and flooding improvement	-	-	-
Total Business-Type Activities Program Revenues	5,644,050	5,889,214	5,960,248
Total Primary Government Program Revenues	$ 9,452,794	$ 10,359,017	$ 10,719,334

Notes:

- Beginning with FY 2016, transportation is reported in physical environment.

2019	2020	2021	2022	2023	2024	2025
$ 993,924	$ 1,056,190	$ 1,235,562	$ 1,378,182	$ 1,605,985	$ 1,676,650	$ 1,577,230
6,801,336	6,719,154	6,604,469	8,177,278	9,748,936	10,214,702	10,421,442
3,727,044	3,941,376	4,096,331	3,694,716	4,940,197	4,598,128	4,391,813
785,356	812,162	1,012,756	1,045,888	1,385,625	1,718,784	1,972,395
-	-	-	40	1,510	1,512	-
12,307,660	12,528,882	12,949,118	14,296,104	17,682,253	18,209,776	18,362,880
5,287,676	5,511,293	6,149,312	6,003,470	6,551,950	7,488,067	8,012,842
-	-	-	-	-	-	29,831
5,287,676	5,511,293	6,149,312	6,003,470	6,551,950	7,488,067	8,042,673
$ 17,595,336	$ 18,040,175	$ 19,098,430	$ 20,299,574	$ 24,234,203	$ 25,697,843	$ 26,405,553
1,480,528	1,447,317	1,221,878	1,343,996	1,523,803	1,499,606	1,444,895
1,296,316	1,216,954	1,240,606	1,312,576	1,795,861	1,699,460	1,588,722
898,299	1,061,017	1,094,198	1,127,661	1,251,260	987,806	1,062,884
493,645	392,895	485,224	571,166	513,903	543,353	612,700
235,750	140,813	3,301,722	3,217,429	78,427	245,409	53,890
820,642	1,542,076	1,148,961	1,253,824	1,206,287	1,356,486	1,337,393
5,225,180	5,801,072	8,492,589	8,826,652	6,369,541	6,332,120	6,100,484
6,276,572	6,301,259	6,330,933	6,854,563	7,367,619	7,850,446	8,299,164
-	-	-	-	-	-	523,916
6,276,572	6,301,259	6,330,933	6,854,563	7,367,619	7,850,446	8,823,080
$ 11,501,752	$ 12,102,331	$ 14,823,522	$ 15,681,215	$ 13,737,160	$ 14,182,566	$ 14,923,564

TOWN OF LANTANA, FLORIDA
CHANGES IN NET POSITION
(Continued)
LAST TEN FISCAL YEARS
(ACCRUAL BASIS OF ACCOUNTING)

	2016	2017	2018
Net (Expense) Revenue			
Governmental activities	$ (6,006,842)	$ (8,949,824)	$ (6,719,831)
Business-type activities	1,071,295	605,239	798,513
Total Primary Government Net Expense	$ (4,935,547)	$ (8,344,585)	$ (5,921,318)
General Revenues and Other Changes in Net Position			
Governmental activities:			
Taxes:			
Property taxes	2,522,731	2,786,215	3,221,378
Franchise taxes and utility taxes	2,335,932	2,420,646	2,441,511
Unrestricted contributions	1,757,031	1,729,563	1,742,071
Investment income - unrestricted	29,292	75,309	165,096
Miscellaneous	941,079	207,857	189,691
Gain from sale of capital assets	5,141	6,902	22,153
Transfers	23,863	-	100,000
Total Governmental Activities	7,615,069	7,226,492	7,881,900
Business-type activities:			
Miscellaneous	798,138	72,181	187,117
Investment income (loss) - unrestricted	21,652	57,597	128,543
Transfers	(23,863)	-	-
Gain on sale of capital assets	-	-	20
Total Business-Type Activities	795,927	129,778	315,680
Total Primary Government	$ 8,410,996	$ 7,356,270	$ 8,197,580
Change in net position:			
Governmental activities	$ 1,608,227	$ (1,723,332)	$ 1,162,069
Business-type activities	1,867,222	735,017	1,114,193
Total Primary Government	$ 3,475,449	$ (988,315)	$ 2,276,262

Notes:

- The Town split out Gain from sale of capital assets which was previously reported in miscellaneous income for the year ended September 30, 2016.

2019	2020	2021	2022	2023	2024	2025
$ (7,082,480)	$ (6,727,810)	$ (4,456,529)	$ (5,469,452)	$ (11,312,712)	$ (11,877,656)	$ (12,262,396)
988,896	789,966	181,621	851,093	815,669	1,562,379	780,407
$ (6,093,584)	$ (5,937,844)	$ (4,274,908)	$ (4,618,359)	$ (10,497,043)	$ (10,315,277)	$ (11,481,989)
3,522,230	3,852,837	4,101,276	4,488,634	5,537,895	6,478,703	7,028,256
2,541,593	2,548,504	2,635,639	2,887,705	3,288,886	3,340,278	3,445,477
1,796,298	1,753,234	1,979,497	2,339,690	2,355,844	2,322,364	2,319,077
266,039	187,778	72,655	155,793	743,956	979,003	921,774
315,433	259,318	457,635	241,839	387,656	391,591	370,158
21,284	15,520	54,681	23,390	27,197	98,805	9,675
-	-	-	-	-	-	-
8,462,877	8,617,191	9,301,383	10,137,051	12,341,434	13,610,744	14,094,417
934,723	1,039,149	36,290	160,588	88,290	24,980	42,492
191,929	126,772	42,622	64,107	421,212	559,504	454,389
-	-	-	-	-	-	-
18	-	6,359	9,575	9,909	5,213	186
1,126,670	1,165,921	85,271	234,270	519,411	589,697	497,067
$ 9,589,547	$ 9,783,112	$ 9,386,654	$ 10,371,321	$ 12,860,845	$ 14,200,441	$ 14,591,484
$ 1,380,397	$ 1,889,381	$ 4,844,854	$ 4,667,599	$ 1,028,722	$ 1,733,088	$ 1,832,021
2,115,566	1,955,887	266,892	1,085,363	1,335,080	2,152,076	1,277,474
$ 3,495,963	$ 3,845,268	$ 5,111,746	$ 5,752,962	$ 2,363,802	$ 3,885,164	$ 3,109,495

TOWN OF LANTANA, FLORIDA
FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN FISCAL YEARS
(MODIFIED ACCRUAL BASIS OF ACCOUNTING)

	2016	2017	2018	2019
General Fund				
Nonspendable	$ 10,980	$ 13,914	$ 8,261	$ 4,229
Restricted	666,166	1,075,481	1,562,930	1,631,250
Committed	-	-	-	-
Assigned	4,277,074	4,075,990	3,787,079	3,740,320
Unassigned	5,768,132	6,794,650	8,044,051	9,915,410
Total General Fund	10,722,352	11,960,035	13,402,321	15,291,209
All Other Governmental Funds				
Restricted	18,989	349,709	614,270	788,085
Assigned	204,038	-	-	-
Unassigned	(68,113)	-	-	-
Total All Other Governmental Funds	154,914	349,709	614,270	788,085
Total Governmental Funds	$ 10,877,266	$ 12,309,744	$ 14,016,591	$ 16,079,294

Notes:
- The Town implemented GASB Statement No. 87 for the fiscal year ended September 30, 2022.

