



CITY OF CALLAWAY BOARD OF COMMISSIONERS

TUESDAY, AUGUST 26, 2025 – 6:00 P.M.
CALLAWAY ARTS & CONFERENCE CENTER
500 CALLAWAY PARK WAY
CALLAWAY, FL 32404

MAYOR

PAMN HENDERSON

COMMISSIONERS

SCOTT DAVIS
DAVID GRIGGS
BOB PELLETIER
KENNETH AYERS, JR.

KEVIN OBOS, CITY ATTORNEY

KEITH "EDDIE" COOK, CITY MANAGER

ASHLEY ROBYCK, CITY CLERK

REGULAR MEETING AGENDA

CALL TO ORDER

INVOCATION & PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENTATION

- **Proclamation** Childhood Cancer Awareness Month

MAYOR'S INSTRUCTIONS - Call for Additions/Deletions to the Agenda.

PUBLIC PARTICIPATION

- Speakers must come to the podium to be heard.
- Public Participation will be heard at the end of Commission discussion.
for each item and at the end of the meeting for non-agenda items.
- Comments are limited to three (3) minutes.

APPROVAL OF MINUTES

- **August 12, 2025** Regular Meeting
- **August 19, 2025** Budget Workshop
- **Financial Statements** July 2025

PUBLIC HEARING

1. **Ordinance 1122** No Commercial Trucks on Certain Residential Streets
2. **Planned Development** Fox Glen Subdivision Phase II

REGULAR AGENDA

3. **Resolution 25-12** Certain Residential Streets- No Commercial Trucks
4. **Discussion** Stormwater Fee
5. **Bid Award** PW2025-06 Solid Waste Pickup & Hauling

COMMISSION/STAFF COMMENTS

ANNOUNCEMENTS

All meetings will be held at the Callaway Arts & Conference Center, 500 Callaway Park Way, Callaway, FL, unless otherwise noted.

- **September 2, 2025** **Planning Board Meeting (Potential)** **6:00 p.m.**
- **September 4, 2025** **1st Budget Hearing** **5:01 p.m.**
- **September 9, 2025** **Commission Meeting** **6:00 p.m.**

PUBLIC PARTICIPATION

ADJOURNMENT

Ashley Robyck
Ashley Robyck, City Clerk

PURSUANT TO FLORIDA STATUTE 286.0105: Any person who decides to appeal any decision made at a meeting(s) announced in this notice with respect to any matter considered at such meeting(s) will need a record of the proceedings and for such purpose may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Any person requiring a special accommodation at this meeting because of a disability or physical impairment should contact Callaway's City Clerk, at 6601 E. Highway 22, Callaway, FL 32404; or by phone at (850) 871-6000 at least five calendar days prior to the meeting.

If you are hearing or speech impaired, and you possess TDD equipment, you may contact the City Clerk using the Florida Dual Party Relay System, which can be reached at 1-800-955-8770 (Voice) or 1-800-955-7661 (TDD).

City of Callaway

Proclamation

Whereas, Childres are Callaway’s most valuable resource, and their health is crucial to our county’s economic development, continued success and well-being as a whole; and

Whereas, Northwest Florida reports an average of fifty (50) local children are newly diagnosed with cancer each year; and

Whereas, cancer is the number one disease killer of children in the United States, yet childhood cancer research is severely underfunded where only 4% of the National Institute of Health allocates cancer research funding to children; and

Whereas, research in the field of childhood cancer will allow for better treatment options, safe quality therapies, and ultimately a cure for this deadly disease; and

Now, Therefore, I, Pamn Henderson, by the virtue of the authority vested in me as Mayor of the City of Callaway, do hereby proclaim the month of September 2025 as

“Childhood Cancer Awareness Month”

and encourage others to participate in efforts throughout the year to raise awareness and funding for childhood cancer research while supporting families who face devastating effects and costs.

In Witness Whereof, I have hereunto set my hand and caused the Official Seal of the City of Callaway, Florida to be affixed this 26th day of August 2025.

