

USER'S GUIDE

This document is the final budget for FY 2010-2011 for the period beginning October 1, 2010 and ending September 30, 2011. The intent of this document is to provide the public with concise and readable information about St. Lucie County. It contains general information, analysis of revenues and expenditures, as well as a budget history.

SUMMARIES/ANALYSIS

This section contains key information from subsequent sections in which the Office of Management and Budget (OMB) has extracted and then presented in an understandable format. Staff recommends this section as an excellent starting point for review of the budget because it includes a discussion of the revenue sources. Summaries of the total county budget, each constitutional officer, and of the court and legal system are available to provide ease in understanding the budget. This section contains charts, graphs and spreadsheets showing the history of property values, tax millage rates, and the resulting revenues. This section also includes a personnel history report that shows the % change in personnel for each year.

BUDGET BY FUND

This section begins with a listing of the numerous funds that make up the county budget along with fund definitions. This section categorizes each fund by type and briefly describes the sources of revenue and types of expenditures found in each fund. This list is followed by a three-year history of each fund showing the budget versus actual amounts. The history also shows the amount budgeted in the new fiscal year and the percent change from the previous year's budget. A section showing the estimated changes in fund balance is also included. The remaining portion of this section is comprised of charts and graphs of selected funds that reveal the amount of budgeted revenue sources and budgeted expenditures.

DEPARTMENTAL SUMMARIES

This section contains budgetary information as it applies to each department. Each department includes an organizational chart, a four-year budget summary of each division located within the department along with the division mission, function, and goals. The divisions also list key indicators, which are used to measure how well each goal is being accomplished.

CAPITAL BUDGET

The heart of this section is the St. Lucie County Board of County Commissioners Five-Year Capital Improvement Plan. This plan is designed to address the foreseeable capital improvement

needs of St. Lucie County. This section also provides information on the planning and approval process involved in the development of the Five-Year Capital Improvement Plan.

The Five-Year Capital Improvement Plans are categorized by department and may include capital improvements affecting major infrastructure facilities such as roads, bridges, beach restoration / preservation, environmental lands, drainage and stormwater projects, port and airport facilities, parks and recreational facilities, libraries, general governmental buildings and correctional facilities, utilities and museums.

Each plan identifies the sources of funding and provides a detailed listing of projects and the estimated costs associated with each project.

DEBT SERVICE

This section contains important information regarding outstanding debt issued by the county or, in the case of Community Development District Bonds and Industrial Revenue Bonds, in which the county has a vested interest. Some of the debt, such as the Environmental Land Bond, was issued as a result of a voter-approved referendum. Others were issued after the Board of County Commissioners approved the funding of improvements through debt financing. Still, the Board on behalf of county utilities or a third party issued other debts. The Office of Management and Budget carefully monitors the amount of debt the county issues in order to preserve its creditworthiness.

APPENDICES

The Appendices Section includes a glossary for the definitions of terms and a section on acronyms.

For any additional information, contact our office:

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Telephone (772) 462-1670 • Fax (772) 462-2117

or visit the St. Lucie County website: **www.stlucieco.org**



BUDGET MESSAGE

*From the
County Administrator
FY 2010/2011*

Honorable Chairman
Members of the Board of County Commissioners

Dear Commissioners:

I am honored to present the budget for fiscal year 2010-2011. Preparation of the FY11 budget was a tremendous job. The Board, along with staff assistance, began the daunting task of balancing the provision of new service levels and reducing ongoing operational expenditures. To that end, the Board approved precedent-setting measures such as:

- 1) The structural realignment of the County's 18 operating departments into 9 operations;
- 2) Revision of the emergency reserve policy to exclude funds that have a minimum of 10% or \$2 million in reserves (whichever is greater);
- 3) Shifting non-profit agencies funding from operational funding into fund balance funding; and
- 4) Shifting legally required economic development obligations from operational funding into fund balance funding.

In addition, the Board approved varying degrees of funding cuts to the outside agencies funded in the County's operating budget. This includes the three funded Constitutional Officers: Clerk of the Court, Supervisor of Elections and the Sheriff's Office; the State-mandated agencies: State Attorney, Public Defender, Court Administration, Guardian Ad Litem, the Medical Examiner and Health Department as well as the Economic Development Council and the Research Park.

Concerted efforts were made to continue as many quality-of-life services as is financially feasible. As a first step, the Board chose to cut-back programs and services and to seek public-private partnerships to keep programs in place rather than to eliminate programs and services. Some of the impacted programs and change in services include the Hurston and Port St. Lucie branch libraries, athletic and summer recreational services, co-operative extension services, programming at the Oxbow, operation of the History Regional Center and restructuring of arts and cultural programming.

Along with the aforementioned measures, the budget does include increases in three millage rates. The FY 10 countywide ad valorem millage rate was 6.4612; same rate since FY 08. For FY11, the Board set a countywide ad valorem millage rate of 7.1367, which includes an increase as follows:

- General Fund/Fine & Forfeiture from 6.1651 to 6.8406

In addition to the countywide millage rate, the millage rates in two of the County's MSTUs were increased as follows:

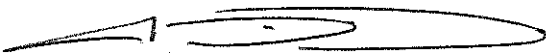
- Law Enforcement MSTU from 0.3736 to 0.5103
- Transit MSTU from 0.0833 to 0.1269

This was the first increase in the general fund/fine & forfeiture millage rate in over ten years; since FY 99. The millage increase resulted in approximately an additional \$9 million annually in property tax revenue. That revenue allowed the County to balance the Fine & Forfeiture Fund and to set aside approximately \$1.5 million into the budget stabilization fund. The budget stabilization funds are being set aside to help the County balance the FY 12 and FY 13 budgets and to soften potential future cuts to county services, constitutional operations and state mandated operations.

The adoption of the FY11 budget is the start of much more work to come. Staff, at the direction of the Board, will continue to explore other cost reductions and cost saving measures throughout the upcoming fiscal year. This ongoing effort must be joined by all of our funding partners in order for the County to reach a sustainable budget position in as efficient a manner as possible.

I look forward to continue to lead the County's effort toward this goal and to work in cooperation with our various funding partners to achieve a sustainable St. Lucie County operating budget.

Sincerely,



Faye W. Outlaw, MPA
County Administrator

BUDGET OVERVIEW

Expense Type	Adopted Budget 2009-2010	Adopted Budget 2010-2011
Personnel Expenses	69,349,744	62,974,764
Operating Expenses	383,096,005	358,760,658
Capital Expenses	133,226,412	113,762,534
Transfers	14,043,545	24,548,939
Budget Stabilization Funding	0	32,305,720
TOTAL	\$599,715,706*	\$592,352,597
Percent Change:		-1.23%

* The current year budget is amended throughout the year. Currently, the fiscal year 2009-2010 amended budget is \$662,147,857, which includes \$37,526,984 in Budget Stabilization Funding.

The General Fund and Fine & Forfeiture Fund Budget for the BOCC's personnel and operating expenses are as follows:

	2010 Budget	2011 Approved Budget	Percent Change
BOCC Personnel Expenses	\$30,276,872	\$26,085,954	-13.84%
BOCC Operating Expenses	\$22,460,083	\$19,491,783	-13.22%

The balancing of the 2010-2011 budget continued to offer challenges in prioritizing projects or services where they are needed most. Primary factors contributing to this challenge include property tax reform, declining revenues, increased costs such as utilities, fuel, cost of supplies and unfunded mandates. However, with the hard work of staff and their cooperation, the budget was balanced once again. The following table shows the countywide millage rate history for St. Lucie County.

Countywide Millage Rate History									
FY03	FY04	FY05	FY06	FY07	FY08	FY09	FY10	FY11	Change
7.9551	7.9551	7.8183	7.6183	6.9712	6.4612	6.4612	6.4612	7.1367	10.45%

The countywide ad valorem millage for fiscal years 2010-2011 is 7.1367. The millage consists of the following components:

General Fund	2.8707
Fine & Forfeiture	3.9699
Erosion Control – Zone E	0.0925
Mosquito Control	0.2036
Total	7.1367

General Fund. The general fund budget is the largest component of the operating budget with a fiscal year 2010-2011 budget of \$158,064,402, which represents an increase of 11.23% compared to fiscal year 2009-2010's adopted budget of \$142,101,574. This increase was due to funding for inmate medical care and HIV medications and the addition of approximately \$9 million in property tax revenue.

Special Revenue Funds. The County's special revenue funds account for the proceeds of specific revenue sources that are legally restricted to expenditures for specific purposes, and are budgeted for a total amount of \$225,026,717 which represents a 3.40% decrease over fiscal year 2009-2010's adopted budget of \$232,956,141.

Debt Service Funds. The County's debt funds account for the payment of annual principal and interest, fees, anticipated new debt, administrative fees, etc. as well as, when stipulated, accumulation of funds for balloon payments for the county's debt obligations. The debt funds are budgeted at \$45,496,508 for fiscal year 2010-2011, which represents a 0.27% increase over fiscal year 2009-2010's adopted budget of \$45,372,350.

The St. Lucie County debt summary for fiscal year 2010-2011 shows an estimated total outstanding principal debt of \$187,828,260. Some examples of the categories of the County's indebtedness are long-term bonds including \$3,150,000 in general obligation bonds, \$102,746,087 in bonds covered by governmental funds, \$19,780,000 in bonds covered by enterprise funds, \$30,428,547 in notes payable covered by governmental funds and \$470,167 notes payable in enterprise funds. The total debt funds include other bond expenses, which are not included on the debt schedule of principal and interest for the fiscal year.

Capital Project Funds. The County's capital project funds account for major capital construction and major capital maintenance projects. The capital project funds budget totals \$80,027,789 for fiscal year 2010-2011, representing a decrease of 15.69% in comparison to the FY2009-2010 budget of \$94,921,919. A large component of this decrease is due to limited funding for new projects.

The five-year Capital Improvement Plan (CIP) includes the capital project funds as well as capital projects within various operational funds. It provides a systematic plan for infrastructure improvements within a prioritized framework. The County CIP serves as a planning tool and provides a guideline for growth and development. The five-year CIP, included in this budget for St. Lucie County, sets the general schedule within which public improvements are proposed to be undertaken. The first year reflects the capital budget for fiscal year 2010-2011. The remaining four years represent a schedule and estimate of future capital needs that may be funded given projected revenue estimates. The CIP is reviewed and revised annually, and an additional year is added to maintain the full five-year period for the program.

Enterprise Funds. The County's enterprise funds account for operations that are financed in a manner similar to private business in that the cost of providing the services is primarily recovered through user fees, not county tax dollars. The enterprise funds are budgeted for a total amount of \$44,950,186 for fiscal year 2010-2011, representing a decrease of 3.45% in comparison to the fiscal year 2010 budget of \$46,555,473. For fiscal year 2010-2011, the Sports Complex fund is being converted from an enterprise fund to a special revenue fund.

Internal Service Funds. The 2010-2011 internal service funds total \$35,182,360. This is a 5.57% increase over the 2009-2010 approved budget of \$33,325,827. Internal service funds are proprietary type funds that account for operations that provide services to other departments or agencies of the County on a cost-reimbursement basis. The increase in the budget for internal service funds is due to increasing the projected revenues for fiscal year 2010-2011 to be more in line with prior trends.

Trust and Agency Funds. In 2009-2010, the trust and agency funds were budgeted at \$4,482,422. Trust and agency funds account for assets held by a government unit in a trustee capacity or as an agent for individuals, private organizations, other governmental units and/or other funds (i.e. Law Enforcement Trust

Fund). The amount for 2010-2011 is \$3,604,635, which represents a decrease of 19.58% from the adopted fiscal year 2009-2010 budget.

FINANCIAL ASSESSMENT

An important measure of the County’s financial strength is its fund balance, or simply its current assets minus current liabilities. The County’s total unreserved fund balance for the general fund by September 30, 2010 is estimated to be \$75 million. The County’s 45 special revenue funds are estimated to have a combined fund balance total of \$86.3 million.

A second indicator of financial strength is the County’s current financial reserves. In 2005, the Board established an emergency reserve policy and a fund balance policy. The funding of these two reserves is often referred to as the County’s financial recovery, as these policies were implemented following the depletion of emergency reserves during the hurricanes of 2004 and 2005.