2020	2021	2022	2023	2024	2025
$ 3,038	$ 2,134	$ 1,272	$ 1,824	$ 19,737	$ 2,190
2,011,099	1,915,608	1,869,546	1,851,846	1,962,719	1,902,148
-	3,300,000	3,300,000	3,300,000	3,300,000	3,300,000
4,441,041	1,451,787	1,080,157	1,176,857	5,347,799	6,154,704
10,612,333	11,362,386	13,242,499	15,894,329	14,423,592	15,736,450
17,067,511	18,031,915	19,493,474	22,224,856	25,053,847	27,095,492
957,200	4,186,833	7,906,057	6,619,040	3,853,256	4,153,671
-	-	-	-	-	-
(658,502)	(5,889)	(24,668)	(119,440)	(53,197)	(45,350)
298,698	4,180,944	7,881,389	6,499,600	3,800,059	4,108,321
$ 17,366,209	$ 22,212,859	$ 27,374,863	$ 28,724,456	$ 28,853,906	$ 31,203,813

TOWN OF LANTANA, FLORIDA
CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN FISCAL YEARS
(MODIFIED ACCRUAL BASIS OF ACCOUNTING)

	2016	2017	2018
Revenues			
Taxes	$ 2,522,731	$ 2,786,215	$ 3,221,378
Franchise fees and utility taxes	2,335,932	2,420,646	2,441,511
Other taxes	241,996	239,559	280,457
Licenses and permits	884,795	621,550	708,433
Intergovernmental	1,744,197	2,273,694	2,540,066
Charges for services	463,570	557,643	589,013
Fines and forfeitures	281,247	288,441	264,439
Investment income	29,292	75,309	165,096
Grant revenue	1,132,457	754,027	473,784
Interlocal agreements	750,678	764,878	791,044
Special assessments	681,712	694,935	711,788
Miscellaneous	1,128,625	399,786	397,194
Total Revenues	12,197,232	11,876,683	12,584,203
Expenditures			
Current:			
General government	819,152	934,999	915,874
Public safety	5,219,001	5,302,133	5,974,086
Physical environment	2,188,156	2,204,535	2,749,796
Culture and recreation	197,626	358,960	411,693
Capital outlay	1,778,909	1,336,000	827,027
Debt service:			
Principal	345,891	297,552	98,109
Interest and fiscal charges	22,476	10,026	771
Total Expenditures	10,571,211	10,444,205	10,977,356
Excess (Deficiency) of Revenues Over Expenditures	1,626,021	1,432,478	1,606,847
Other Financing Sources (Uses)			
Transfers in	41,024	109,735	104,069
Transfers out	(17,161)	(109,735)	(4,069)
Leases (as lessee)	-	-	-
Total Other Financing Sources (Uses)	23,863	--	100,000
Net Change in Fund Balances	$ 1,649,884	$ 1,432,478	$ 1,706,847
Debt Service as a Percentage of Non-Capital Expenditures	4.19%	3.38%	0.97%

Note: Beginning with FY 2016, transportation will be reported in physical environemnt.

2019	2020	2021	2022	2023	2024	2025
$ 3,522,230	$ 3,852,837	$ 4,101,276	$ 4,488,634	$ 5,537,895	$ 6,478,703	$ 7,028,256
2,541,593	2,548,504	2,635,639	2,887,705	3,288,886	3,340,278	3,445,477
271,152	271,050	245,039	240,311	265,237	204,722	320,974
901,786	888,999	682,954	764,834	895,120	946,925	790,402
2,620,553	2,565,710	2,929,673	3,513,113	3,530,056	3,561,724	3,599,691
615,284	481,060	557,785	658,447	584,218	614,348	682,133
318,702	300,662	376,571	388,848	767,182	590,169	457,506
266,039	187,778	72,665	156,181	781,239	1,045,312	924,796
328,122	296,358	4,119,566	3,302,758	130,112	323,103	135,399
830,869	840,917	850,445	902,482	1,018,812	1,101,190	1,125,764
1,050,094	1,115,956	1,149,138	1,195,625	1,251,260	987,806	1,062,884
569,366	463,284	722,364	516,790	689,973	748,584	621,619
13,835,790	13,813,115	18,443,115	19,015,728	18,739,990	19,942,864	20,194,901
967,372	1,005,291	1,213,972	1,161,551	1,456,255	1,521,741	1,479,790
6,719,385	6,743,212	7,037,347	7,624,378	8,486,481	9,864,161	10,349,746
2,764,041	3,013,138	3,325,761	2,809,834	4,013,023	3,544,195	3,282,352
563,657	554,231	722,010	715,992	950,135	1,154,672	1,386,767
758,632	1,210,328	1,297,375	1,550,867	2,622,099	3,727,133	1,346,339
-	-	-	2,961	-	-	-
-	-	-	40	1,510	1,512	-
11,773,087	12,526,200	13,596,465	13,865,623	17,529,503	19,813,414	17,844,994
2,062,703	1,286,915	4,846,650	5,150,105	1,210,487	129,450	2,349,907
-	246,642	28,352	309,860	99,823	-	-
-	(246,642)	(28,352)	(309,860)	(99,823)	-	-
-	-	-	11,899	139,106	-	-
--	--	--	11,899	139,106	--	--
$ 2,062,703	$ 1,286,915	$ 4,846,650	$ 5,162,004	$ 1,349,593	$ 129,450	$ 2,349,907
0.00%	0.00%	0.00%	0.02%	0.01%	0.01%	0.00%

TOWN OF LANTANA, FLORIDA
NET ASSESSED VALUE AND ESTIMATED ACTUAL VALUE OF TAXABLE PROPERTY
LAST TEN FISCAL YEARS

Fiscal Year Ended September 30,	Tax Roll Year	Assessed Values		Total Taxable Assessed Value	Total Direct Tax Rate
		Real Property	Personal Property		
2016	2015	757,505,897	43,362,825	800,868,722	3.2395
2017	2016	846,039,655	43,826,976	889,866,631	3.2395
2018	2017	916,809,816	34,560,485	951,370,301	3.5000
2019	2018	996,744,038	39,721,673	1,036,465,711	3.5000
2020	2019	1,094,972,214	44,078,805	1,139,051,019	3.5000
2021	2020	1,171,850,463	44,374,058	1,216,224,521	3.5000
2022	2021	1,277,609,480	49,797,026	1,327,406,506	3.5000
2023	2022	1,474,798,915	56,637,489	1,531,436,404	3.7500
2024	2023	1,727,014,742	64,929,878	1,791,944,620	3.7500
2025	2024	1,872,030,004	65,547,330	1,937,577,334	3.7500

Note: Property in the Town is re-assessed each year. Property is assessed at actual value; therefore, the assessed values are equal to actual value. Tax rates are per $1,000 of assessed value.