City of Callaway, Florida

Pamn Henderson, Mayor

Attested: _____
Ashley Robyck, City Clerk

**CITY OF CALLAWAY
BOARD OF COMMISSIONERS
REGULAR MEETING MINUTES
AUGUST 12, 2025– 6:00 P.M.**

The City of Callaway Commission met in a Regular Session on August 12, 2025. In attendance were Pam Henderson, Mayor, David Griggs, Mayor Pro tem, and Commissioners, Bob Pelletier, and Kenneth Ayers. Commissioner Scott Davis was present by phone. Also in attendance were Eddie Cook, City Manager; Kevin Obos, City Attorney; Ashley Robyck, City Clerk; David Schultz, Director of Finance; Tim Legare, Director of Leisure Services; Lisa Mayo, Director of Utility Billing; and David Joyner, Fire Chief.

The meeting was called to order by Mayor Henderson, followed by Invocation, the Pledge of Allegiance and roll call.

Deputy Kip McKenzie reviewed the stats for July.

Dr. Jessica Graham gave a presentation about the St. Andrews & St Joe Bays Estuary Program.

APPROVAL OF MINUTES

July 22, 2025	Regular Meeting
July 29, 2025	Budget Workshop
August 5, 2025	Budget Workshop

Motion:

Motion made by Commissioner Davis and seconded by Commissioner Pelletier/Griggs to approve the minutes of July 22, 2025, July 29, 2025, & August 5, 2025. Motion carried unanimously.

PUBLIC HEARING

Ordinance 1123- Rezoning 1062 N. Tyndall Pkwy

City Attorney Obos read the Ordinance as follows:

AN ORDINANCE REZONING FROM COMMERCIAL AND AGRICULTURAL TO SERVICE COMMERCIAL THAT CERTAIN PARCEL OF LAND LYING WITHIN THE CITY OF CALLAWAY, FLORIDA, CONTAINING APPROXIMATELY 2.066 ACRES; LOCATED AT 1062 NORTH TYNDALL PARKWAY; PARCEL ID 06018-115-000; ALL AS MORE PARTICULARLY DESCRIBED IN THE BODY OF THE ORDINANCE; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HERewith; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT IMMEDIATELY UPON ITS PASSAGE.

Mayor Henderson for public participation; there was none.

Motion:

Motion made by Commissioner Ayers and seconded by Commissioner Pelletier to approve the Final Reading of Ordinance 1123. The motion carried unanimously upon roll-call vote.

REGULAR AGENDA

Ordinance 1122- No Commercial Trucks on Certain Residential Streets

City Attorney Obos read the Ordinance as follows:

AN ORDINANCE OF THE CITY OF CALLAWAY, FLORIDA, AMENDING THE CITY'S CODE RELATED TO TRAFFIC AND MOTOR VEHICLES; AUTHORIZING THE COMMISSION TO PROHIBIT THE USE OF CERTAIN STREETS BY HEAVY COMMERCIAL TRUCKS; PROVIDING FOR EXEMPTIONS; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT; PROVIDING FOR SEVERABILITY; SCRIVENER'S ERRORS; LIBERAL INTERPRETATION; MODIFICATIONS; CODIFICATION; EFFECT ON EXISTING TERMS; AND PROVIDING FOR AN EFFECTIVE DATE.

City Attorney Obos advised that the changes requested at the last meeting and clearer definitions have been implemented.

Commissioner Griggs advised asked how this will be enforced. Discussion ensued.

Mayor Henderson for public participation;

Teresa Langston, 6031 Lance St, asked who will enforce it if Kip has advised that they cannot. City Attorney Obos advised that the Ordinance was changed from the issues that were brought up at the last meeting.

Loretta Akerlind, 204 Hugh Thomas Drive, asked how this will affect someone who drives their work trucks home. Mayor Henderson advised.

Motion:

Motion made by Commissioner Ayers and seconded by Commissioner Davis to approve the 1st Reading of Ordinance 1122. The motion carried unanimously.