Emergency Reserves. Since 2004, the County has been working to achieve an emergency reserve of 5% of the total operating budget. During the budget workshops, the Board changed the emergency reserve policy to exclude funds that have a minimum of 10% or \$2 million in reserves (whichever is greater). In order to fund this revised policy, the Board has set aside \$10,699,726, which is 5% of the \$213,994,523 operating budget for funds that this policy applies to.

Fund Balance Policy. The fund balance forward policy was recommended by bond rating companies and states that the Board will maintain a fund balance reserve in the general fund equal to 5% of the general fund operating budget. In fiscal year 2011, 5% of the general fund operating budget (\$72,951,025) amounts to \$3,647,551.

The following table is a breakdown of the funding needed to achieve the financial goals as stated in these reserve policies.

	FY 2010/11 Operating Budget*	5%
All Funds (Emergency Reserve Policy)	213,994,523	10,699,726
General Fund (Fund Balance Policy)	72,951,025	3,647,551
Total		14,347,277

*Includes operating budget for all agencies the County funds. Does not include Capital, Debt Service or Reserves.

In addition to these reserve policies, the County maintains a general contingency fund budget of \$1,414,383.

MEETING THE CHALLENGES

Economy. The downturn in the economy continues to create many challenges in St. Lucie County. We have experienced a significant drop in new development. Single family home construction in the unincorporated area decreased from 908 new homes in 2004 to 30 new homes in 2009. This has contributed to an increase in the County’s unemployment rate, which has increased from 7.2% in July of 2004 to 15.6% in August 2010, as jobs in the construction industry have been reduced.

County Commissioners continue to take aggressive steps to improve the local economy thru continuation of the Job Growth Investment Grants to new or expanding businesses in St. Lucie County.

As a result of decreased property valuation, the County has had to make substantial reductions to the budget over the last three years. As a part of the fiscal year 2010-2011 budget preparation, the County performed an extensive review of all county funded operations thru its Strategic Planning Process to identify areas to reduce or eliminate to maintain a sustainable budget for the next two years. The following reductions have been made to the fiscal year 2010-2011 budget through this process:

- Parks & Recreation Services - The Regional History Center will be operated by volunteers of the Historical Society in lieu of being closed, Paradise Park Pool will be closed and demolished; The Marine Center and Smithsonian exhibit will be closed on weekends and during the summer; Hours at the Lincoln Park Community Center, Havert L. Fenn Center and Skate Park will be reduced; Summer camps will only be provided if grant funding is obtained; Maintenance levels at all County parks and park facilities will be significantly reduced; Community parks will be converted to “Pack it Out” parks. Restrooms will be closed and trash cans will be removed; Park mowing will be reduced from 38 times per year to 20 times per year; Youth and adult leagues (non-County) will be limited in the number of night games and will have to assist in field prep and assist with maintaining restrooms and removing litter; County-operated or supported recreational programs, including youth soccer, flag football and men’s softball programs will be eliminated. These programs may be offered by nonprofit groups; and maintenance of the Black Pearl boat ramp and restrooms will be returned to the City of Ft. Pierce.
- Arts & Culture - Funding for cultural affairs, including Zorafest, will be eliminated from the General Fund.
- Libraries - Hurston and PSL will be closed three additional days per week. Will be opened only two days per week.
- Nonprofit Services - Removed nonprofit funding from operating budget. Will be funded from fund balance dollars.
- Administration – Realignment & consolidation of 18 departments into 9 departments & elimination longevity bonuses.
- Mosquito Control & Coastal Management Services - Eliminating the educational boat tours and walk-abouts of the Indian River Lagoon. Program served 9,000 students.

Impact Fees. Impact Fees continue to decline, which caused some projects relying on this funding to be pushed out into future years.

Community Redevelopment Agencies (CRAs). The following are the County’s tax refund requirements to the CRAs to be used for various projects within the CRAs. The County’s funding obligation for the CRAs has decreased for the past two years due to declining property values. However, the CRAs continue to have a significant impact on our budget.

Tax Refunds to Port St. Lucie CRA

	<u>2009 Actual</u>	<u>2010 Actual</u>	<u>2011 Budget</u>
General Fund	\$1,018,092	\$ 506,085	\$ 435,000
Fine & Forfeiture	\$ 707,229	\$ 620,536	\$ 580,000
Subtotal	\$1,725,321	\$1,126,621	\$1,015,000

Tax Refunds to Fort Pierce CRA

	<u>2009 Actual</u>	<u>2010 Actual</u>	<u>2011 Budget</u>
General Fund	\$2,156,380	\$1,234,431	\$1,050,000
Fine & Forfeiture	\$1,518,820	\$1,513,597	\$1,400,000
Subtotal	\$3,675,200	\$2,748,028	\$2,450,000
Total	\$5,400,521	\$3,874,649	\$3,465,000

Law Enforcement. The St. Lucie County Sheriff's Office submitted a revised budget request in the amount of \$62,479,301 representing a 4.08% decrease over fiscal year 2009-2010's operating budget of \$65,137,956. In fiscal year 2009-2010, the Board also approved \$1.62 million in one-time additional funding for school resource deputies (SRDs). This funding is not included in the fiscal year 2010-2011 budget. However, the County continues to fund the \$1.72 million for SRDs that were historically included in the Sheriff's regular operating budget.

Funding for Constitutional Officers and Outside Agencies. The following table shows the changes in funding for Constitutional Officers and outside agencies. The percent change represents the amount of increase or decrease of the fiscal year 2011 budget as compared to the fiscal year 2010 budget. The following table reflects expenses within the County's Taxing Funds. The funding for these budgets is in the County's General Fund and Fine & Forfeiture Fund for all of the agencies except the Tax Collector and Property Appraiser's budgets, which are funded by each Taxing Fund. A more detailed description of these agencies can be found in the summaries/analysis section of this budget book.

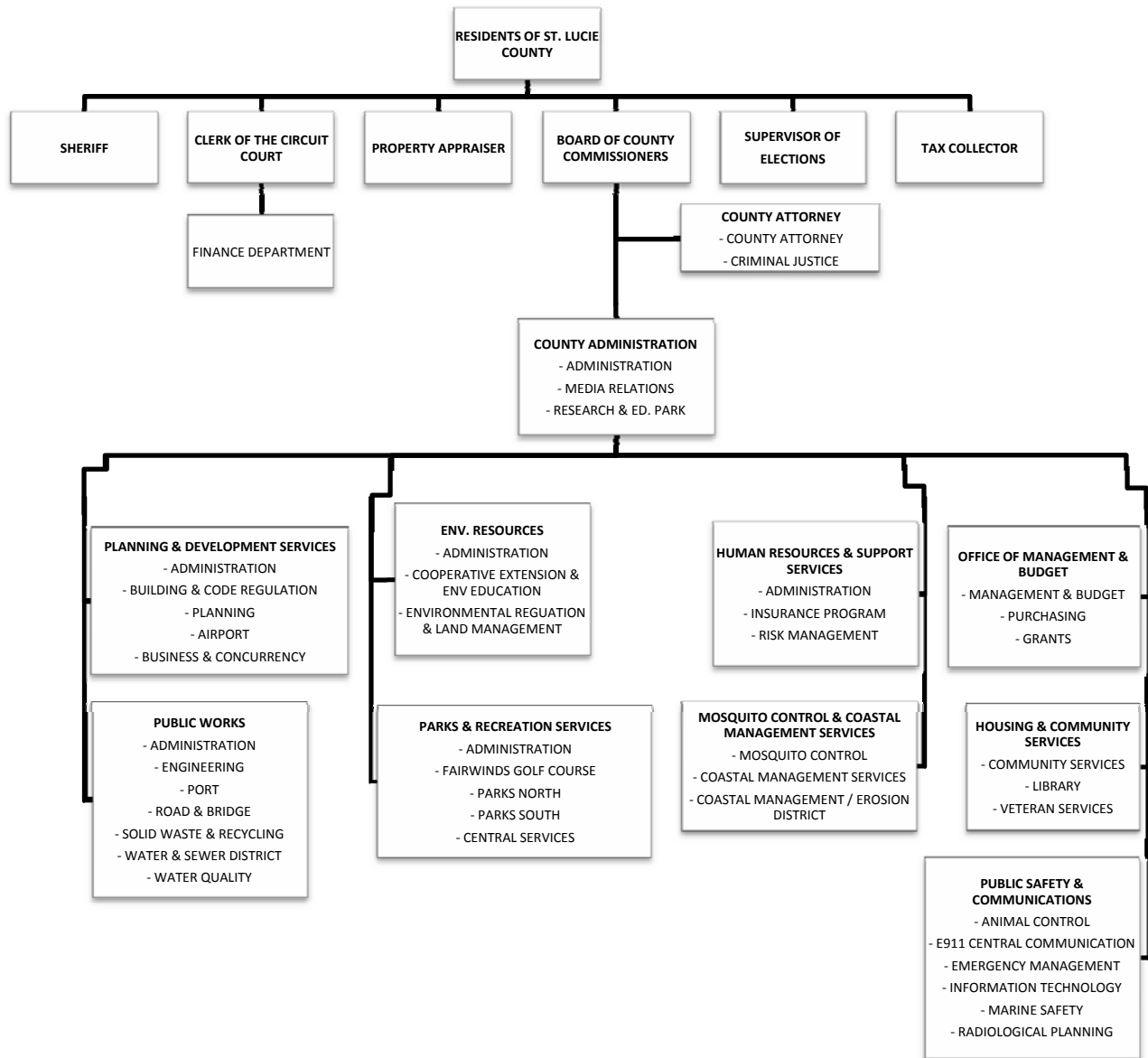
	2010 Budget	2011 Approved Budget	Percent Change
Clerk of Circuit Court	\$1,894,407	\$1,704,966	-10.00%
Supervisor of Elections	\$2,621,423	\$2,359,408	-10.00%
Sheriff	\$66,757,956	\$62,479,301	-6.41%
Tax Collector*	\$7,080,926	\$7,037,869	-0.61%
Property Appraiser	\$4,838,107	\$4,702,218	-2.81%
Judicial Agencies	\$2,611,912	\$2,316,555	-11.31%
Non-County Agencies	\$1,986,467	\$1,942,158	-2.23%
Other Agencies	\$366,109	\$293,790	-19.75%

* The Tax Collector's Budget is estimated based on commissions and fees collected, and not a request from the Tax Collector.

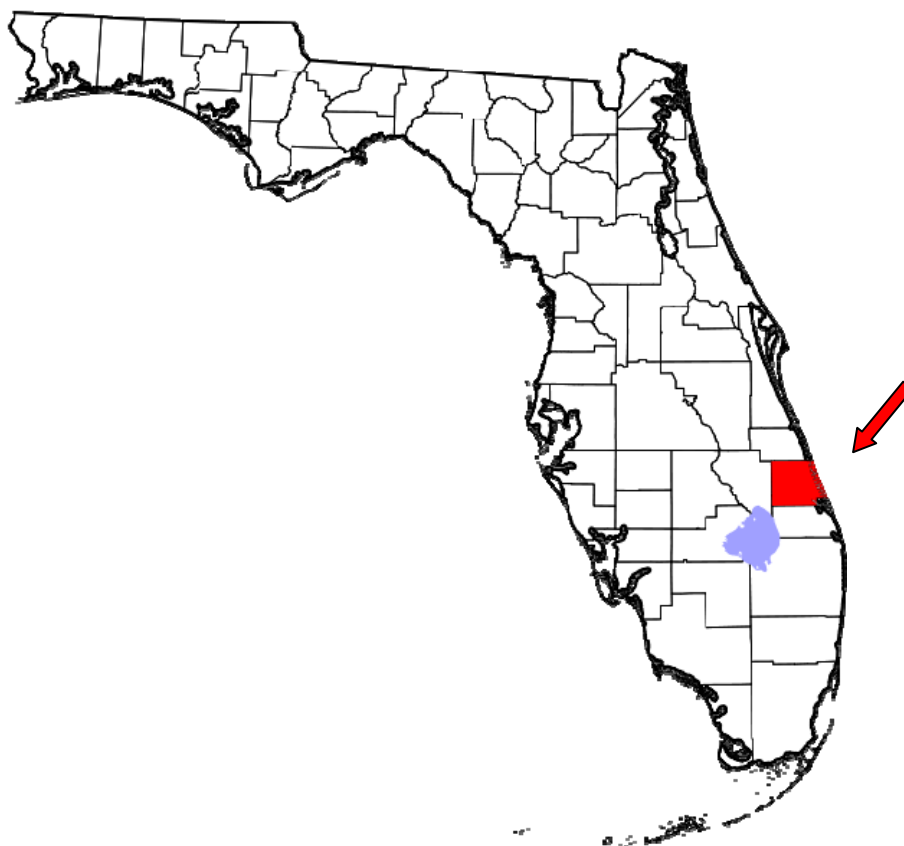
PERSONNEL

Since 2007, the County has taken several steps to reduce expenses related to personnel. These steps have included enacting a hiring freeze, early retirement, voluntary layoffs, and involuntary layoffs. For fiscal year 2010-2011, the budget includes 656.01 funded full time equivalent positions, which is below the fiscal year 1994-1995 staffing levels. However, staff layoffs are taking place and are expected to continue through the end of October. Upon the conclusion of the layoffs, the projected FTE count will be approximately 644, which is near the 1992-93 staffing level. There are no new positions in the FY 2010-2011 budget.