Source: Palm Beach County Property Appraiser's Office.


TOWN OF LANTANA
FLORIDA

TOWN OF LANTANA, FLORIDA
PROPERTY TAX RATES - DIRECT AND OVERLAPPING GOVERNMENTS
LAST TEN FISCAL YEARS

Fiscal Year Ended September 30,	Tax Roll Year	Direct Rate	Overlapping Rates (1)		
		Town General Operations (2)	Palm Beach County School District	Palm Beach County	Fire/ Rescue MSTU (3)
2016	2015	3.2395	7.5120	4.9277	3.4581
2017	2016	3.2395	7.0700	4.9142	3.4581
2018	2017	3.5000	6.7690	4.9023	3.4581
2019	2018	3.5000	6.5720	4.8980	3.4581
2020	2019	3.5000	7.1640	4.8580	3.4581
2021	2020	3.5000	7.0100	4.8124	3.4581
2022	2021	3.5000	6.8750	4.8149	3.4581
2023	2022	3.7500	6.5190	4.7439	3.4581
2024	2023	3.7500	6.4570	4.5188	3.4581
2025	2024	3.7500	6.3210	4.5330	3.4581

Note 1: All millage rates are based on $1 for every $1,000 of assessed value.
Sources: Town of Lantana Finance Department and Palm Beach County Property Appraiser's Office.
(1) Overlapping rates are those of local and county governments that apply to property owners within the Town of Lantana. Not all overlapping rates apply to all Town of Lantana property owners (i.e., the rates for special taxing districts apply only to the proportion of the government's property owners whose property is located within the geographic boundaries of the special district).
(2) The only component of the Town's direct rate is its operating millage. The Town does not have a debt service component.
(3) FY2009 was the first year that Palm Beach County separately charged the Fire/Rescue MSTU rate rate for the Town of Lantana. Previously, the charge was included in the Town's Millage Rate.

Tax rate limits	Ten mills operating expense exclusive of debt service per Florida Statute 200.081. (One mill equals $1 per $1,000 of assessed valuation)
Scope of tax rate limits	No municipality shall levy ad valorem taxes for real and tangible personal property in excess of ten mills of the assessed value, except for special benefits and debt service on obligations issued with the approval of those taxpayers subject to ad valorem taxes.
Taxes assessed	January 1
Taxes due	March 31
Taxes delinquent	April 1
Discount allowed	4% November; 3% December; 2% January; 1% February
Penalties for delinquency	2.5% after April 1; increase .5% each ten days maximum 5%
Tax collector	Palm Beach County
Tax collector's commission	None

Overlapping Rates (1)				
Childrens Services Council	Health Care District	South Florida Water Management District	F.I.N.D.	Total Direct and Overlapping Rates
0.6677	1.0426	0.3551	0.0320	21.2347
0.6833	0.8993	0.3307	0.0320	20.6271
0.6590	0.7808	0.3100	0.0320	20.4112
0.6403	0.7261	0.2936	0.0320	20.1201
0.6497	0.7261	0.2795	0.0320	20.6674
0.6497	0.7261	0.2675	0.0320	20.4558
0.6233	0.7261	0.2572	0.0320	20.2866
0.5508	0.7261	0.2301	0.0320	20.0100
0.4908	0.6761	0.2301	0.0288	19.6097
0.4908	0.6561	0.2301	0.0270	19.4661

TOWN OF LANTANA, FLORIDA
PRINCIPAL PROPERTY TAXPAYERS
CURRENT YEAR AND NINE YEARS AGO

	2025			2016		
Taxpayer	Net Assessed Value	Rank	Percentage of Total Assessed Value	Net Assessed Value	Rank	Percentage of Total Assessed Value
Water Tower Way Owner LLC (Lantana II Owner)	$ 90,000,000	1	4.64%			
Lantana I Owner LLC	$ 77,297,092	2	3.99%			
CRE NL Carlisle Owner LLC	$ 67,840,643	3	3.50%			
TRG Seaside LP	$ 68,236,993	4	3.52%	$ 9,178,197	6	1.15%
Lantana Development LLC	$ 28,094,508	5	1.45%	$ 16,555,805	2	2.07%
Florida Power & Light Co	$ 30,772,705	6	1.59%	$ 14,437,784	4	1.80%
BT Lantana LLC	$ 20,505,400	7	1.06%	$ 14,008,591	3	1.75%
Costco Wholesale Corp.	$ 16,241,561	8	0.84%	$ 8,028,987	8	1.00%
Lantana Village Owners (Lantana SDC & Equity One Lantana Inc)	$ 13,364,173	9	0.69%			
HPI Self Storage Lantana LLC	$ 12,734,924	10	0.66%			
Palm Beach FL Senior Property LLC (Shi Carlisle)				$ 40,564,940	1	5.07%
Equity One (Lantana) Inc.				$ 11,928,945	5	1.49%
Hypoluxo I LP				$ 8,217,260	7	1.03%
Lan Hill Corp.				$ 6,279,454	9	0.78%
PS Florida One Inc.				$ 5,379,646	10	0.67%
	$ 425,087,999		21.94%	$ 134,579,609		16.80%

Source: Palm Beach County Property Appraiser's Office.

TOWN OF LANTANA, FLORIDA
PROPERTY TAX LEVIES AND COLLECTIONS
LAST TEN FISCAL YEARS

Fiscal Year Ended September 30,	Total Tax Levy for Fiscal Year	Collected within the Fiscal Year of the Levy		Collected in Subsequent Years	Total Property Tax Collections	
		Amount	Percent of Levy		Amount	Percent of Levy
2016	2,594,414	2,505,935	96.59%	8,913	2,514,848	96.93%
2017	2,882,723	2,782,116	96.51%	123	2,782,239	96.51%
2018	3,329,796	3,216,323	96.59%	2,326	3,218,649	96.66%
2019	3,627,630	3,516,847	96.95%	1,281	3,518,128	96.98%
2020	3,986,679	3,849,968	96.57%	13,423	3,863,390	96.91%
2021	4,256,786	4,095,880	96.22%	2,031	4,097,912	96.27%
2022	4,645,923	4,478,356	96.39%	2,388	4,480,744	96.44%
2023	5,742,887	5,538,045	96.43%	13,216	5,551,262	96.66%
2024	6,719,792	6,470,091	96.28%	18	6,470,109	96.28%
2025	7,265,915	7,016,761	96.57%	-	7,016,761	96.57%

Note: All property taxes are assessed and collected by Palm Beach County without charge to the Town, and collections are distributed as collected.