Ordinance 1126 – Small Scale Comprehensive Plan Amendment, Anita Drive & Douglas Street

City Attorney Obos read the ordinance as follows:

AN ORDINANCE AMENDING THE COMPREHENSIVE PLAN OF THE CITY OF CALLAWAY, ACTING UPON THE APPLICATION OF F & P CAPITAL PROPERTIES LLC, DESIGNATING FOR COMMERCIAL FUTURE LAND USE A CERTAIN PARCEL OF LAND LYING WITHIN THE CITY OF CALLAWAY, FLORIDA, CONSISTING OF APPROXIMATELY 1.065 MORE OR LESS ACRES; SAID PARCEL IS LOCATED AT ANITA DRIVE & DOUGLAS STREET, CALLAWAY, FLORIDA, PARCEL ID 06258-010-000, AS MORE PARTICULARLY DESCRIBED IN THE BODY OF THE ORDINANCE; AMENDING THE CITY'S FUTURE LAND USE MAP FOR COMMERCIAL DESIGNATION FOR THE PARCEL; REPEALING ORDINANCES OR PARTS OF ORDINANCE IN CONFLICT HERewith; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT AS PROVIDED BY LAW.

Director Frye reviewed the Small Scale Comprehensive Plan amendment.

Commissioner Davis asked how they would get to this property and asked about the access road that was there. Director Frye advised.

Commissioner Pelletier advised that he does not support this due to having to drive through a residential neighborhood to get to a commercial property.

Sean McNeil, McNeil Engineering, advised that down Martin Road, all the properties to the north are also Commercial.

Mayor Henderson asked about what the plan with the property is. Mr. McNeil addressed.

Commissioner Griggs advised that due to the commercial surrounding properties he does not see why it would not make sense.

Mayor Henderson for public participation; there was none.

Motion:

Motion made by Commissioner Griggs and seconded by Mayor Henderson passed the gavel to second to approve the first reading Ordinance 1126. The motion failed 3-2 with Commissioners Pelletier, Ayers, & Davis voting in opposition.

Ordinance 1127 – Rezoning, Anita Drive & Douglas Street

With Ordinance 1126- Small Scale Comprehensive Plan Amendment failing, this cannot be passed and was not discussed.

Ordinance 1128 – Emergency Ordinance – Camping Restrictions

City Attorney Obos advised of the difference between an Emergency Ordinance and a regular Ordinance.

City Attorney Obos read the ordinance as follows:

**AN EMERGENCY ORDINANCE FOR THE CITY OF CALLAWAY, FLORIDA
AMENDING THE CALLAWAY CODE OF ORDINANCES CHAPTER 10, ARTICLE I,
OFFENSES AND MISCELLANEOUS PROVISIONS; PROHIBITING CAMPING ON
PRIVATE PROPERTY; INCLUDING DEFINITIONS AND PENALTIES; REPEALING
ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT HEREWITH; PROVIDING
FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE.**

City Attorney Obos advised that this is to eliminate encampments that are forming as a result of the wording of the current ordinance that are hindering the health & safety of neighboring properties. He also advised that this is not meaning to prohibit families from camping in their backyards with their children per say, but to eliminate large encampments.

Commissioner Pelletier advised that he did want that clarified about families due to an email he received.

Commissioner Griggs commented on the history of the current ordinance.

Deputy Kip McKenzie advised that he and Captain Branning have concerns with the wording of this ordinance and reviewed several laws and cases regarding public properties. He advised that the Sherriff's office wishes that the Ordinance will stay worded the way it is and that if a neighbor were to complain

about a family situation, a complaint would have to be filed even if Commission is saying that is not the purpose of this ordinance. Discussion ensued.

Commissioner Pelletier tabled this item.

Ordinance 1129 – Camping Restrictions

This item was tabled.