ST. LUCIE BOARD OF COUNTY COMMISSIONERS



ST. LUCIE COUNTY PROFILE



HISTORY OF ST. LUCIE COUNTY

Archaeological research indicates that Florida had been inhabited for thousands of years before any European settlements. Of the many indigenous peoples, the largest known were the Ais, the Apalachee, the Calusa, the Timucua, and the Tocobago tribes. Along the east coast of Florida, from Cape Canaveral in the north to as far south as Fort Pierce, was the area of the Ais Indian settlement. Their lands extended westward to the St. Johns River, and encompassed the Indian River. There was little recorded about the Ais by the early explorers and mission priests. From the early 1500's to the late 1800's, the area was settled by Spanish explorers, Seminoles (Creek Indians from Alabama and Georgia), runaway slaves, and shipwrecked sailors.

According to historians, it is believed that the name "St. Lucie" was first given to this area by the Spanish when they began construction of a fort at the Jupiter Inlet in 1565. The garrison (a permanent military installation post) was established on December 13th, in honor of the feast day of the Roman Catholic Saint Lucia. Lucy's Latin name *Lucia* shares a root (*luc-*) with the Latin word for light, *lux*. "In 'Lucy' is said, the way of light". Prior to her execution, her eyes were gouged out, and thus she became the patron saint of those who are blind. She was born in Syracuse, Sicily, Italy, and executed in 304 AD for being a Christian.

HISTORY OF ST. LUCIE COUNTY – continued

The area now known as the Town of St. Lucie Village has been inhabited for centuries, in part, because of its proximity to the Indian River Inlet, a natural inlet that was eventually closed north of the current Fort Pierce Inlet. The sixteenth century Spanish explorer Pedro Menendez, who founded St. Augustine, came through the inlet in 1565 while sailing to Cuba, and established a garrison among the Ais, in the Indian River area. Old Spanish maps identify the area between what is now known as Vero Beach to Stuart as “Santa Lucia”, which is where a Spanish colony was established circa 1567. Shortly after their first contact with the Ais, a war broke out with the Spanish, but peace was concluded five years later by 1570.

‘In 1763, France, Britain, and Spain signed the Treaty of Paris at the end of the French and Indian War. As part of the treaty, France gave up almost all of its land in North America and Spain gave up Florida. During the French and Indian War, Britain had captured Havana, Spain's busiest port. In exchange for Havana, the Spanish traded Florida to Britain, which in turn, Britain then divided Florida into two territories: East Florida and West Florida.’ Also known as the Floridas, the area known as East Florida consisted of entire peninsula and were bordered on the west by the Apalachicola River. The area known as West Florida, consisted of the land between the Mississippi River to the Apalachicola River, which includes parts of modern day Alabama, Mississippi, and Louisiana.

The Spanish never had a firm hold on Florida, and maintained tenuous control over the region by converting the local tribes, briefly with Jesuits and later with Franciscan friars. The local leaders demonstrated their loyalty to the Spanish by converting to Roman Catholicism and welcoming the Franciscan priests into their villages. The area of Spanish Florida diminished over time with the establishment of English colonies to the north and French colonies to the west. Spain regained the Floridas after Britain's defeat by the American colonies and the subsequent Treaty of Versailles on September 3, 1783.

The modern day Saint Lucie County was known as East Florida in 1810, and then in 1819, the Spanish lost their settlements when the United States effectively took control of East Florida. During 1821 the area was combined with other lands and renamed St. Johns County. In 1832, the U.S. territory of Florida was created by Congress, and during the Second Seminole War (1835-1842), the U.S. Army began setting up military posts throughout the state. In 1837 Col. Benjamin K. Pierce (brother to the future 14th President of the United States) sailed down the Indian River from St. Augustine. A year later, he built a fort out of palmetto trees near an Ais Indian mound, on what is now known as Old Fort Park on Indian River Drive, in Fort Pierce.

In 1840, St. Johns County was split into several counties, causing the St. Lucie area to become part of the newly formed Mosquito County. The Armed Occupation Act of 1842 provided for the settlement of the unsettled part of east Florida. In 1844, segments of Mosquito County were split off. One area became St. Lucia County and the other became Brevard County. On March 3, 1845, the territory of Florida became the 27th state of the United States of America. And on January 6, 1855, St. Lucia County was renamed St. Lucie County.

The Florida East Coast Railway's first steam locomotive came to Fort Pierce in 1894, and eventually Henry Flagler took his trains all the way down to Key West, before the onset of World War I. The railroad expansion helped create a population boom for the area, but it also brought in the importation of

HISTORY OF ST. LUCIE COUNTY – continued

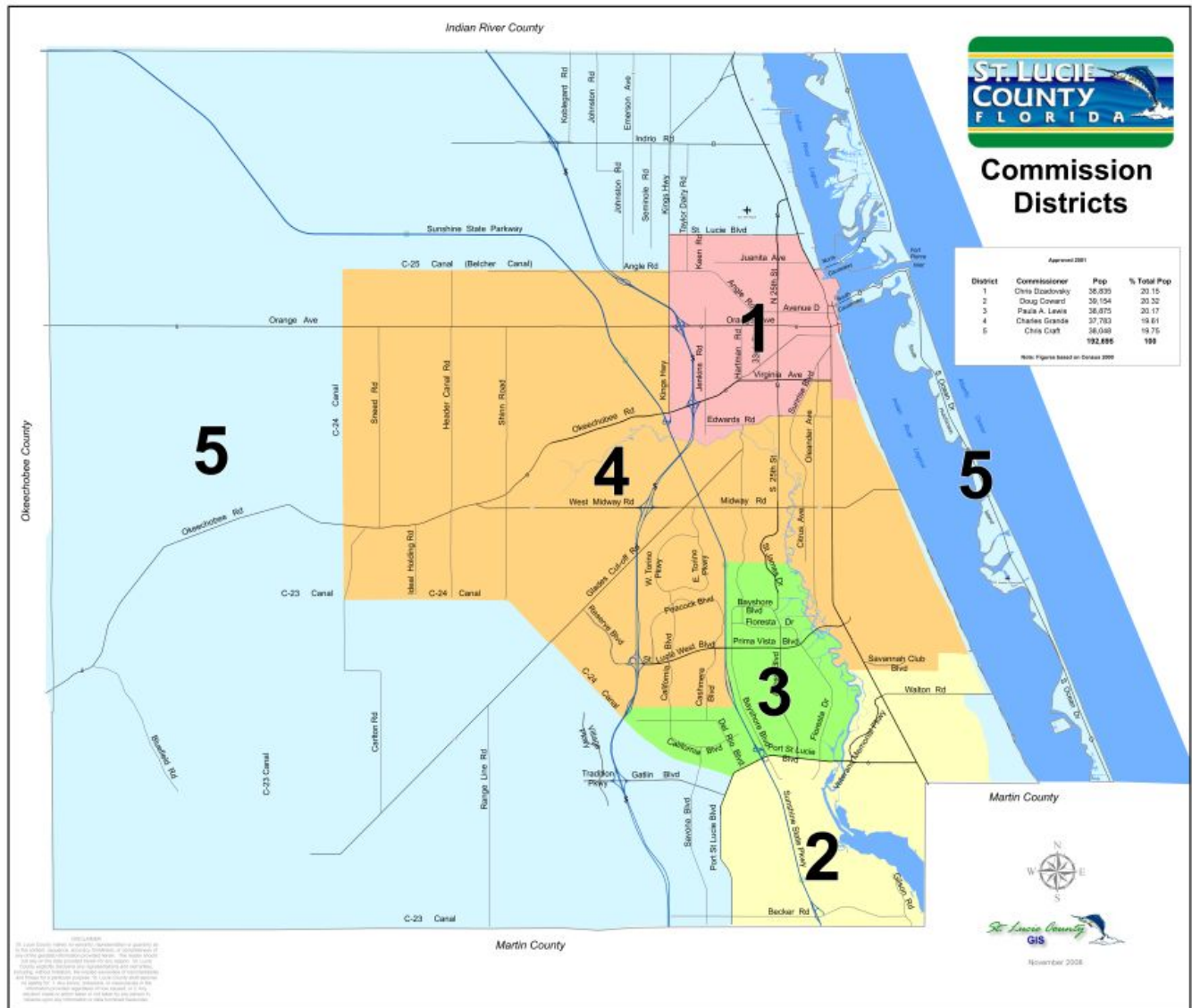
pineapples from Cuba. The pineapple imports, along with the frequent freezes and persistent disease to the area's existing pineapple groves, caused the collapse of the region's pineapple trade. Later, citrus and cattle would become the area's agricultural engine.

On July 1, 1905, the County's boundaries changed again, with St. Lucie County acquiring the southern part of Brevard County, which included the City of Fort Pierce. This newly created St. Lucie County included sections of modern day Indian River, Okeechobee, and northern Martin counties. However, there are some historians that believe the county was established on May 24, 1905, but the event was not celebrated until July 1st. Portions of land were stripped away over the years, first in 1917, when the western acres were taken away to become Okeechobee County. Then on May 30, 1925, a northern chunk of land was removed to become Indian River County, and Martin County was formed with land from the southern part of St. Lucie and a portion of northern Palm Beach County.

Now, 100 years later, St. Lucie County is approximately 600 square miles with a diverse population that includes two cities and one village: Fort Pierce, Port St. Lucie and St. Lucie Village. With 21 miles of unspoiled beaches, charming neighborhoods, progressive businesses and friendly people; St. Lucie County is truly the crown jewel of the Treasure Coast.

Sources: St. Lucie County website (<http://www.stlucieco.gov/media/history.htm>)
St. Lucie County Historical Society (<http://www.stluciehistoricalsociety.org/>)
St. Lucie County Historical Society (<http://www.rootsweb.ancestry.com/~flstluci/slchistory.htm>)
Florida Counties Map (http://www.floridacountiesmap.com/st_lucie_county.shtml)
Ancient Native Heritage of The Ancient Ones (<http://www.ancientnative.org/ais.php>)
Spanish Contacts with the Ais (Indian River) Country (<http://www.treasurelore.com/florida/ais.htm>)
Orlando: A Visual History: Mosquito County 1842 (<http://www.cfhf.net/maps/1839.htm>)
Wikipedia website (http://en.wikipedia.org/wiki/State_of_Florida)
Wikipedia website (http://en.wikipedia.org/wiki/Saint_Lucy)
Wikipedia website (http://en.wikipedia.org/wiki/Indian_River_County,_Florida)
Exploring Florida: Social Studies Resources for Students and Teachers (<http://fcit.usf.edu/florida/lessons/transfer/trnsfer1.htm>)
Maps Etc: Brevard County Maps (<http://fcit.usf.edu/florida/maps/galleries/County/stlucia/index.php>)

MAP OF ST. LUCIE COUNTY



GENERAL INFORMATION

St. Lucie County is located on the eastern edge of the south-central coast of Florida in the heart of the Treasure Coast region. It is bounded on the north by Indian River County, the west by Okeechobee County, the south by Martin County and the east by the beautiful Atlantic Ocean. According to the U.S. Census Bureau, the County has a total area of 688 square miles (1,782 km²), of which, 572 square miles (1,483 km²) of it is land and 116 square miles (299 km²) of water that merges with the Atlantic Ocean. The total area is 16.80% water. Between two cities and their major tourist attractions, the City of Fort Pierce is located approximately 60 miles north of West Palm Beach, and 100 miles southeast of the City of Orlando.