Source: Town of Lantana Finance Department and Palm Beach County Tax Collector's Office.

TOWN OF LANTANA, FLORIDA
RATIOS OF OUTSTANDING DEBT BY TYPE
LAST TEN FISCAL YEARS

Fiscal Year Ended September 30,	Governmental Activities			Business-Type Activities		Total Primary Government	Percent of Personal Income (1)	Per Capita (1)
	Revenue Bonds	Leases	Notes	Revenue Bonds	Leases			
2016	--	-	395,661	3,103,891	-	3,499,552	4.98%	326
2017	--	-	98,109	2,306,904	-	2,405,013	3.13%	223
2018	--	-	--	1,489,088	-	1,489,088	1.82%	131
2019	--	-	--	1,016,560	-	1,016,560	1.17%	89
2020	--	-	--	536,321	-	536,321	0.59%	47
2021	--	-	--	47,514	-	47,514	0.05%	4
2022	--	8,938	--	-	8,937	17,875	0.02%	1
2023	--	101,186	--	-	4,833	106,019	0.09%	9
2024	--	43,744	--	-	709	44,453	0.04%	4
2025	--	31,575	--	-	-	31,575	Note A	2.58

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

Source: Town of Lantana Finance Department.

(1) See the Schedule of Demographic and Economic Statistics for personal income and population data.

Note A - Since the Per Capita Income is not yet available, this calculation cannot be made at this time.

TOWN OF LANTANA, FLORIDA
DIRECT AND OVERLAPPING GOVERNMENTAL ACTIVITIES DEBT
SEPTEMBER 30, 2025

Government Unit	Net Debt Outstanding (1)	Percentage Applicable to Town of Lantana (2)	Amount Applicable to the Town of Lantana
Palm Beach County	$ 907,557,374	0.61%	$ 5,546,929
Palm Beach County School District	1,410,219	0.61%	8,619
Subtotal, Overlapping Debt	908,967,593		5,555,548
Town of Lantana Direct Debt	31,575	100.00%	31,575
Total direct and overlapping debt	$ 908,999,168		$ 5,587,123

Sources: Assessed value data used to estimate applicable percentages provided by the Palm Beach County Property Appraiser. Debt outstanding data provided by each governmental unit or obtained from their most recent Annual Comprehensive Financial Report.

(1) Includes General Obligation Bonds, Notes, Certificates of Participation, Loans, and Leases.

(2) Estimated based on 2024 Ratio of Assessed Taxable Values

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

TOWN OF LANTANA, FLORIDA
STREETS AND HIGHWAYS NOTE PLEDGED REVENUE COVERAGE
LAST TEN FISCAL YEARS (1)

Fiscal Year Ended September 30	Public Services Tax Revenue (1)	Local Option Fuel Tax (1)	Revenue Available for Debt Service	Debt Service Requirements			Coverage
				Principal	Interest	Total	
2016	1,436,154	293,802	1,729,956	286,324	21,254	307,578	5.62
2017	1,454,866	304,869	1,759,736	297,552	10,026	307,578	5.72
2018	1,473,527	298,495	1,772,021	98,109	771	98,880	17.92
2019	1,537,963	302,282	1,840,245	--	--	--	N/A
2020	1,586,038	270,876	1,856,914	--	--	--	N/A
2021	1,601,831	285,546	1,887,378	--	--	--	N/A
2022	1,725,424	295,750	2,021,175	--	--	--	N/A
2023	1,973,820	303,150	2,276,970	--	--	--	N/A
2024	2,024,293	296,676	2,320,970	--	--	--	N/A
2025	2,098,750	299,264	2,398,014	--	--	--	N/A

Source: Town of Lantana Finance Department

(1) The Streets and Highways Debt is secured by a pledge of and a lien on the revenues derived and to be derived from the public services tax and the local option fuel tax.

(2) Streets and Highways Note was paid-off during Fiscal Year 2018.

TOWN OF LANTANA, FLORIDA
2003 AND 2012 WATER AND SEWER BONDS PLEDGED REVENUE COVERAGE
LAST TEN FISCAL YEARS

Fiscal Year Ended September 30	Gross Revenue (1)	Operating Expenses (2)	Revenue Available for Debt Coverage	Total Debt Service	Current Coverage
2016	6,463,840	3,490,066	2,973,774	858,078	3.47
2017	6,018,990	4,186,795	1,832,195	858,000	2.14
2018	6,275,934	4,083,141	2,192,793	860,143	2.55
2019	7,403,242	4,291,632	3,111,610	494,348	6.29
2020	7,467,180	4,510,494	2,956,686	494,348	5.98
2021	6,416,204	5,226,203	1,190,001	494,348	2.41
2022	7,088,833	5,165,280	1,923,553	47,584	40.42
2023	7,887,030	5,753,995	2,133,035	-	N/A
2024	9,640,143	6,605,238	3,034,905	-	N/A
2025	8,788,851	7,004,084	1,784,767	-	N/A

Source: The Town of Lantana Finance Department

(1) Includes interest income, grant revenues, and gain on sale of equipment. Excludes settlement proceeds.

(2) Excludes depreciation and amortization expense

Notes:
- The 2003 Water and Sewer Bond was retired in Fiscal Year 2017/18.
- The 2012 Water and Sewer Revenue Refunding Bond was retired in Fiscal Year 2021/22.

TOWN OF LANTANA, FLORIDA
DEMOGRAPHIC AND ECONOMIC STATISTICS
LAST TEN FISCAL YEARS

Year	Town Population (1)	Palm Beach County Per Capita Income (2)	Town School Enrollment (3)	Palm Beach County Unemployment Rate (4)
2016	10,737	70,269	2,476	5.2%
2017	10,797	76,771	2,585	4.4%
2018	11,397	81,927	2,389	3.7%
2019	11,419	86,728	2,468	3.5%
2020	11,504	91,011	2,522	8.0%
2021	11,579	100,792	2,387	4.2%
2022	12,132	108,679	2,438	3.0%
2023	12,222	117,322	2,465	3.3%
2024	12,218	126,852	2,311	3.5%
2025	12,226	N/A	2,372	4.3%

Sources:

(1) University of Florida, Bureau of Economic and Business Research (BEBR)

(2) U.S. Department of Commerce, Bureau of Economic Analysis (BEA)

(3) Palm Beach County School Board Budget Office

(4) U.S. Department of Labor, Bureau of Labor Statistics and
Palm Beach County Business Development Board

N/A - Statistical information not available at this time

Note: Where indicated, Palm Beach County data was used as a more relevant source.