Resolution 25-14 – Initial Nuisance Abatement Assessments

City Attorney Obos read the resolution as follows:

A RESOLUTION OF THE CITY COMMISSION OF CALLAWAY, FLORIDA, RELATING TO THE DELIVERY OF NUISANCE ABATEMENT RELATED SERVICES WITHIN THE CITY; PROVIDING FOR NUISANCE ABATEMENT ASSESSMENTS WITHIN THE CITY'S MUNICIPAL BOUNDARIES; ESTIMATING THE SERVICE COST TO PROVIDE NUISANCE ABATEMENT RELATED SERVICES AND PROGRAMS; ESTABLISHING THE METHOD OF ASSESSING THE NUISANCE ABATEMENT RELATED SERVICE COST AGAINST REAL PROPERTY SPECIALLY BENEFITED; DIRECTING THE CITY MANAGER TO PREPARE A PRELIMINARY NUISANCE ABATEMENT ASSESSMENT ROLL; ESTABLISHING A PUBLIC HEARING TO CONSIDER IMPOSITION OF THE PROPOSED NUISANCE ABATEMENT ASSESSMENTS; DIRECTING THE PROVISION OF NOTICE IN CONNECTION THEREWITH; AND PROVIDING AN EFFECTIVE DATE.

Commissioner Pelletier asked about the Boat Race Road property. Discussion ensued.

Mayor Henderson for public participation; there was none.

Motion:

Motion made by Commissioner Ayers and seconded by Commissioner Davis to approve Resolution 25-14. The motion carried unanimously.

Resolution 25-15 Personnel Policy Manual Update

City Attorney Obos read the resolution as follows:

A RESOLUTION OF THE CITY OF CALLAWAY CITY COMMISSION REVISING THE CITY OF CALLAWAY PERSONNEL MANUAL, SECTIONs 6.15 GROUP INSURANCE; AND SECTION 15.06- PHONES AND PERSONAL CELL PHONES; REPEALING ALL RESOLUTIONS OR PARTS THEREOF, WHICH ARE IN CONFLICT HERewith; AND PROVIDING AN EFFECTIVE DATE.

City Manager Cook advised that the personnel manual is a living document and at the budget workshop, the amount that the city pays for employee health insurance was adjusted and this resolution creates the ability for Commission to change the percentage as the budget allows in the future. He also advised that the current cell phone policy was inadequate and this resolution addresses that as well.

Mayor Henderson for public participation; there was none.

Motion:

Motion made by Commissioner Ayers and seconded by Commissioner Pelletier to approve Resolution 25-15. The motion carried unanimously.

Resolution 25-16 Setting Public Hearing for Fox Glenn Planned Development

City Attorney Obos read the resolution as follows:

A RESOLUTION OF THE CITY OF CALLAWAY, FLORIDA SETTING A PUBLIC HEARING AND REVIEW OF THE PROPOSED FOX GLENN PHASE 2 PLANNED DEVELOPMENT (P.D.) ZONING APPLICATION, FOR AUGUST 26, 2025.

City Attorney Obos reviewed the process of setting a date to review the Planned Development.

Mayor Henderson for public participation; there was none.

Motion:

Motion made by Commissioner Ayers and seconded by Commissioner Davis to approve Ordinance 1126. The motion carried unanimously.

Development Order Review – Grand Oaks Subdivision

Director Frye reviewed the development order advising of the open space and walking track.

Mayor Henderson for public participation; there was none.

Motion:

Motion made by Commissioner Pelletier and seconded by Commissioner Davis to approve the development order for Grand Oaks Subdivision. The motion carried unanimously.

Capital Request – Asphalt Roller – Street Department

City Manager Cook advised that at the previous workshop, Commission directed staff to purchase the asphalt roller in this budget.

Commissioner Pelletier asked if there was only one quote and asked if maintenance is local. City Manager Cook confirmed.

Mayor Henderson for public participation; there was none.

Motion:

Motion made by Commissioner Pelletier and seconded by Commissioner Ayers to approve the Capital Request for an Asphalt Roller. The motion carried unanimously.

Capital Request – Security Cameras Leisure Services

City Manager Cook advised that at the budget workshop, it was discussed that we were adding cameras due to vandalism at various parks & that this will be an expansion of the current security system used currently at three of our other buildings.

Commissioner Pelletier asked what kind of backup drive we have for each location and if they will have night-vision. City Manager Cook & Director Legare advised.