Source: Wikipedia (http://en.wikipedia.org/wiki/St._Lucie_County)

INCORPORATED MUNICIPALITIES

Fort Pierce

The City of Fort Pierce was named after Lt. Col. Benjamin K. Pierce, who established a U.S. Army fort there during the second Seminole War in 1838. But it would take more than 60 years for the area to officially become the City of Fort Pierce.

On Dec. 29, 1900, a notice was posted calling all registered voters to assemble at Davis Hall, Fort Pierce, Brevard County, Florida, on February 2, A.D. 1901, for the purpose of organizing a municipal government. On that date, 54 of the 66 voters who resided in the proposed village voted to incorporate. They elected A.C. Dittmar as mayor, appointed D.L. Alderman, A.Y.W. Hogg, P.P. Cobb, L.L. Carlton and F.M. Tyler as the City's five aldermen. H.I. Klopp was elected as city clerk and D.S. Carlton as marshal. Those 66 residents have now grown to more than 40,000.

Fort Pierce covers 21 square miles and serves as the county seat. The city's early economies were water transportation and fishing, along with the production of pineapple (a crop that was eventually replaced with citrus). Fort Pierce remains the commercial center of St. Lucie County, although it is smaller in population and land area than Port St. Lucie. The City of Fort Pierce is governed by a five-member city commission and employs a professional manager for the management of daily activities.

Port St. Lucie

Its history may not be as old as Fort Pierce's, but the story behind Port St. Lucie is just as interesting.

In 1958, General Development Corporation purchased the River Park property as well as an adjoining 40,000 acres. A subsidiary of Mackle Co., General Development Corporation (GDC) had a budget of \$50 million to develop a new community on the North Fork of the St. Lucie River.

The population boom was on. Full-page ads drew the interest of retirees from the Northeast, offering them 80 x 125-foot lots for \$10 down and \$10 a month. Homes sold for as little as \$9,000. Soon ranchers began selling pasture land that they had purchased for just \$6 an acre for as much as \$225 per acre. At its sales office on U.S. 1 and Prima Vista, GDC sold as many as 300 lots a day.

The City of Port St. Lucie is the largest city both geographically and in terms of population in St. Lucie County. It covers 80 square miles. It was incorporated in 1961 as a residential community and was originally developed in large measure as a retirement community by the GDC. The City of Port St. Lucie is governed by a five-member city council and also employs a professional manager for the management of daily activities.

INCORPORATED MUNICIPALITIES - continued

Town of St. Lucie Village

The community's founding dates back to 1849, when a Seminole attack prompted the U.S. Government to build Fort Capron to protect skittish settlers. The homestead of Major James Paine, who settled there after completing his tour of duty at Fort Capron, his forty acres were along the west bank of the Indian River about one mile south of the fort. Major Paine's family joined him in 1857 and became neighbors with the Bell family around 1872, when Alexander Bell brought his family to the Village and homesteaded from Taylor Creek south. Over the next 20 years the area became known "Sportsman's Paradise", attracted visiting northerners and tourists, and enabled Paine to rent rooms to visitors for \$3.00 per day.

In the 1890's, Mathew Quay, a Republican Senator from Pennsylvania, built a large winter retreat near the Paine home, to which he added a private railroad siding to accommodate his friends' personal railroad cars. Ten of his political allies enjoyed the area so much they formed the St. Lucie Club and built a clubhouse in 1902. This became a center for national Republican politics.

The Village has 36 historic structures listed on the National Register of Historic Places and is a place where generations of some families have resided for a century or more. The roads remain narrow from the days when horse-and-buggy was the mode of transportation. Some of the Village's early economies were the production of pineapples and fishing the Indian River Lagoon for green turtles, oysters, large snook, goliath grouper, redfish, sawfish, mullet, and other various types of native fish.

The Town of St. Lucie Village is a small enclave covering 1.5 square miles of territory in North St. Lucie County located on the west side of the Indian River Lagoon. The village is about 4 miles north of Fort Pierce and 11 miles south of Vero Beach, and was incorporated in 1961. The village is governed by a five-member Board of Aldermen, and the mayor serves as the chief executive officer of the Town.

Sources:

- St. Lucie County website (<http://www.stlucieco.gov/media/history.htm>)
- Florida Counties Map (http://www.floridacountiesmap.com/st_lucie_county.shtml)
- St. Lucie County Historical Society (<http://www.stluciehistoricalsociety.org/>)
- St. Lucie County Historical Society (<http://www.rootsweb.ancestry.com/~flstluci/slchistory.htm>)
- Wikipedia (http://en.wikipedia.org/wiki/St._Lucie,_Florida)
- Florida Commission on Ethics (<http://www.ethics.state.fl.us/opinions/94/CEO%2094-008.htm>)
- Indian River Magazine (http://indianrivermag.com/LIVE/index.php?module=pagemaster&PAGE_user_op=view_page&PAGE_id=174)
- St. Johns River Water Management District and the Indian River Lagoon National Estuary Program: Indian River Lagoon: An Introduction to a Natural Treasure (http://sjr.state.fl.us/itsyourlagoon/pdfs/IRL_Natural_Treasure_book.pdf)

GOVERNMENT

St. Lucie County is a non-charter county governed by a Board of County Commissioners consisting of five-members. The commissioners are elected at large to serve a period of four years. Elections are staggered to provide continuity between boards. A professional administrator, who is appointed by the Board of County Commissioners, manages the County on a daily basis.

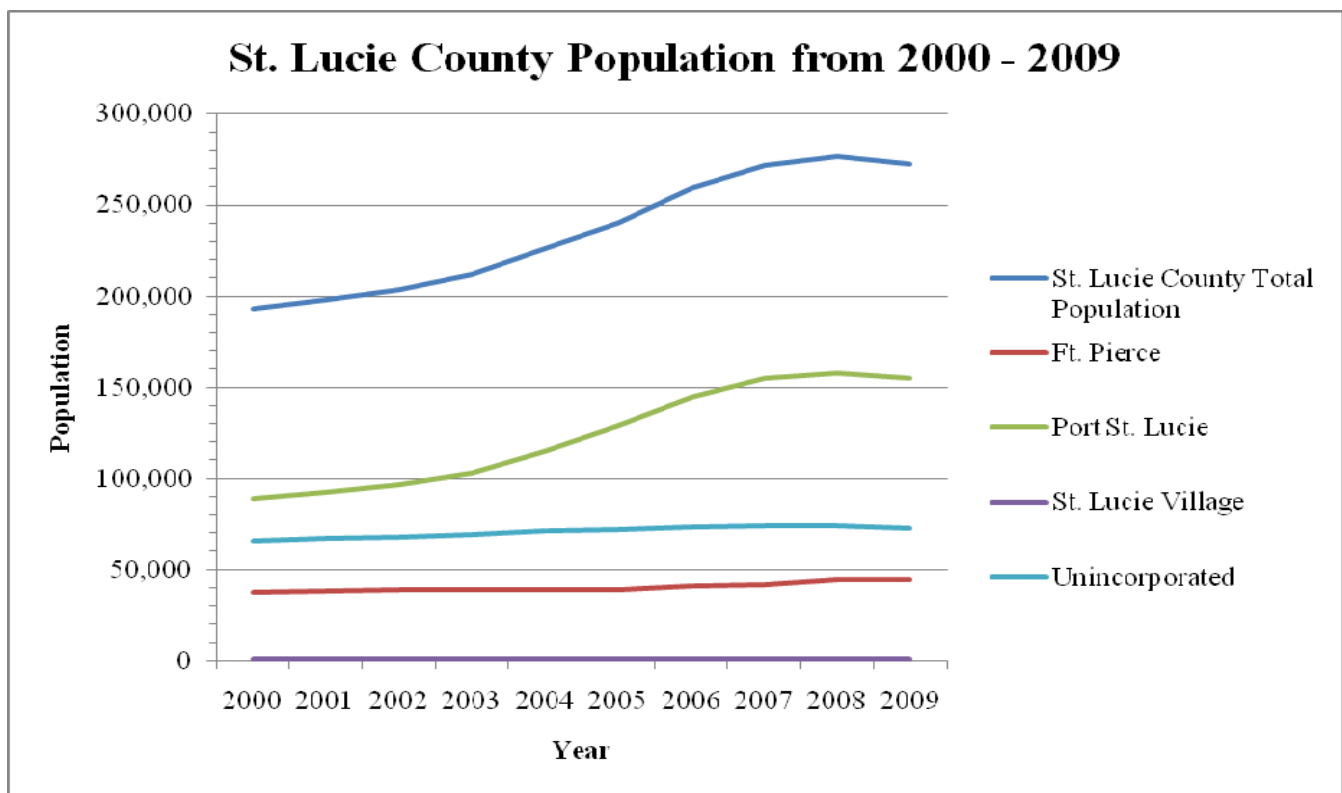
Some key facts about St. Lucie County are:

POPULATION

St. Lucie County's population in 2009 is estimated by the census at 272,864, a decrease of 3,721 (-1.35%) persons from 2008's population census estimate of 276,585. The population is largely concentrated in the eastern portion of the County within 5-10 miles of the Atlantic Coast. The current population has increased by 41.6% over the 2000 census population of 192,695 and a considerable 81.7% increase since 1990's census population of 150,171.

For 2009, the County's median age was 44.1 and the County was ethnically comprised of 63.8% white, 18.0% black, 15.9% Hispanic, 1.7% Asian, 0.4% American Indian and Alaskan Natives, and 0.1% Native Hawaiian and Other Pacific Islanders.

For 2009, there was a slight change in the concentrations of population: Fort Pierce (+0.05%); Port St. Lucie (-1.68%); St. Lucie Village (-0.62%); and Unincorporated (-1.48%).



Source:

The Office of Economic & Demographic Research (<http://www.edr.state.fl.us/population/Population-city-county.pdf>)

EMPLOYMENT

Services, tourism, agriculture, construction and light manufacturing are the principal industries within the County. While St. Lucie County is poised to take advantage of its location, climate and abundant workforce, the growth in employment opportunities has not kept pace with the growth in population between 2000 and 2004. From 2005 to the present, the County had been greatly affected by the economic downturn with rising unemployment rates.

In 2005 the County experienced an unemployment rate of 5.8%, as compared to the State's rate of 3.8%. To counter the County's improving, but still higher than the State's average unemployment rate; the County initiated an aggressive campaign to attract targeted businesses. The overall unemployment rate trend began improving in 2006, when the County's rate declined by 1.6% to 4.2% and the State's rate declined by 0.50% to 3.3%.