TOWN OF LANTANA, FLORIDA
PRINCIPAL EMPLOYERS - PALM BEACH COUNTY (1)
CURRENT YEAR AND NINE YEARS AGO

	2025			2016		
Employer	Employees	Rank	Percentage of Total County Employment	Palm Beach Employees	Rank	Percentage of Total County Employment
Palm Beach County School District	22,801	1	3.02%	21,565	1	3.23%
Baptist Health (Bethesda Hospital)	6,773	2	0.90%	2,150	10	0.32%
Florida Atlantic University	6,335	3	0.84%	2,529	7	0.38%
NextEra Energy (Florida Power & Light)	5,598	4	0.74%	4,005	4	0.60%
Palm Beach County BOCC	5,873	5	0.78%	5,930	2	0.89%
Tenet Coastal Div. Palm Beach County	5,734	6	0.76%	4,595	3	0.69%
Veterans Health Administration	2,948	7	0.39%	2,700	6	0.40%
HCA Florida Healthcare	2,612	8	0.35%	3,476	5	0.52%
Jupiter Medical Center	2,540	9	0.34%	2,195	9	0.33%
The Breakers Palm Beach	2,300	10	0.30%			
	63,514		8.41%	49,145		7.37%

(1) Source: Business Development Board of Palm Beach County. Data is for Palm Beach County, Florida. Employment information for the Town is not available.

TOWN OF LANTANA, FLORIDA
FULL-TIME EQUIVALENT TOWN GOVERNMENT EMPLOYEES BY FUNCTION
LAST TEN FISCAL YEARS

	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Number of Employees:										
General Government										
Administration	3.5	3.5	3.5	3.5	3.5	3.5	3.5	3.0	3.0	3.0
Finance	9.0	9.0	10.0	10.0	10.6	11.0	11.0	11.0	11.0	11.0
Public Safety										
Police Personnel and Officers	37.5	38.1	41.1	42.1	41.1	44.1	44.1	44.1	44.1	46.9
Marine Safety	4.3	4.1	4.1	4.1	4.1	4.1	3.7	4.1	4.1	4.4
Development Services	7.0	7.0	7.0	8.0	8.0	11.0	11.0	11.0	11.0	11.0
Culture and Recreation										
Library	1.7	1.7	2.4	2.2	2.2	2.3	2.8	2.6	3.3	5.6
Physical Environment										
Management	3.0	3.0	3.0	3.0	3.0	3.0	3.0	3.0	3.0	3.0
Water/Sewer	10.5	10.5	10.5	10.5	10.5	10.5	10.5	11.0	12.0	12.0
Vehicle Maintenance	2.0	2.0	2.0	2.0	2.0	2.0	2.0	2.0	1.0	1.0
Public Works	11.0	12.0	11.5	12.5	12.5	12.5	12.5	12.0	12.0	12.0
Total Number of Employees	89.5	91.0	95.1	97.9	97.5	104.0	104.1	103.8	104.5	109.9

Source: Town of Lantana Finance Department


TOWN OF LANTANA
FLORIDA

TOWN OF LANTANA, FLORIDA
OPERATING INDICATORS BY FUNCTION/PROGRAM
LAST TEN FISCAL YEARS

Function/Program	2016	2017	2018
General Government:			
Town Clerk			
Council agendas prepared	25	26	24
Ordinances passed by Council	11	13	8
Resolutions passed by Council	17	12	12
Records destroyed cubic feet	132.5	207	316
Public record requests	183	228	362
Employee service awards	13	6	9
Finance			
Accounts payable checks issued	2,208	2,253	2,219
New fixed asset items tagged	45	67	100
Trailer decals processed	197	183	161
Beach decals processed	892	829	780
Information Systems			
Installation of new software	25	32	85
Installation of new hardware	43	64	28
Upgrades to current software	85	143	190
Public Safety			
Police			
Police personnel and officers	38	38	41
CARE visits	43	108	135
House checks	536	2,514	2,097
Selective Traffic Enforcement Programs (STEP)	1,031	950	943
Traffic enforcement operations	5	5	5
Development Services			
Building permits issued	668	662	869
Code citations cases opened	1,727	1,993	2,907
Business tax receipts issued	1,317	1,351	1,358
Marine Safety			
Beach attendance	157,265	127,571	144,619
Ocean rescues	4	15	2
Ocean assists	-	-	224
Major Medical Emergencies / Fire Dept Response			
Minor first aids			
Preventive Actions			
Culture and Recreation			
Parks and Recreation			
Youth soccer registrants	-	164	244
Youth baseball registrants	-	71	96
Library			
New borrowers' cards issued	362	379	333
Books borrowed	17,564	11,941	13,297
Hours of public internet use	2,687	2,252	3,252
Users	2,993	2,479	2,342
Attendance at Library programs	125	172	113
Programs	20	23	7
Physical Environment			
Department of Public Works			
Vehicles maintained	57	59	57
Pieces of equipment maintained	129	118	118
Sidewalks repaired/replaced	18,090 sq. ft.	5,398 sq. ft.	800 sq. ft.
Treated, pumped and dispensed water	674.9 million gallons	776.7 million gallons	671 million gallons

Source: Town of Lantana - Various Departments
Note: During fiscal year 2017, the youth soccer and baseball programs resumed.

2019	2020	2021	2022	2023	2024	2025
25	24	22	31	32	28	28
24	10	14	9	8	8	7
9	10	11	15	12	13	14
44	150	150	39	120	10	68
476	425	390	400	450	400	425
10	10	11	7	16	16	10
2,206	1,951	2,064	2,112	2,024	2,160	2,172
62	53	66	97	154	182	102
177	175	234	257	333	238	240
816	803	780	941	883	813	827
64	95	92	87	94	132	158
34	70	75	52	73	105	125
172	175	162	165	176	205	243
42	41	44	44	44	45.1	46.9
135	4	-	-	-	-	-
2,108	911	203	93	79	362	149
965	575	413	439	514	824	708
3	3	-	-	-	-	-
872	880	1,127	998	908	867	765
2,401	1,654	2,347	2,275	1,986	1,682	2,021
1,387	1,293	1,223	1,228	1,297	1,227	1,275
119,918	137,722	333,130	325,800	228,850	234,901	186,520
1	5	11	31	17	29	18
167	151	173	206	174	208	151
						13
						175
						5,731
143	187	199	260	360	551	529
100	102	108	108	112	161	172
302	311	300	232	953	1,261	1,843
14,568	9,097	8,774	8,043	12,342	12,669	19,822
1,684	2,002	2,684	2,907	6,788	15,087	21,778
2,068	2,499	3,341	3,109	18,225	19,136	5,066
68	182	428	1,193	1,929	2,767	5,042
6	11	40	131	127	253	372
66	63	61	56	57	59	63
63	91	62	38	26	22	24
500 sq. ft.	180 sq. ft.	1,080 sq. ft.	1,552 sq. ft.	2,000 sq. ft.	4,200 sq. ft.	4,800 sq. ft.
686 million gallons	699.6 million gallons	743.8 million gallons	756.7 million gallons	760.0 million gallons	754.2 million gallons	771.0 million gallons