Mayor Henderson for public participation;

Paul Bohac, 7010 Mike Ln, asked if the city has conferred with the Sheriff's office to confirm these cameras will be sufficient if there is a case of vandalism caught. Deputy McKenzie addressed.

Motion:

Motion made by Commissioner Pelletier and seconded by Commissioner Ayers to approve the Capital Request for Leisure Services Security Cameras. The motion carried unanimously.

Budget Amendment - Maintenance Shop Electric Transfer Switch

City Manager Cook advised the city attempted to acquire funds for the transfer switch and generator using HGMP funds but was denied. As we prepare for an active hurricane season, our maintenance shop would be unusable if there was a power loss. He advised that we received a proposal to add a manual transfer switch to the building that will cover the maintenance shop and fueling station for \$19,885 and we will use our repurposed 40K generator to power the building.

Commissioner Griggs asked if we are using the 40K generator and if it is being maintained. City Manager Cook addressed. Discussion ensued.

Mayor Henderson for public participation; there was none.

Motion:

Motion made by Commissioner Griggs and seconded by Commissioner Davis to approve the Budget Amendment for Maintenance Shop Electric Transfer Switch. The motion carried unanimously.

Contract Renewal – Florida Auction Network

City Manager Cook advised this is done every year & that we use Florida Auction Network to surplus our equipment. The cost of the service is 5% of the sale price and they provide all the other services that come with it. He advised that this agreement is for one year; renewable annually.

Mayor Henderson for public participation; there was none.

Motion:

Motion made by Commissioner Davis and seconded by Commissioner Griggs to approve the Contract Renewal for Florida Auction Network. The motion carried unanimously.

Contract Renewal – Bay County Sheriff's Office

City Manager Cook advised that our current agreement will expire on September 30, 2025. He also advised that this agreement reflects a 5% increase, is renewable annually and next year's with increase by 5% as well. This is reflected in the budget.

Mayor Henderson noted that it was asked in the budget workshop about the number of officers for Callaway and this agreement does show 19.

Mayor Henderson for public participation; there was none.

Motion:

Motion made by Commissioner Griggs and seconded by Commissioner Pelletier to approve the Contract Renewal for Bay County Sherriff's Office. The motion carried unanimously.

COMMISSION/STAFF COMMENTS – The following were points of discussion:

Pamn Henderson, Mayor

- Events attended
- Compliments to the Health Fair
- Bay County League of Cities Meeting

Scott Davis, Commissioner Ward I

- Scope on Sewer Line break

David Griggs, Commissioner Ward II

- TPO Meeting on August 27 & concern about Hwy 22 traffic at the School

Kenneth Ayers Jr, Commissioner Ward IV

- Events attended

Kevin Obos, City Attorney

- City of Miami case regarding changing Election Dates

Eddie Cook, City Manager

- Solid Waste bids
- Cherry Street update
- Sandy Creek sewer project update
- N. Hugh Thomas project update
- Round-a-bout update
- Boat Race Road project update
- Tyndall Median project update
- Meeting with Mayor, UB Director & Property Appraiser regarding homestead violations
- Rescue 19
- Hurricane Preparedness Plan revision update

Bob Pelletier, Commissioner Ward III

- Water Study update
- Beacon Point update
- Live streaming on YouTube

ANNOUNCEMENTS

Mayor Henderson read the announcements as follows:

• August 19, 2025	Budget Workshop	1:00 p.m.
• August 19, 2025	Planning Board Meeting (Potential)	6:00 p.m.
• August 21, 2025	Historical Society Meeting	5:30 p.m.
• August 26, 2025	Commission Meeting	6:00 p.m.
• August 27, 2025	TPO Meeting	3:30 p.m.

PUBLIC PARTICIPATION

Ron Shaner, 5711 Kevin Cir, commented on the truck restrictions and asked if it is going to be enforced and spoke on speeding issues on his road.

Citizen, spoke the need to find & spend the money on the estuary program to improve our waterways.

Teresa Langston, 6031 Lance Street, commented on the issue with Berthe & Cherry St and the lack of notification to citizens, using taxpayers money for road & sewer repairs, & on the goat farm on Wallace Rd.