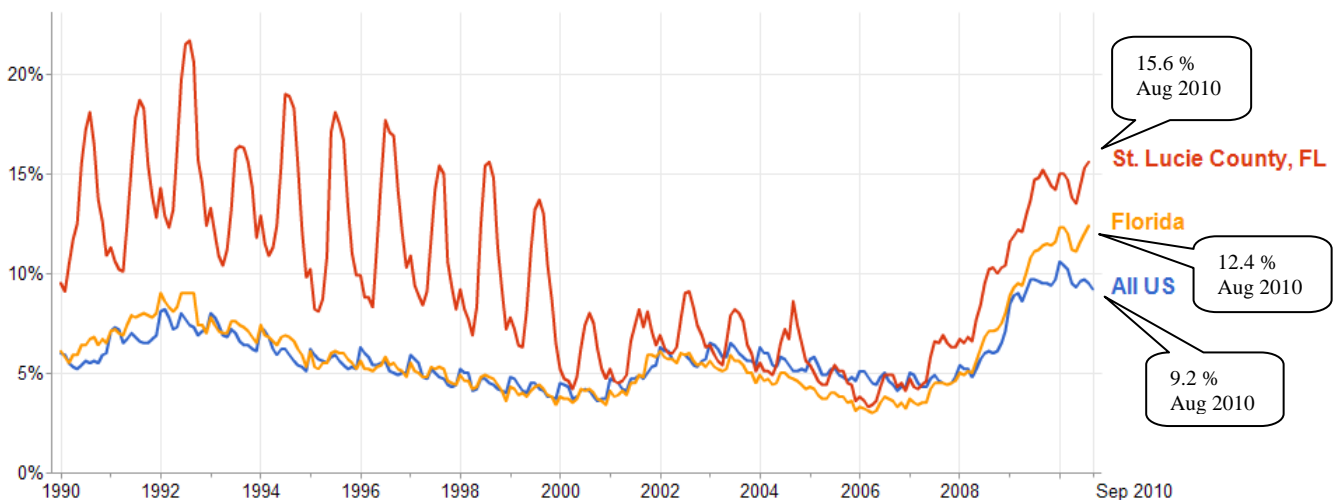
But, in 2007, with the overall economic conditions declining, the County's unemployment rate increased by 1.6% to 5.8%, while the State's rate increased by 0.70% to 4.0%. The County's total population was 260,939, of which, the total labor force was 120,570 individuals (46.2% of the county population) and 7,025 individuals were unemployed. As the economic conditions continued to decline in 2008, the County's unemployment rate increased by 3.0% to 8.8%, and the State's rate increased by 2.2% to 6.2%. The County total population for 2008 was 265,108, of which, the total labor force was 123,438 individuals (46.6% of the county population) and 10,823 individuals were unemployed (an increase of 54.1% from 2007).

For 2009, as St. Lucie County's unemployment rate increased by 4.7% to 13.5%, the County's job growth rate declined by -5.55%. The State's unemployment rate increased by 5.0% to 11.20%, and the State's job growth rate declined by -5.37%

Sources: FedStats (<http://www.fedstats.gov/qf/states/12/12111.html>)

Unemployment rate

The percent of the labor force that is unemployed, not seasonally adjusted. [More info »](#)



Data source: [U.S. Bureau of Labor Statistics](#) - Last updated October 14, 2010

Source:

Google Public Data

(http://www.google.com/publicdata?ds=usunemployment&met=unemployment_rate&tdim=true&q=unemployment+rate#met=unemployment_rate&idim=state:ST120000&idim=county:PA121350&tdim=true)

St. Lucie County and State of Florida unemployment Rate from 2000 to 2009:

Year	St. Lucie	Rate (%)	% Change	Florida	Rate (%)	% Change
2000	5,017	5.7%		300,000	3.8%	
2001	5,663	6.2%	12.9%	373,000	4.7%	24.3%
2002	6,632	7.1%	17.1%	460,000	5.7%	23.3%
2003	6,471	6.6%	-2.4%	433,000	5.3%	-5.9%
2004	6,427	6.2%	-0.7%	391,000	4.7%	-9.7%
2005	5,294	4.7%	-17.6%	330,000	3.8%	-15.6%
2006	4,886	4.1%	-7.7%	299,000	3.4%	-9.4%
2007	6,875	5.6%	40.7%	369,000	4.1%	23.4%
2008	10,699	8.6%	55.6%	578,000	6.3%	56.6%
2009	16,786	13.5%	56.9%	966,000	10.5%	67.1%

Source:

State of Florida Agency for Innovation (<http://www.labormarketinfo.com/Library/LAUS.htm>)

The Major Industry Areas of Employment in St. Lucie County Are:

Industry	2007		2008		2009	
	% of Labor Force	Labor Force	% of Labor Force	Labor Force	% of Labor Force	Labor Force
Agriculture, forestry, fishing and hunting, and mining	4.3%	3,063	1.3%	1,421	4.6%	3,294
Construction	8.9%	6,339	16.3%	18,021	9.0%	6,428
Manufacturing	4.1%	2,920	3.9%	4,355	4.1%	2,919
Wholesale Trade *		-	2.7%	3,028	5.8%	4,160
Retail Trade *		-	16.1%	17,900	13.7%	9,765
Transportation and warehousing, and utilities	20.1%	14,316	5.2%	5,755	4.7%	3,381
Information	0.9%	641	2.0%	2,244	0.9%	667
Finance and insurance, and real estate leasing	5.4%	3,846	6.0%	6,678	5.4%	3,863
Professional, scientific, management and administrative, and waste management services	10.0%	7,123	10.7%	11,885	10.0%	7,119
Educational services, and health care and social assistance	12.5%	8,903	17.9%	19,830	21.6%	15,460
Art, entertainment, recreation, and accommodation and food services	9.7%	6,909	8.0%	8,893	9.7%	6,965
Other services	2.6%	1,852	4.4%	4,846	2.6%	1,848
Public administration	7.9%	5,627	5.4%	5,983	7.8%	5,598

Note: * In 2007, both the Wholesale Trade and Retail Trade totals were combined with Transportation and warehousing, and utilities totals.

Source:

Economic Development Council of St. Lucie County (http://www.youredc.com/html/labor_market.asp)

2009-2010 Major Employers Within the County Are:

<u>Public Sector Employers:</u>	<u>Number of Employees</u>
St. Lucie County School District	4,597
City of Port St. Lucie	1,126.76
St. Lucie County BOCC	656
St. Lucie County Sheriff Department	621.5
St. Lucie County Fire District.....	430
City of Fort Pierce.....	386
Fort Pierce Utilities Authority	295
St. Lucie County Clerk of Courts	182
St. Lucie County Tax Collector	72
St. Lucie County Property Appraisers	62
St. Lucie County Supervisor of Elections.....	19

<u>Private Sector Employers:</u>	<u>Number of Employees</u>
Liberty Healthcare Group, Inc.	1,852
Wal-Mart Stores (3 stores).....	1,720
Indian River State College.....	1,547
Publix Super Markets, Inc. (10 stores)	1,163
QVC St. Lucie, Inc.....	1,137
Lawnwood Regional Medical Center & Heart Institute	1,082
Wal-Mart Distribution Center.....	1,070
Riverside National Bank of Florida	1,023
St. Lucie Medical Center	880
Florida Power and Light Co.....	797

Private Sector Employers: - continued**Number of Employees**

National City / PNC	699
Tropicana Products, Inc	305
Policy Studies, Inc	377
Bernard Egan & Company	271

Source:

Economic Development Council of St. Lucie County (http://www.youredc.com/html/major_employers.asp)**Average Annual Employment**

	2008		2009	
	St. Lucie County	State of Florida	St. Lucie County	State of Florida
National Resource and Mining	5.0%	1.2%	4.3%	1.3%
Construction	8.2%	6.7%	6.4%	5.5%
Manufacturing	3.7%	4.8%	3.0%	4.5%
Trade, Transportation and Utilities	22.9%	20.5%	225.0%	20.4%
Information	0.9%	2.0%	0.9%	2.0%
Financial Activities	4.8%	6.8%	4.8%	6.7%
Professional and Business Services	9.3%	14.9%	9.3%	14.6%
Education and Health Services	13.5%	13.2%	15.1%	14.3%
Leisure and Hospitality	9.7%	12.3%	10.4%	12.7%
Other services	2.9%	3.3%	3.0%	3.2%
Government	19.2%	14.1%	20.4%	14.8%

Source:

Office of Economic & Demographic Research (<http://www.edr.state.fl.us/county%20profiles/stlucie.pdf>)

Average Annual Wage

	2008		2009	
	St. Lucie County	State of Florida	St. Lucie County	State of Florida
All Industries	\$ 34,833	\$ 40,569	\$ 34,072	\$ 40,973
National Resource and Mining	\$ 23,388	\$ 23,967	\$ 20,831	\$ 22,873
Construction	\$ 35,060	\$ 42,017	\$ 33,136	\$ 41,500
Manufacturing	\$ 38,068	\$ 48,603	\$ 37,716	\$ 50,094
Trade, Transportation and Utilities	\$ 35,214	\$ 36,219	\$ 31,402	\$ 36,468
Information	\$ 50,119	\$ 58,202	\$ 47,948	\$ 59,026
Financial Activities	\$ 38,409	\$ 55,754	\$ 37,253	\$ 54,910
Professional and Business Services	\$ 32,503	\$ 46,952	\$ 31,177	\$ 48,200
Education and Health Services	\$ 38,501	\$ 42,243	\$ 38,992	\$ 43,253
Leisure and Hospitality	\$ 18,413	\$ 21,204	\$ 21,981	\$ 20,994
Other services	\$ 25,358	\$ 28,563	\$ 25,572	\$ 29,372
Government	\$ 43,288	\$ 46,416	\$ 43,282	\$ 47,365

Source:

Office of Economic & Demographic Research (<http://edr.state.fl.us/county%20profiles/stlucie.pdf>)

COST OF LIVING

August 2010 Cost of Living	St. Lucie County		Palm Beach County	Broward County	Miami-Dade County	U.S. Average
	Port St. Lucie	Fort Pierce	West Palm Beach	Fort Lauderdale	Miami	
Overall	85	75	85	114	97	100.0
Housing	54	27	56	134	84	100.0
Transportation	104	104	111	107	108	100.0
Utilities	98	98	88	94	91	100.0
Food	101	101	101	108	109	100.0
Housing						
Median Home Costs	\$ 111,800	\$ 66,300	\$ 128,800	\$ 184,700	\$ 159,200	\$ 217,200
Property Tax Rates	\$ 13.61	\$ 13.61	\$ 13.37	\$ 14.38	\$ 14.71	\$ 11.20

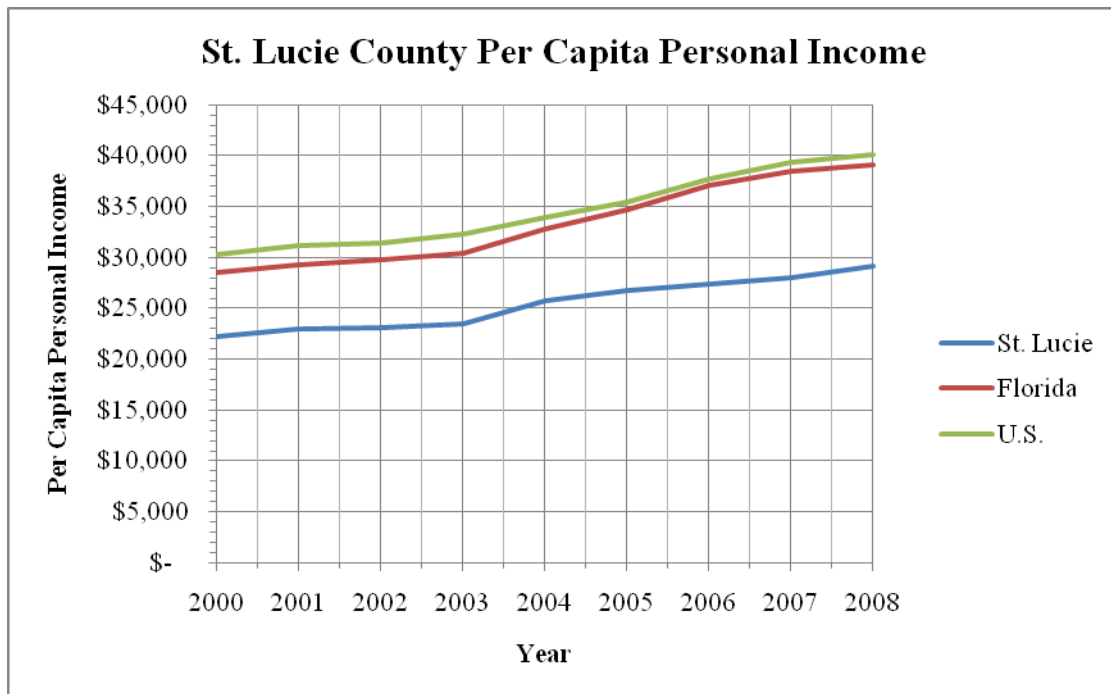
Source:

Economic Development Council of St. Lucie County (http://www.youredc.com/html/cost_of_living.asp)