TOWN OF LANTANA, FLORIDA
CAPITAL ASSET STATISTICS BY FUNCTION/PROGRAM
LAST TEN FISCAL YEARS

Function/Program	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
General Government										
Number of general government buildings	5	7	7	7	7	7	7	7	7	7
Public Safety										
Number of Police buildings	2	1	1	1	1	1	1	1	1	1
Number of Marine Safety buildings	1	1	1	1	1	1	1	1	1	1
Physical Environment										
Transportation:										
Sidewalks repaired/replaced (sq. ft.)	18,090	5,398	800	500	180	1,080	1,552	2,000	4,200	4,800
Streets (miles)	68	68	68	68	68	68	68	68	68	68
Culture and recreation:										
Public Ground (acres)	33	33	33	33	33	33	33	33	33	33
Parks	8	8	9	9	9	9	9	9	9	9
Soccer fields	2	2	2	2	2	2	2	2	2	2
Baseball/softball fields	3	3	3	3	3	3	3	3	3	3
Tennis courts	4	4	4	4	4	4	4	4	4	4
Playgrounds	5	5	5	5	6	6	6	7	7	7
Basketball courts	1	0	3	3	3	3	3	3	3	3
Public Works/Utilities:										
Vehicles maintained	57	59	57	66	63	61	56	57	59	63
Equipment maintained	129	118	118	63	91	26	38	26	22	24
Lift stations maintained	18	18	18	18	18	18	18	18	18	18
Fire Hydrants	345	345	345	345	347	347	347	346	346	346

Source: Town of Lantana - Various Town Departments

TOWN OF LANTANA, FLORIDA

MISCELLANEOUS STATISTICS

Historical Sketch: The Town of Lantana is a coastal community in Palm Beach County, which still retains the charm of its origins as an old Florida fishing village. Although it is one of the smaller communities of Palm Beach County, it is noted as one of the oldest. The first settlers came after Congress passed the Armed Occupation Act in 1842 at the end of the Seminole Wars. One of the pioneer settlers, The Lyman family, is distinguished as the founders of the town. M. B. Lyman brought his family to Lantana in 1888 and started several enterprises. He established a store, Indian Trading Post and post office in 1889. As postmaster, Mr. Lyman named the post office Lantana Point for the wild Lantana plant, which grew in abundance in the area. The "Point" was later dropped. One of the Lyman businesses was the Lantana Fish Company. One hundred thousand-pound catches of fish were made. In the early 1900's the gathering and marketing of oysters became the leading industry. The Town of Lantana was incorporated in 1921, with 22 residents voting in the first election. At the time of incorporation, the area of Lantana was one square mile, with a population of 100 residents. Today the year-round population is 12,226 with a seasonal population of approximately 13,000.

Form of Government: Town Council – Manager with a Mayor and four Councilmembers elected for three year overlapping terms. The Town Manager is appointed by the Town Council.

Location and Area: The Town of Lantana encompasses an area of 2.79 square miles and is located about five miles south of the City of West Palm Beach. The Town's corporate limits extend just west of I-95 and eastward to the Atlantic Ocean. Four other municipalities and one unincorporated area of Palm Beach County border the Town. Palm Beach County is located on the southeast coast of Florida and extends westward to Lake Okeechobee with a total 2,230 square miles, including 46 miles of frontage on the Atlantic Ocean and about 25 miles of frontage on Lake Okeechobee.

Police Protection: The Department consists of thirty-three sworn officers and nine civilian full-time employees.

Fire Protection: Fire/rescue services are provided to the residents of the Town of Lantana by Palm Beach County through a 10-year interlocal agreement that expires on December 31, 2027.

Recreation Facilities: The Town of Lantana's recreational facilities include an eight-acre municipal beach with 750 feet of ocean frontage, open picnic areas, an open-air restaurant, showers, restrooms, lifeguard station and a playground area. The Town has three passive parks and one preserve, which encompass approximately six acres. Some provide shaded picnic areas, playground equipment and/or restrooms. One of the parks also has a basketball court and skate area. The Lyman Kayak Park has a kayak launch and observation dock. The Town has a Recreation Center with four tennis courts (two lighted) and all are painted with pickleball lines, a picnic area with four picnic benches, and a playground area. Maddock Park is a dog park and has dog water fountains and waste stations, and size appropriate dog obstacle course/exercise equipment. The Town has a two-acre boat launching facility on the intracoastal capable of a four-boat capacity with a parking area. The Town maintains an 11-acre sports park consisting of three baseball fields, two soccer fields, two basketball courts, restrooms, a concession stand, and a playground.

Marine Safety: Members of the marine safety team responded to over 151 ocean assists in the year where over 186,500 people visited Lantana beach. Marine Safety assisted with 13 major medical emergencies and treated 175 minor first aid actions to visitors.

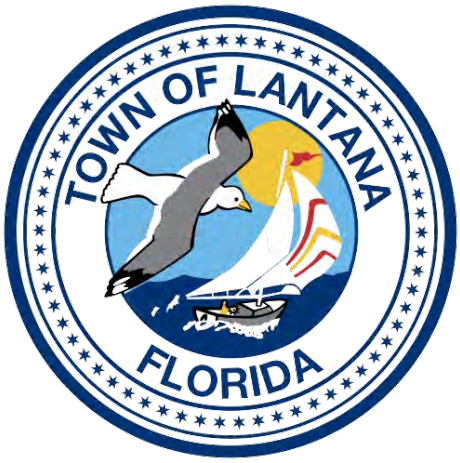
Building Activity: The Town of Lantana is approximately 99% developed. During fiscal year 2025, the Building Department issued 765 permits for a total construction amount of $26.89 million. In addition, the Department issued 82 new business tax receipts and 1,193 business tax receipt renewals for total revenue of $320,973.

Water and Wastewater System: As of September 30, 2025, the Town provided water service to over 3,350 customers. For the 2025 fiscal year, the number of gallons of finished water that passed through the master meter was 771.0 million.