ADJOURNMENT

There being no further business, the meeting was adjourned at 7:54 p.m.

Attest: _____
Ashley Robyck, City Clerk

Pamn Henderson, Mayor

**CITY OF CALLAWAY
BOARD OF COMMISSIONERS
BUDGET WORKSHOP MINUTES
AUGUST 19, 2025 – 1:00 P.M.**

The Callaway Commission met in workshop session with Pamn Henderson, Mayor, David Griggs, Mayor Pro tem, and Commissioners Scott Davis, Bob Pelletier and Kenneth Ayers in attendance. Also present was Eddie Cook, City Manager; Ashley Robyck, City Clerk; David Schultz, Finance Director; Tim Legare, Leisure Services Director; David Joyner, Fire Chief; and Dustin Crum, Deputy Fire Chief.

The workshop was called to order by Mayor Henderson, followed by an invocation and the Pledge of Allegiance.

REGULAR AGENDA

Draft Budget Review - FY 25/26

City Manager Cook & Finance Director Schultz reviewed the budget with discussion points as follows:

- Adding the position of Assistant Finance Director to prepare for Director Shultz's retirement.
- Commissioner Pelletier reviewed the vehicle to employee ratio and does not agree with the addition of a vehicle in the sewer department.
- Commissioner Davis asked about the process for on-call and whether or not they take their truck home and asked about the boom mower and what we are keeping and/or will surplus.
- Discussion ensued regarding the Solid Waste department.

Mayor Henderson asked for public participation;

Billy Hall, asked about the Special Pay/Annual Bonus in the budget. Mayor Henderson advised that it is the Christmas bonus for employees.

Discussion Regarding Reserves

Commissioner Pelletier advised that he brought this up because of the number of projects that need to be done in the City. Discussion ensued regarding projects and grants that we have been applying for.

Mayor Henderson asked for public participation; there was none.

Stormwater Rates

Commissioner Pelletier advised that he does not believe that we are not taking in enough in Stormwater fees. Discussion ensued regarding raising the fee to do a stormwater study. Mayor Henderson asked if an increase to \$3.00 would be enough to do the study. City Manager Cook confirmed. Discussion ensued.

Mayor Henderson called for Public Participation; there was none.

ADJOURNMENT

There being no further discussion, the workshop adjourned at 2:00 p.m.

Pamn Henderson, Mayor

Attest: _____
Ashley Robyck, City Clerk

DRAFT



**Financial Statements
Unaudited
For Period Ended

July 31, 2025**



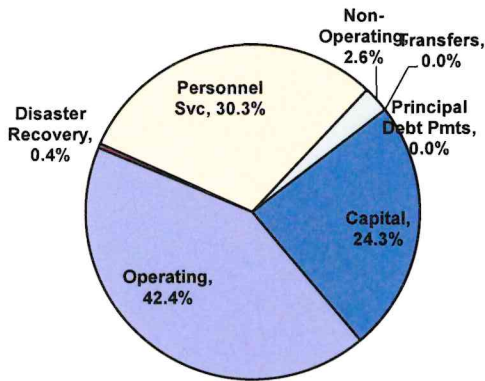
CITY OF CALLAWAY

Fiscal Year 2025

BUDGET-IN-BRIEF as of July 31, 2025

83.3 % of Year Elapsed

YTD-Citywide Expense Allocation



General Fund Revenues

Revenues	Budget	Year-to-Date	%
Ad valorem Taxes	2,414,572	2,163,879	89.6%
Other Taxes	2,243,749	1,951,532	87.0%
Permits, Fees, & Licenses	1,484,835	1,555,137	104.7%
Grants & Shared Revenue**	5,650,737	1,999,445	35.4%
FEMA Public Assistance	32,561	(2,405)	0.0%
Financing Proceeds	-	-	0.0%
Service Charges	265,226	218,598	82.4%
Judgements, Fines, & Forfeits	56,317	57,182	101.5%
Interest & Other Earnings	496,700	355,354	71.5%
Rents & Royalties	79,796	62,448	78.3%
Sales of Fixed Assets	12,893	13,449	0.0%
Contributions & Donations	900	320	0.0%
Miscellaneous Revenue	114,504	34,181	29.9%
Transfers In	1,266,224	-	0.0%
Total Revenues	\$ 14,119,014	\$ 8,409,120	59.6%