FINANCIAL HEALTH

The Per Capita Personal Income from 2000 to 2008:

Year	St. Lucie	% Change	Florida	% Change	U.S.	% Change
2000	\$ 22,245		\$ 28,512		\$ 30,318	
2001	\$ 22,950	3.2%	\$ 29,291	2.7%	\$ 31,145	2.7%
2002	\$ 23,063	0.5%	\$ 29,745	1.5%	\$ 31,462	1.0%
2003	\$ 23,430	1.6%	\$ 30,369	2.1%	\$ 32,271	2.6%
2004	\$ 25,780	10.0%	\$ 32,762	7.9%	\$ 33,881	5.0%
2005	\$ 26,704	3.6%	\$ 34,709	5.9%	\$ 35,424	4.6%
2006	\$ 27,380	2.5%	\$ 37,099	6.9%	\$ 37,698	6.4%
2007	\$ 28,056	2.5%	\$ 38,417	3.6%	\$ 39,392	4.5%
2008	\$ 29,115	3.8%	\$ 39,064	1.7%	\$ 40,166	2.0%



Source:

Bureau of Economic Analysis (<http://www.bea.gov/regional/reis/scb.cfm>)

State of New Jersey Department of Labor and Workforce Development (<http://lwd.dol.state.nj.us/labor/lpa/industry/incpov/pci.htm>)

HOUSING

Residential Housing Trends in St. Lucie County:

	2003 Q1	2004 Q1	2005 Q1	2006 Q1	2007 Q1	2008 Q1	2009 Q1
Average Price	\$142,500	\$176,600	\$221,600	\$265,100	\$224,000	\$172,800	\$118,300
# Homes on the Market	1,060	1,663	3,466	6,382	9,014	8,072	4,399
# Homes Sold	834	1,206	767	1,071	728	651	1,037
# New Homes Built	557	1,113	2,040	1,778	282	103	41
Average # Days on Market	75	70	59	88	139	135	112

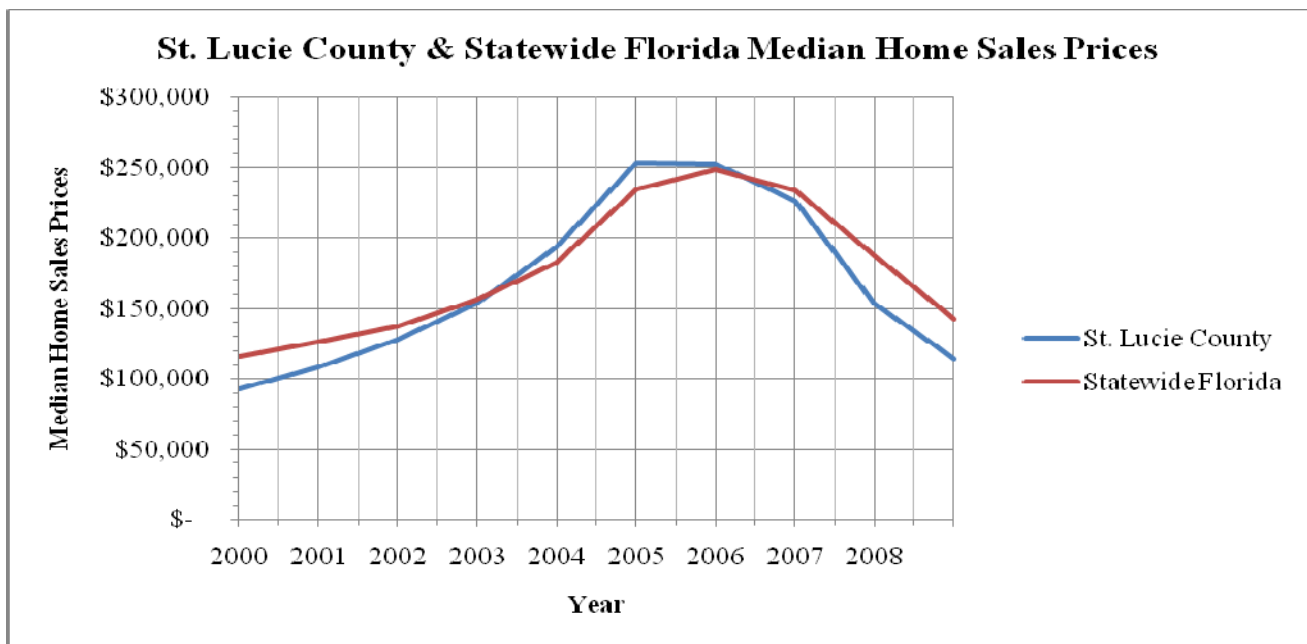
Note: Q1 is for first quarter of each year.

Source:

Economic Development Council of St. Lucie County (<http://www.youredc.com/html/housing.asp>)

The Median Home Sales for St. Lucie County and the State of Florida:

Year	St. Lucie County	% Change	Statewide Florida	% Change	Year	St. Lucie County	% Change	Statewide Florida	% Change
2000	\$ 93,100		\$ 115,900		2005	\$ 254,000	31.0%	\$ 235,200	28.9%
2001	\$ 108,200	16.2%	\$ 126,600	9.2%	2006	\$ 253,200	-0.3%	\$ 248,300	5.6%
2002	\$ 128,300	18.6%	\$ 137,800	8.8%	2007	\$ 226,100	-10.7%	\$ 234,300	-5.6%
2003	\$ 153,900	20.0%	\$ 155,800	13.1%	2008	\$ 153,600	-32.1%	\$ 187,800	-19.8%
2004	\$ 193,900	26.0%	\$ 182,400	17.1%	2009	\$ 114,500	-25.5%	\$ 142,600	-24.1%



Source:

Economic Development Council of St. Lucie County (<http://www.youredc.com/html/housing.asp>)

EDUCATION

The public school system is countywide and is governed by the School Board consisting of five members each elected for a four-year term. The school system is comprised of twenty elementary schools (grades K-5), eleven schools that combine grades K-8, five middle schools (grades 6-8) and six high schools (grades 9-12). Of the total 42 schools in St. Lucie County, there are five Magnet Schools: three elementary, one combined K-8, and one high school.

Higher educational resources within the County include: Indian River State College (IRSC) (formally Indian River Community College), Keiser University, and extension campuses of Florida Atlantic University, University of Florida, Nova Southeastern University, and Barry University. These prestigious schools enable an individual to obtain a four-year degree without having to leave the area.



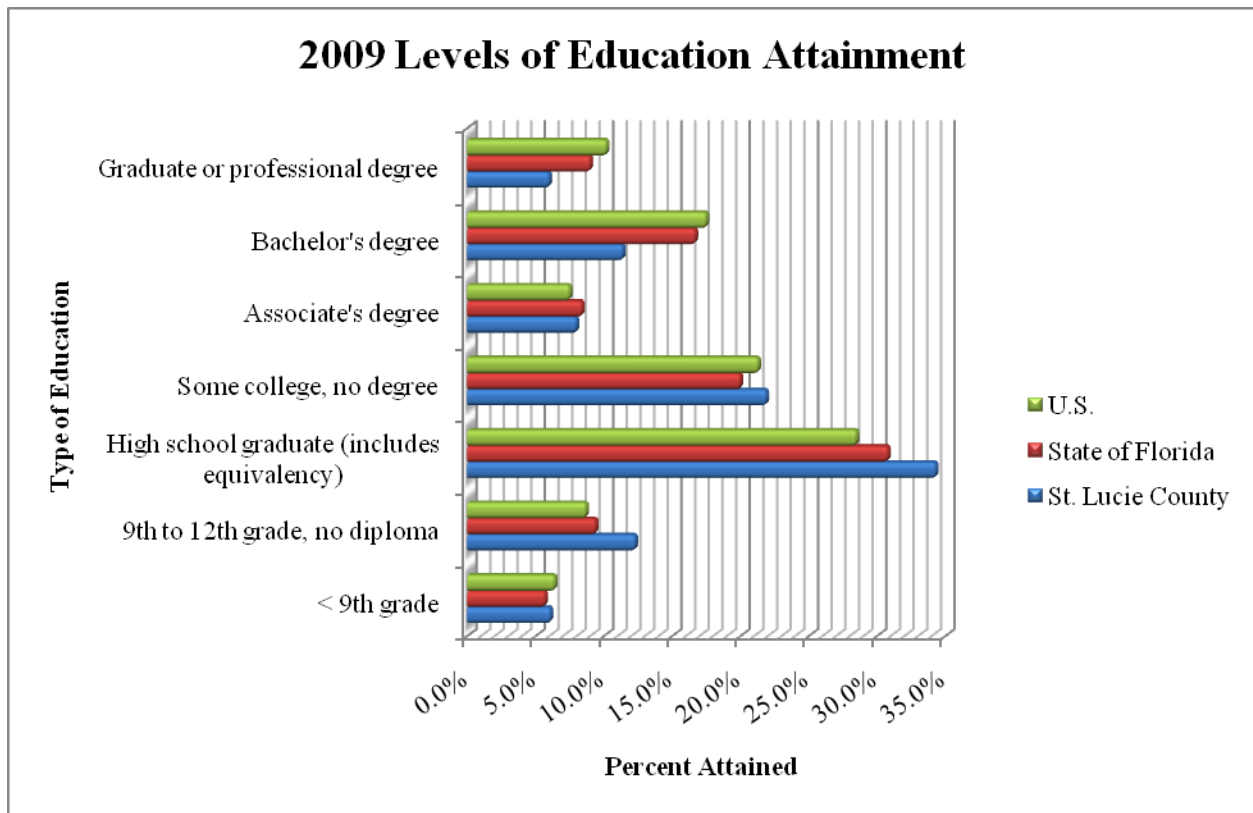
Source:

Economic Development Council of St. Lucie County (<http://www.youredc.com/html/education.asp>)

Educational Attainment Rates in St. Lucie County, the State of Florida, and the United States

2009 Levels of Education:

	St. Lucie County	State of Florida	U.S.
Population 25 years and over	179,487	12,566,850	200,030,018
< 9th grade	6.1%	5.7%	6.4%
9th to 12th grade, no diploma	12.3%	9.4%	8.7%
High school graduate (includes equivalency)	34.3%	30.8%	28.5%
Some college, no degree	21.9%	20.0%	21.3%
Associate's degree	8.0%	8.4%	7.5%
Bachelor's degree	11.4%	16.7%	17.5%
Graduate or professional degree	6.0%	9.0%	10.2%



Sources:

U.S. Census Bureau for St. Lucie County (http://factfinder.census.gov/servlet/STTable?_bm=y&-context=st&-qr_name=ACS_2008_3YR_G00_S1501&-ds_name=ACS_2008_3YR_G00_&-tree_id=3308&-redoLog=true&-caller=geoselect&-geo_id=05000US12111&-format=&-lang=en)

U.S. Census Bureau for the State of Florida (http://factfinder.census.gov/servlet/STTable?_bm=y&-context=st&-qr_name=ACS_2008_3YR_G00_S1501&-ds_name=ACS_2008_3YR_G00_&-tree_id=3308&-redoLog=false&-caller=geoselect&-geo_id=04000US12&-format=&-lang=en)

U.S. Census Bureau for the United States (http://factfinder.census.gov/servlet/STTable?_bm=y&-geo_id=01000US&-qr_name=ACS_2008_3YR_G00_S1501&-ds_name=ACS_2008_3YR_G00_)

QUALITY OF LIFE:

Points of Interest:

- Dolphin Watch & Wildlife Eco Tours – Ft. Pierce
- FPL’s Energy Encounter – Hutchinson Island
- Fort Pierce City Marina – Ft. Pierce
- Ocean Discovery Center, Harbor Branch Oceanographic Institution – Ft. Pierce
- Heathcote Botanical Gardens – Ft. Pierce
- Hallstrom Planetarium – Ft. Pierce
- Navy UDT-SEAL Museum – Ft. Pierce
- PGA Historical Center – Port St. Lucie
- Manatee Observation & Education Center – Ft. Pierce
- Experimental Oculina Research Reserve – Ft. Pierce
- Smithsonian Marine Ecosystems Exhibit – Ft. Pierce
- St. Lucie County Regional History Center – Ft. Pierce
- Seven Gables House Visitor Information Center – Ft. Pierce