TOWN OF LANTANA, FLORIDA
SCHEDULE OF INSURANCE IN FORCE
SEPTEMBER 30, 2025

Company	Type of Coverage	Covered	Amount of Coverage
ACE American Insurance Company	Accidental death and dismemberment	Law enforcement officers and clerical staff	Statutory
Public Risk Management	Employee dishonesty, theft, computer fraud	Town employees and property	$ 500,000
Public Risk Management	Real and Personal Property	Town property and equipment	$ 250,000,000
Public Risk Management	Employment related practices liability	Town employees	$ 2,000,000 $6M Aggregate
Public Risk Management	General and Automobile liability	Town employees and vehicles	$ 2,000,000
Public Risk Management	Workers Compensation liability	Town	$ 2,000,000
Commerce & Industry	Pollution Coverage including above-ground petroleum storage tanks	Town property	$ 1,000,000 $2M Aggregate

COMPLIANCE SECTION


TOWN OF LANTANA
FLORIDA

Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

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

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

The Honorable Mayor and Members of the Town Council
The Town of Lantana, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the Town of Lantana, Florida ("Town") as of and for the fiscal year ended September 30, 2025, and the related notes to the financial statements, which collectively comprise the Town's basic financial statements, and have issued our report thereon dated March 25, 2026. Our report includes a reference to other auditors who audited the financial statements of the Town of Lantana Police Relief and Pension Fund ("Pension Fund") as described in our report on the Town's financial statements. This report does not include the results of the other auditors' testing of internal control over financial reporting or compliance and other matters that are reported on separately by those auditors.

Report on Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the Town's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the Town's internal control. Accordingly, we do not express an opinion on the effectiveness of the Town's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or, significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether the Town's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

Grau & Associates

March 25, 2026

Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

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

INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE FOR EACH MAJOR STATE PROJECT AND ON INTERNAL CONTROL OVER COMPLIANCE REQUIRED BY CHAPTER 10.550, RULES OF THE AUDITOR GENERAL

The Honorable Mayor and Members of the Town Council
The Town of Lantana, Florida

Report on Compliance for Each Major State Project

Opinion on Compliance for Each Major State Project

We have audited the Town of Lantana, Florida's (the "Town") compliance with the types of compliance requirements described in the Chapter 10.550 of the Rules of the Auditor General that could have a direct and material effect on the Town's major state project for the fiscal year ended September 30, 2025. The Town's major state project is identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

In our opinion, the Town complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on its major state project for the fiscal year ended September 30, 2025.

Basis for Opinion on Each Major State Project

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America (GAAS); the standards applicable to financial audits contained in Government Auditing Standards issued by the Comptroller General of the United States (Government Auditing Standards); and the audit requirements of Chapter 10.550 Rules of the Auditor General. Our responsibilities under those standards and Chapter 10.550 Rules of the Auditor General are further described in the Auditor's Responsibilities for the Audit of Compliance section of our report.

We are required to be independent of the Town and to meet our other ethical responsibilities, in accordance with relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion on compliance for the major state project. Our audit does not provide a legal determination of the Town's compliance with the compliance requirements referred to above.

Responsibilities of Management for Compliance

Management is responsible for compliance with the requirements referred to above and for the design, implementation, and maintenance of effective internal control over compliance with the requirements of laws, statutes, regulations, rules and provisions of contracts or grant agreements applicable to the Town's major state projects.

Auditor's Responsibility for the Audit of Compliance

Our objectives are to obtain reasonable assurance about whether material noncompliance with the compliance requirements referred to above occurred, whether due to fraud or error, and express an opinion on the Town's compliance based on our audit. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS, Government Auditing Standards and Chapter 10.550 Rules of the Auditor General will always detect material noncompliance when it exists. The risk of not detecting material noncompliance resulting from fraud is higher than for that resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Noncompliance with the compliance requirements referred to above is considered material, if there is a substantial likelihood that, individually or in the aggregate, it would influence the judgment made by a reasonable user of the report on compliance about the Town's compliance with the requirements of each of its major state projects.

In performing an audit in accordance with GAAS, *Government Auditing Standards*, and Chapter 10.550 Rules of the Auditor General, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material noncompliance, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the Town's compliance with the compliance requirements referred to above and performing such other procedures as we considered necessary in the circumstances.
- Obtain an understanding of the Town's internal control over compliance relevant to the audit in order to design audit procedures that are appropriate in the circumstances and to test and report on internal control over compliance in accordance with Chapter 10.550 Rules of the Auditor General , but not for the purpose of expressing an opinion on the effectiveness of the Town's internal control over compliance. Accordingly, no such opinion is expressed.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and any significant deficiencies and material weaknesses in internal control over compliance that we identified during the audit.

Report on Internal Control Over Compliance

A *deficiency in internal control over compliance* exists when the design or operation of a control over compliance does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, noncompliance with a type of compliance requirement of a state project on a timely basis. A *material weakness in internal control over compliance* is a deficiency, or combination of deficiencies, in internal control over compliance, such that there is a reasonable possibility that material noncompliance with a type of compliance requirement of a state project will not be prevented, or detected and corrected, on a timely basis. A *significant deficiency in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance with a type of compliance requirement of a state project that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over compliance was for the limited purpose described in the Auditor's Responsibilities for the Audit of Compliance section above and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies in internal control over compliance. Given these limitations, during our audit we did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses, as defined above. However, material weaknesses or significant deficiencies in internal control over compliance may exist that were not identified.

Our audit was not designed for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, no such opinion is expressed.

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control over compliance and the results of that testing based on the requirements of Chapter 10.550 Rules of the Auditor General. Accordingly, this report is not suitable for any other purpose.

Grau & Associates

March 25, 2026

TOWN OF LANTANA, FLORIDA
SCHEDULE OF EXPENDITURES OF
STATE FINANCIAL ASSISTANCE PROJECTS
FISCAL YEAR ENDED SEPTEMBER 30, 2025

State Agency/Pass-Through State Project	State CSFA Number	Contract/Grant Number	State Expenditures
STATE FINANCIAL ASSISTANCE PROJECTS			
Florida Department of Environmental Protection (FDEP)			
Water Restoration Assistance	37.039	L0241	993,665
Water Restoration Assistance	37.039	L0240	293,833
Resilient Florida Program	37.098	24SRP62	24,553
Resilient Florida Program	37.098	24SRP66	10,832
Recreation Development Assistance	37.017	A24035	12,500
Total Florida Department of Environmental Protection			1,335,383
Florida Department of Transportation (FDOT)			
Beautification Project	37.017	G3630	1,232
Total Florida Department of Transportation			1,232
Total Expenditures of State Financial Assistance Projects			1,336,615
TOTAL EXPENDITURES OF STATE FINANCIAL ASSISTANCE PROJECTS			$ 1,336,615

See Notes to Schedule of Expenditures of
State Financial Assistance Projects

TOWN OF LANTANA, FLORIDA
NOTES TO SCHEDULE OF EXPENDITURES OF
STATE FINANCIAL ASSISTANCE PROJECTS
FISCAL YEAR ENDED SEPTEMBER 30, 2025

NOTE A – BASIS OF PRESENTATION

The accompanying schedule of expenditures of state financial assistance projects includes the state grant activity of the Town of Lantana and is presented on the modified accrual basis of accounting. The information in this schedule is presented in accordance with the requirements of Chapter 10.550, Rules of the Auditor General.