General Fund Expenditures

Expenditures	Budget	Year-to-Date	%
Executive (Commission)	56,550	45,997	81.3%
City Manager	251,630	206,556	82.1%
Finance	447,380	368,877	82.5%
Legal	58,500	51,391	87.8%
Code Enforcement	426,391	310,522	72.8%
Information Technology	108,907	103,459	95.0%
City Clerk	158,688	124,080	78.2%
Elections	-	-	0.0%
General Government	3,396,623	830,512	24.5%
Human Resources	96,311	75,105	78.0%
Law Enforcement	2,656,718	2,213,932	83.3%
Fire Department	2,433,411	1,977,307	81.3%
Emergency & Disaster Relief	148,606	79,309	53.4%
Utility Billing	-	-	0.0%
Streets	1,338,897	990,984	74.0%
Maintenance Shop	315,045	233,802	74.2%
Leisure Services	2,159,945	1,697,312	78.6%
Cost Allocation Transfers	(862,966)	(719,140)	83.3%
Interest Expense	-	-	0.0%
Transfers/Payments	917,184	-	0.0%
Total Expenditures	\$ 14,107,820	\$ 8,590,004	60.9%

General Fund Increase/Decrease to Fund Balance

	Budget	Year-to-Date
Incr / (Decr) to Fund Balance	11,194	(180,885)

Community Redevelopment Fund

	Budget	Year-to-Date	%
Revenues & Trfrs In	2,565,711	1,143,791	0.0%
Expenditures	3,184,707	292,641	9.2%
Incr / (Decr) to Fund Balance	(618,996)	851,150	

Debt Service Fund

	Budget	Year-to-Date	%
Transfers In	-	-	0.0%
Debt Service Pmts.	-	-	0.0%
Incr / (Decr) to Fund Balance	-	-	

Capital Projects Fund

	Budget	Year-to-Date	%
Revenues & Trfrs In	20,709,812	3,911,585	18.9%
1/2 Cent Infrastructure Tax	2,140,744	1,668,046	77.9%
Total Revenues and Trans In	22,850,556	5,579,631	24.4%
Expenditures	27,019,983	3,210,642	11.9%
Incr / (Decr) to Fund Balance	(4,169,427)	2,368,989	

Water Fund

	Budget	Year-to-Date	%
Revenues & Trfrs In	4,350,859	3,516,535	80.8%
Expenses & Trfrs Out	4,054,455	2,820,213	69.6%
Incr / (Decr) to Net Assets	296,404	696,322	

Sewer Fund

	Budget	Year-to-Date	%
Revenues & Trfrs In	6,935,644	5,111,411	73.7%
Expenses & Trfrs Out	6,855,169	3,660,871	53.4%
Incr / (Decr) to Net Assets	80,475	1,450,540	

Solid Waste Fund

	Budget	Year-to-Date	%
Revenues	1,118,968	969,189	86.6%
Expenses & Trfrs Out	833,599	509,732	61.1%
Incr / (Decr) to Net Assets	285,369	459,457	

Citywide Increase/Decrease to Fund Balance / Net Assets

	Budget	Year-to-Date
Incr / (Decr) to Fund Balance/Net Assets	(4,114,981)	5,645,573