Recreational Opportunities:

- Beaches and Water Sports
- Diving at Artificial Reefs
- Fishing
- Horseback Riding at Frederick Douglass Beach
- 4 County Pools
- 38 Parks
- 23 Ballfields
- 19 Beach Access Sites
- 1 Skate Park



Golf Courses:

- Fairwinds – Ft. Pierce
- Ballantrae – Port St. Lucie
- Gator Trace – Ft. Pierce
- Club Med Resort – Port St. Lucie
- Edward G. Enns Indian Hills – Ft. Pierce
- The Saints – Port St. Lucie



Cultural Events / Festivals:

- Events at St. Lucie County Fairgrounds.....Year Round
- New York Mets Major League Baseball Game.....Majors in Feb-Apr / Minors Apr – Sep
- Art Walk in Historic Downtown Fort Pierce.....2nd Wednesday / month
- Zora Neale Hurston Dust Tracks Heritage Trail.....Year Round
- Zora Fest – various locations in Ft. Pierce.....April
- Friday Fest in Historic Downtown Fort Pierce.....1st Friday / month
- West Fest – Tradition Community..... 3rd Friday / month
- Seafood & Fishing Frenzy.....June

Galleries:

- A.E. “Bean” Backus Museum & Gallery – Ft. Pierce
- Brush Strokes Gallery – Ft. Pierce
- IRSC’s Arts Gallery – Ft. Pierce
- Lafferandre Gallery – Ft. Pierce
- The Littleton Collection – Ft. Pierce

Theater Companies:

- Club Med, Port St. Lucie
- McAlpin Fine Arts Center, IRSC – Ft. Pierce
- Pineapple Playhouse – Ft. Pierce
- Sunrise Theater – Ft. Pierce

Symphony Orchestras:

- Fort Pierce Jazz Society
- Treasure Coast Symphony at IRSC’s McAlpin Fine Arts Center – Ft. Pierce

Medical Services:

- Lawnwood Regional Medical Center & Heart Institute
- Martin Memorial Health Systems
- Savannas Hospital
- St. Lucie Medical Center

Sources:

- St. Lucie County Tourism (http://www.stlucieco.gov/tourism/galleries_museums.html)
- Economic Development Council of St. Lucie County (<http://www.eflorida.com/profiles/CountyReport.asp?CountyID=36&Display=all>)
- Economic Development Council of St. Lucie County (<http://www.youredc.com/html/attractions.asp>)
- Economic Development Council of St. Lucie County (http://www.youredc.com/html/arts_and_culture.asp)
- St. Lucie County website (<http://www.st-lucie.lib.fl.us/zora/index.htm>)
- St. Lucie County website (<http://www.co.st-lucie.fl.us/zorafest/index.htm>)
- St. Lucie County website (<http://www.stlucieco.gov/parks/index.htm>)
- Wikipedia (http://en.wikipedia.org/wiki/St._Lucie_County)

OTHER RESOURCES

St. Lucie County is situated in an area where the Florida Turnpike, Interstate 95, US Highway 1, the St. Lucie County International Airport, the Port of Fort Pierce, and the Florida East Coast Railway system are in close proximity to each other. This provides for easy access to County amenities as well as commercial opportunities.

The County is also the home of two prestigious research facilities -- Harbor Branch Oceanographic Institute and the Smithsonian Marine Station, Fort Pierce. Additionally, The University of Florida has established an agricultural research center in the County, and the United States Department of Agriculture has selected St. Lucie County as a location for a research facility.

The St. Lucie County Sports Complex is the site of many public events and includes a modern baseball stadium and practice fields that serve as the spring training home of the New York Mets baseball team. It is also home of the St. Lucie Mets, a local farm club that provides near major league quality baseball action for fans at a very affordable rate.

Three local law enforcement departments serve the County. The St. Lucie County Sheriff's Department services primarily the unincorporated area. The Fort Pierce Police Department and the Port St. Lucie Police Departments service their respective cities. The three departments work closely to ensure that St. Lucie County is a safe place to work and live.

FINANCIAL POLICY

FINANCIAL POLICY STATEMENT

St. Lucie County has an important responsibility to its citizens to correctly account for public funds, to manage county finances wisely and to plan for adequate funding of services desired by the public. With the rapid growth in the county, St. Lucie County needs to ensure that it is capable of adequately funding and providing local government services needed by the community.

Sound fiscal policies that are realistic and consistent provide useful guidance for the long-term programming of services and facilities. They also provide a set of assumptions under which budget and tax decisions should be made. While established for the best management of government resources, generally accepted fiscal policy also helps set the parameters for government's role in the broader economy of the community. The following fiscal policies set as a framework to guide the operations of the County.

FINANCIAL STRUCTURE

All operations of St. Lucie County are accounted for by the use of fund accounting, in order to provide proper accountability for the different kinds of resources. Various funds have been established to track transactions. Funds with similar objectives, activities and legal restrictions are placed in one the following three groups:

Governmental Funds - These funds account for general governmental functions, such as the court system and law enforcement. They use a spending measurement focus; which means that only current assets and liabilities are generally included on the fund types' balance sheets, and the difference between these assets and liabilities is classified as fund balance. Governmental Funds types are classified into five generic fund types as follow:

- **General Fund** is used to account for all financial resources except those required to be accounted for in a specific fund. Most countywide activities are accounted for in this fund.
- **Special Revenue Funds** account for proceeds of specific revenue sources that legally restricted to expenditures for specified purposes.
- **Debt Service Funds** are used to account for the accumulation of resources for and the payment of general long-term debt principal, interest and other costs associated with long-term debt.
- **Capital Project Funds** are used to account for the purchase or construction of major capital facilities, such as buildings, infrastructure and lands.

Proprietary Funds - These funds are used to account for governments' ongoing activities that are similar to those of private enterprise. They are accounted for on a cost of service. There are two types of Proprietary Funds:

- **Enterprise Funds** are used to account for the provision of public services that are similar to services provided by business enterprises. Operating costs of such funds are paid from user charges or other non-governmental revenue.
- **Internal Service Funds** is the financing of goods or services provided by one department to other departments within the same government on a cost reimbursement basis.

Fiduciary Funds - These funds account for assets belonging to others, held by a government in a trustee capacity or as an agent. Agency and expendable trust funds are accounted for like governmental funds. Non-expendable trusts are accounted for in the same manner as proprietary funds. Fiduciary Funds consists of two groups:

- **Expendable Trust Funds** account for assets held by the County in trust for administration and disbursement for specific purposes.
- **Agency Funds** account for assets belonging to others, which are held pending disposition.

BUDGETARY BASIS

Modified Accrual Basis for Governmental Funds - All Governmental Funds (General Fund, Special Revenue Funds, Debt Service Funds, Capital Project Funds), Expendable Trust Funds and Agency Funds are maintained on the modified accrual basis of accounting. Modified accrual is essentially accrual accounting, modified to recognize the governmental environment and unique accounting measurement objectives. Revenues are generally recognized during the fiscal year when they are quantifiable, measurable and there is a reasonable expectation that they will be collected during that period. In most cases, expenditures are recorded when the good or service is actually delivered, regardless of when the funds are disbursed. As a budgetary control measure, the funds will be encumbered or "reserved" when the good or service is ordered.

Accrual Basis for Proprietary Funds- Proprietary Funds include the Internal Service Funds and the Enterprise Funds. Under the Accrual basis revenues are budgeted based on the measurable amount expected to be "earned" during the fiscal year. Expenditure estimates are developed for all expenses anticipated to be "incurred" during the fiscal year. Revenue is recognized when earned and expenditures are recognized when incurred. Transactions are recorded when they occur - regardless of when cash is received or disbursed. This is essentially the same method used in the private sector, however there are a few differences:

1. Capital expenditures and debt principal are budgeted as appropriations
2. Compensated absence accruals are not budgeted

Fund Balance - Fund balance is the result of the previous fiscal year's beginning cash balance plus revenues received minus actual expenditures. It includes unallocated resources that may be used to fund new projects/programs as well as unspent allocated funds, which will be carried forward to fund those existing projects/programs. Fund balance is adjusted for inventory and other non-cash assets and liabilities.

Depreciation - For budget purposes, depreciation is recognized in a designated reserve only to the extent that it is funded.

GRANTS BUDGETING

Grants are funds awarded to St. Lucie County by the federal government, state agencies, or other organizations to finance projects such as capital improvement, cultural and educational activities, environmental projects, economic development, planning and research, etc. Grant revenues are received into governmental or proprietary funds related to the project. Each grant is individually budgeted as a sub-fund subordinate to its hierarchy governmental or proprietary fund. Transfers of grant local matches, interest monies and residual cash between a grant and its hierarchy fund are permitted without Board approval.

CAPITAL BUDGETING

St. Lucie County maintains a Capital Improvements Plan (CIP), which covers a five-year period and is updated annually. The Office of Management and Budget determines the amount of funds available for capital projects. Proposed projects are prioritized and the available funds are allocated accordingly. A separate section of this document is designated for the CIP projects detail. Projects in the CIP this fiscal year are funded; however out years are estimated needs and may exceed future available revenues.

The capitalization threshold is \$25,000 for buildings or infrastructure with a life span of more than one year. Budgets for buildings and infrastructure under \$25,000 are reflected in the County's operating budget instead of the Capital Improvement Program.

GENERAL BUDGET POLICY

1. The operating budget authorizing expenditure of county money will be adopted annually by the Board at the fund level.
2. The budget shall reflect the estimated beginning balances of all funds and all planned revenues or receipts for each fund for which the county must maintain accounts. Once the annual audit is completed, staff may prepare a Budget Resolution to adjust the beginning balances from the estimated to the actual.

3. No monies shall be expended or disbursed from accounts of the Board of County Commissioners except pursuant to authorization reflected in the adopted budget. The Clerk of Courts shall advise the Board of any exceptions to this policy required by law or generally accepted accounting practice.
4. Florida law states that a county must have a balanced budget. Therefore, the budgeted expenditures and reserves of each fund (including reserves for contingencies, cash flow and all other purposes) will equal the sum of projected fund balance at the beginning of the fiscal year and all revenues and receipts which reasonably can be expected to be received during the fiscal year.
5. Reserves:
 - a. A reserve for contingency may be budgeted in each of the funds. At the Board's discretion, these funds may be allocated as needed during the year to fund unexpected operations or events.
 - b. The Board will also maintain a designated Emergency Reserve of 5% of the total operating budget excluding funds that have a minimum of 10% or \$2 million in reserves (whichever is greater). By majority vote, the Board may use all or a portion of this designated Emergency Reserve, however, the use is normally reserved for natural or manmade disasters.
 - c. The Board will also maintain a fund balance reserve in the general fund equal to 5% of the general fund operating budget. By a majority vote, the Board may use all or a portion of this fund balance reserve to address unanticipated revenue shortfalls or any unforeseen expenditures not necessarily resulting from a natural disaster.
6. Transfers:
 - a. Transfers to reserve accounts may be made during the fiscal year by the County Administrator or the Management & Budget Director as required for proper management of the budget.
 - b. Transfers among expenditure or revenue accounts may be made during the fiscal year by County Administration and/or the Office of Management & Budget, if re-allocations within a fund are determined to be needed. Additional procedures will be established by the County Administrator. No transfers having an impact on capital facility improvement will be made without Board authority.
 - c. No transfer affecting the total allocations to a Constitutional Officer may be made without Board approval.
 - d. No transfer may be made between funds if the result of such transfer will be to change the adopted total budget of a fund, except pursuant to a public hearing and Board action to amend the adopted budget.

- e. Transfers from reserves for contingency will require approval of the Board.
7. Changes in the adopted total budget of a fund will be made only with Board approval of a budget amendment resolution.
8. To provide information to the Board on budget and financial operations the Office of Management & Budget will prepare quarterly analyses of financial condition, and not less than semi-annual analyses of debt service and grants administration.
9. The operating budget will reflect programmatic expectations of the Board and County Administrator for each department. The budget will emphasize the relationship between financial and managerial (operations) planning.
10. For purposes of budget preparation, in the event policies or stated desires of the Board regarding appropriations or service levels prove to be incompatible with forecasted revenues or revenue policies, these conflicts will be resolved in favor of the revenue policy.
11. The Capital Improvement Budget showing estimated annualized costs of capital projects will be updated on an annual basis.