TOWN OF LANTANA, FLORIDA
SCHEDULE OF FINDINGS AND QUESTIONED COSTS
STATE FINANCIAL ASSISTANCE PROJECTS
FISCAL YEAR ENDED SEPTEMBER 30, 2025

A. SUMMARY OF AUDIT RESULTS

1. The auditor's report expresses an unmodified opinion on the financial statements of the Town of Lantana, Florida.

2. No significant deficiencies or material weaknesses relating to the audit of the financial statements are reported in the independent auditor's report on internal control over financial reporting and on compliance and other matters based on an audit of financial statements performed in accordance with *Government Auditing Standards*.

3. No instances of noncompliance material to the financial statements of the Town were disclosed during the audit.

4. No significant deficiencies or material weaknesses relating to the audit of the major state project are reported in the independent auditor's report on compliance for the major state project and on internal control over compliance required by Chapter 10.550, Rules of the Auditor General.

5. The independent auditor's report on compliance for the major state project of the Town expresses an unmodified opinion.

6. There were no audit findings related to the major state project tested for the Town.

7. The dollar threshold used to distinguish between Type A and Type B for state projects was $400,985.

8. The programs tested as major state projects include:

State Project	CSFA#
Water Restoration Assistance	37.039

9. The Town was not determined to be a low-risk auditee pursuant to Chapter 10.550, Rules of the Auditor General.

B. FINDINGS - FINANCIAL STATEMENTS AUDIT

None

C. FINDINGS AND QUESTIONED COSTS - MAJOR STATE PROJECTS

None

D. OTHER ISSUES

No summary schedule of prior audit findings is required because there were no prior audit findings related to State financial assistance projects.

Grau & Associates
CERTIFIED PUBLIC ACCOUNTANTS

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

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

The Honorable Mayor and Members of the Town Council
The Town of Lantana, Florida

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

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. Those standards require that we plan and perform the examination to obtain reasonable assurance about whether the Town complied, in all material respects, with the specified requirements referenced in Section 218.415, Florida Statutes. An examination involves performing procedures to obtain evidence about whether the Town complied with the specified requirements. The nature, timing, and extent of the procedures selected depend on our judgment, including an assessment of the risks of material noncompliance, whether due to fraud or error. We believe that the evidence we obtained is sufficient and appropriate to provide a reasonable basis for our opinion. Our examination does not provide a legal determination on the Town's compliance with specified requirements.

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

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

Grau & Associates

March 25, 2026

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

To the Honorable Mayor and Town Council
Town of Lantana, Florida

Report on the Financial Statements

We have audited the accompanying basic financial statements of the Town of Lantana, Florida (the "Town") as of and for the fiscal year ended September 30, 2025, and have issued our report thereon dated March 25, 2026. Our report includes a reference to other auditors who audited the financial statements of the Town of Lantana Police Relief and Pension Fund ("Pension Fund") as described in our report on the Town's financial statements.

Auditor's Responsibility

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

Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters based on an audit of the financial statements performed in accordance with *Government Auditing Standards;* and Independent Auditor's Report on an examination conducted in accordance with *AICPA Professional Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports, which are dated March 25, 2026, should be considered in conjunction with this management letter.

Purpose of this Letter

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

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

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

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

Grau & Associates
March 25, 2026

REPORT TO MANAGEMENT

I. CURRENT YEAR FINDINGS AND RECOMMENDATIONS

None

II. PRIOR YEAR FINDINGS AND CURRENT YEAR STATUS AND RECOMMENDATIONS

None

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

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

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

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

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

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

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

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

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

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

6. We applied financial condition assessment procedures and no deteriorating financial conditions were noted as of September 30, 2025. It is management's responsibility to monitor financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.

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

   A PACE program that finances qualifying improvements authorized pursuant to Section 163.081 or Section 163.082, Florida Statutes, did operate within the Town's geographical boundaries during the fiscal year ending September 30, 2025.

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

Program Administrators:

Full Legal Name	Contact Information
Florida Green Finance Authority	Todd Wodraska, Manager, Special District Services, Inc. 2501 A Burns Road Palm Beach Gardens

Third-party Administrators:

Full Legal Name	Contact Information
Renew Financial Group LLC	Yilin Chen, General Counsel 555 12th Street, Suite 1650 Oakland, CA 94607
Petros PACE Administrator, LLC	Michael Yaki, SVP and Sr. Counsel 300 Colorado Street, Suite 2000 Austin, Texas 78701

TOWN OF LANTANA
IMPACT FEE AFFIDAVIT
FOR YEAR-ENDED SEPTEMBER 30, 2025

BEFORE ME, the undersigned authority, personally appeared Stephen Kaplan, Finance Director, who being duly sworn, deposes and says on oath that:

1. I am the Finance Director of the Town of Lantana which is a local government entity of the State of Florida.

2. The governing body of the Town of Lantana adopted Ordinance No. O-06-02 implementing an impact fee and

3. Town of Lantana has complied and, as of the date of this Affidavit, remains in compliance with Section 163.31801, Florida Statutes.

FURTHER AFFIANT SAYETH NAUGHT.

Finance Director of the Town of Lantana

STATE OF FLORIDA
COUNTY OF PALM BEACH

SWORN TO AND SUBSCRIBED before me this 27th day of March, 2026.

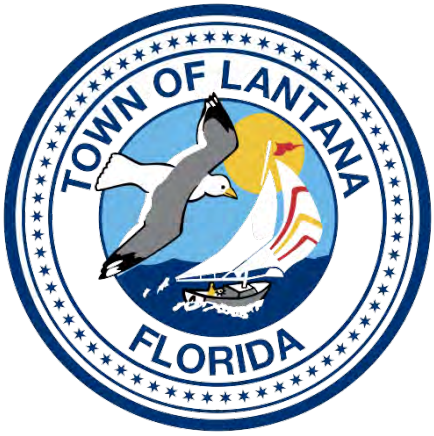
HEYDY PENA
Notary Public-State of Florida
Commission # HH 692791
My Commission Expires
October 21, 2029

NOTARY PUBLIC
Print Name: Heydy Pena

Personally known ✓ or produced identification _____

Type of Identification produced: N/A

My Commission Expires: October 21, 2029


TOWN OF LANTANA
FLORIDA



Town of Lantana
500 Greynolds Circle
Lantana, FL 33462-4544
www.lantana.org