REVENUE POLICY

1. The use of general ad valorem tax revenues will be limited to the General, Law Enforcement & Courts (Fine & Forfeiture), MSTU Funds, and dependent special districts, unless required in other funds by bond indenture agreements or by the terms of municipal service taxing units ordinance.
2. The use of ad valorem tax revenues based on millage levied for the Mosquito Control, and Erosion Control Special Districts will be limited to those districts.
3. The use of gas tax revenues will be limited to the Transportation Trust and Transportation Projects Funds, unless required in other funds by bond indenture agreements.
4. The use of sales tax revenues will be limited to the General and Law Enforcement & Courts (Fine & Forfeiture) funds except when allocated to debt service funds to meet non-ad valorem debt service requirements.
5. Pursuant to Ordinance, Tourist Development Tax proceeds will be appropriated as follows:
 - a. 20% for tourist advertising and promotion within St. Lucie County.
 - b. 40% for stadium expenses.
 - c. 33.40% debt service for stadium renovations.
 - d. 6.60% for capital facilities that promote tourism in the Fairgrounds and the area north of Midway Road.

6. The use of revenues pledged to bondholders will conform in every respect to the bond covenants committing those revenues.
7. Periodic cost studies of all County services for which user fees are imposed will be prepared, and proposed fee adjustments will be presented for Board consideration. Fee revenues will be anticipated for purposes of budget preparation using fee schedules, which have been adopted by the Board.
8. County staff will continue to aggressively pursue grant funds. For purposes of preparing the annual budget, revenues will be budgeted at actual award levels when known, and at anticipated grant award levels for continuing grants. Other grants will be budgeted upon notice of award.
9. Ad valorem taxes will be anticipated for purposes of operating budget preparation at 95% of the final assessed taxable value as determined by the Property Appraiser.
10. Millages for Debt Service will be established at the amounts, which will generate sufficient revenue, to make all required payments plus any reserve amount deemed prudent by the Office of Management and Budget or prescribed by covenant or ordinance.
11. All revenues, which are reasonably expected to be unexpended and unencumbered at the end of the fiscal year, will be anticipated as "fund balance" in the budget of the following fiscal year. Funds budgeted but unexpended in salary and benefit line items shall lapse to fund balance.

DEBT POLICY

1. Neither the Florida Constitution, Florida Statutes, nor the Board of County Commissioners place a limit on the amount of debt the voters may approve by referendum. However, as a practical matter, debt is limited by the availability of revenue streams to pay debt service, by market factors, and by Board/voter discretion.
2. In concert with the County Administrator and the County Finance Team, and to facilitate better short-term decisions, the Office of Management and Budget creates an annual report to the Board, which lists current debt and projects debt requirements ten years into the future.
3. The County will not fund operations or normal maintenance from the proceeds of long-term financing and will confine long-term borrowing and capital leases to capital improvements, projects, or equipment that cannot be financed from current or projected financial resources. To conserve debt capacity as well as maintain a high bond rating the County will utilize pay-as-you-go financing to the maximum extent possible.
4. Notwithstanding extenuating circumstances, the County's debt capacity will be maintained within the following generally accepted benchmarks:

- Direct debt per capita shall remain below four hundred dollars (\$400.00). Direct debt includes general obligations and governmental fund bond debt.
 - Direct debt per capita as a percentage of income per capita should not exceed 2%.
 - Direct debt as a percentage of the final assessment value of taxable property as provided by the Office of the Property Appraiser shall not exceed 1%.
 - The ratio of direct debt service expenditures as a percentage of general governmental expenditures will not exceed 10%. General governmental expenditures are considered General Fund expenditures, Fine and Forfeitures Fund expenditures plus transfers to the Constitutional Officers, the Airport, the Port and all transfers to Internal Service Funds.
5. The County strives to maintain a minimum underlying bond rating equivalent to 'Upper Medium Grade' (Moody Rating Service A or Standard & Poor's A). The County shall request an evaluation of their underlying rating every five years or as deemed necessary by the Board.

Comment: Moody's and S&P evaluated St. Lucie County's underlying creditworthiness in June of 2005. Moody's rated the county at A2. S&P gave the county a rating of A. Both ratings indicate the County is in the 'Upper Medium Grade' of investment quality.

On March 29, 2007, Standard and Poor's assigned a rating of A+ for the \$30,000,000 SLC, FL, Transportation Revenue Bonds, Series 2007. Moody assigned an A2 underlying rating to SLC \$30 million Transportation Revenue Bonds, Series 2007.

Comment: Calculation of current debt ratios, as well as current debt balances are included in the Debt Service section of this book.

6. The County shall strive to keep the average maturity of general obligation bonds at or below fifteen (15) years.
7. When financing capital projects or equipment by issuing bonds, the County will amortize the debt over a term not to exceed the useful life of the project or piece of equipment.
8. Each year the County will review its outstanding debt for the purpose of determining the feasibility of refunding an issue. Candidates for refunding are those issues that may realize a present value savings of 3% over the life of the issue.
9. To the maximum extent possible, the County will use special assessment (i.e. Municipal Services Benefit Unit) or self-supporting bonds (i.e. Revenue Bonds) in lieu of general

obligation bonds so that those benefiting from the improvements will absorb all or part of the project costs.

APPROPRIATION POLICY

1. Fund appropriations of the Board will be allocated to departments, divisions, programs, cost centers, projects, and line item object codes as deemed appropriate by the Management & Budget Director, with the approval of the County Administrator, to facilitate managerial control and reporting of financial operations.
2. Each year, before Department Directors and Division Managers begin to prepare operating budget requests, the Office of Management & Budget will issue budget preparation instructions. These instructions will take into consideration: 1) County financial policies; 2) The expressed desires of the Board and County Administrator for changes in service or service levels; 3) Projected costs of authorized services; 4) Forecasted revenues. County managers will prepare annual budget consistent with these instructions.
3. The County, in conjunction with an independent consultant, will prepare and maintain an indirect cost allocation plan, which conforms to federal guidelines for grant reimbursement of administrative costs. Managers will bill and collect indirect cost charges to eligible grant projects, enterprise funds, and other funds as appropriate.
4. The budget requests of County agencies will include itemized lists of all desired operating equipment, and of any equipment in inventory for which replacement is being requested. Purchase of equipment valued in excess of \$1,000 not on the approved budget list will require approval by the Board on a case-by-case basis.
5. Each year the County will prepare a comprehensive five-year capital improvement program identifying needed public facilities by service type and geographic area for approval by the Board.
6. The annual budget will contain appropriations to fund capital projects identified by Departments for the purpose of completing the first year of the five-year capital improvement program. Operating budget implications of these capital projects will be identified; such expenses for the first (budgeted) year of the capital plan shall be funded.

THE BUDGET PROCESS

Budget preparation is a year round process. It begins in November of each year when key staff, acting on guidance received from the Strategic Planning Committee, begins formulating policy and addressing other important issues affecting the next fiscal year budget. The results of these planning efforts are then presented to the Board of County Commissioners at a strategic planning retreat held each year in January. Once the Board reaches a decision on whether to accept, reject or modify staff recommendations, the formal budget preparation process begins.

In January, the Office of Management and Budget (OMB) distributes the Budget Preparation Manual and tentative schedule to the departments. OMB then begins finalizing the schedule for the County Administrator's review, which takes place in April, and the Board's workshops in July.

Departments prepare their 'requested' budget during the months of January and February. The County Administrator reviews the budgets in April and the 'recommended' budget is reviewed by the Board during the month of July. Once the Board approves the budgets and adopts the proposed millage rates in July, OMB notifies the Property Appraiser and prepares the Tentative Budget. The Tentative Budget is presented to the citizens of St. Lucie County and the Board of County Commissioners at the first public hearing in September. The Board will then adopt the Tentative Budget and Tentative Millage as presented or as amended. At the second and final public hearing the Board adopts the final millage rate and final budget.

The budget is adopted at the fund level. During the course of the year, the administration may approve the transfer of funds among line items within the same department as may be necessary for proper budgetary and fiscal management. The budget may be amended (increased or decreased) and funds transferred from contingency reserves only by action of the Board of County Commissioners as set forth in Florida Statutes.

The Truth In Millage (TRIM) timetable and budget process schedule for fiscal year 2010 – 2011 follow.

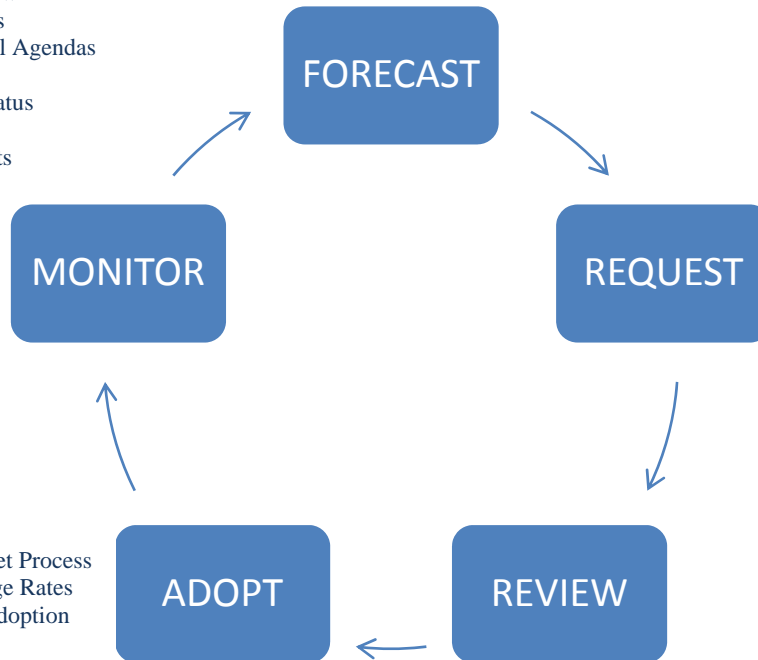
ST. LUCIE COUNTY BUDGET PROCESS OVERVIEW

October – September:

- ✓ Occurs Year Round
- ✓ Budget is loaded into Banner Accounting System
- ✓ Transmit Adopted Millage
- ✓ Review Departmental Accounts
- ✓ Process Line To Lines, Budget Amendments, Budget Resolutions, and New Equipment Requests
- ✓ Verify Departmental Agendas
- ✓ Grant Monitoring
- ✓ Grants Quarterly Status Report
- ✓ Monitor CIP Projects

November – March:

- ✓ Beginning of the Budget Process
- ✓ Outline the Budget Process to the Departments
- ✓ Board Strategic Planning Session
- ✓ Begin the CIP Process
- ✓ Calculation of Fund Balance Forward
- ✓ Meet with Departments for Revenue and Expense Projections



February – June:

- ✓ Staff Training of Microsoft Office and Banner
- ✓ Department Requests
- ✓ Equipment Requests
- ✓ Position Changes and Requests
- ✓ CIP Requests
- ✓ Department Mission, Goals, Objectives, and Key Indicators
- ✓ Revenue Projections

July – September:

- ✓ Ending of the Budget Process
- ✓ Set Proposed Millage Rates
- ✓ Tentative Budget Adoption
- ✓ TRIM Notice
- ✓ Public Hearings
- ✓ TRIM Advertisement
- ✓ Final Adoption of the Budget

March – September:

- ✓ Review of Budget Packages Submitted
- ✓ County Administrator’s Budget Review
- ✓ Balancing of the Budget
- ✓ BOCC Budget Review Workshops

The budget formulation, adoption, and execution in St. Lucie County, involve the year-round interaction of the Board of County Commissioners, the County Administrator, and staff at various levels within the County. The purpose of the budget process is to identify departmental needs, develop strategies to meet those needs, and to develop detailed revenue and expenditure estimates to carry out the financial plan. The budget process for fiscal year 2010 - 2011 for St. Lucie County incorporates the scheduled activities listed on the Budget Preparation And Implementation Calendar, beginning in October 2009.