CITY OF CALLAWAY

Fiscal Year 2025

BUDGET-IN-BRIEF Quarterly Summary as of July 31, 2025

83.3 % of the Year Elapsed

General Fund Revenues									
Revenues	Budget	1st QTR	2nd QTR	3rd QTR	4th QTR	Year-to-Date	Variance	%	
Ad valorem Taxes	\$ 2,414,572	\$ 1,725,548	\$ 160,804	\$ 208,616	\$ 68,910	\$ 2,163,879	\$ 250,693	89.6%	
Other Taxes	2,243,749	624,330	571,873	555,204	200,126	1,951,532	292,217	87.0%	
Permits, Fees, & Licenses	1,484,835	387,077	400,241	622,279	145,539	1,555,137	(70,302)	104.7%	
Grants & Shared Revenue**	5,650,737	607,045	522,090	626,874	243,435	1,999,445	3,651,293	35.4%	
FEMA Public Assistance	32,561	-	-	-	(2,405)	(2,405)	34,966	-7.4%	
Financing Proceeds	-	-	-	-	-	-	-	0.0%	
Service Charges	265,226	68,432	55,067	76,959	18,140	218,598	46,628	82.4%	
Judgements, Fines, & Forfeits	56,317	22,683	10,598	15,177	8,723	57,182	(865)	101.5%	
Interest & Other Earnings	496,700	109,099	106,270	105,975	34,010	355,354	141,346	71.5%	
Rents & Royalties	79,796	13,941	20,764	22,633	5,110	62,448	17,348	78.3%	
Sales of Fixed Assets	10,098	-	-	10,099	-	10,099	(1)	100.0%	
Sales of Scrap	2,795	2,796	-	554	-	3,350	(555)	119.9%	
Contributions & Donations	900	316	0	3	-	320	580	0.0%	
Miscellaneous Revenue	114,504	9,117	22,257	2,801	7	34,181	80,323	29.9%	
Transfers In	1,266,224	-	-	-	-	-	1,266,224	0.0%	
Total Revenues	\$ 14,119,014	\$ 3,570,386	\$ 1,869,964	\$ 2,247,175	\$ 721,595	\$ 8,409,120	\$ 5,709,894	59.6%	

General Fund Expenditures									
Expenditures	Budget	1st QTR	2nd QTR	3rd QTR	4th QTR	Year-to-Date	Variance	%	
Executive (Commission)	\$ 56,550	\$ 14,344	\$ 13,582	\$ 13,578	\$ 4,493	\$ 45,997	\$ 10,553	81.3%	
City Manager	251,630	57,785	65,312	56,487	26,971	206,556	45,074	82.1%	
Finance	447,380	80,805	168,640	81,074	38,358	368,877	78,503	82.5%	
Legal	58,500	13,100	15,135	15,166	7,991	51,391	7,109	87.8%	
Code Enforcement	426,391	89,304	95,310	89,908	36,000	310,522	115,869	72.8%	
Information Technology	108,907	25,377	21,244	45,067	11,771	103,459	5,448	95.0%	
City Clerk	158,688	33,507	37,600	32,818	20,155	124,080	34,608	78.2%	
Elections	-	-	-	-	-	-	-	0.0%	
General Government	3,396,623	221,879	185,324	321,630	101,680	830,512	2,566,111	24.5%	
Human Resources	96,311	20,671	23,663	20,532	10,240	75,105	21,206	78.0%	
Law Enforcement	2,656,718	664,180	664,180	664,180	221,393	2,213,932	442,786	83.3%	
Fire Department	2,433,411	553,779	637,873	528,594	257,061	1,977,307	456,104	81.3%	
Emergency & Disaster Relief	148,606	4,214	5,160	17,416	52,519	79,309	69,297	0.0%	
Utility Billing	-	-	9	(36)	27	-	-	0.0%	
Streets	1,338,897	321,043	301,135	232,828	135,978	990,984	347,913	74.0%	
Maintenance Shop	315,045	66,685	75,309	63,113	28,695	233,802	81,243	74.2%	
Leisure Services	2,159,945	403,116	637,218	495,673	161,305	1,697,312	462,633	78.6%	
Cost Allocation Transfers	(862,966)	(215,742)	(215,742)	(215,742)	(71,914)	(719,140)	(143,826)	83.3%	
Interest Expense	-	-	-	-	-	-	-	0.0%	
Transfers & Loan Payments	917,184	-	-	-	-	-	917,184	0.0%	
Total Expenditures	\$ 14,107,820	\$ 2,354,047	\$ 2,730,950	\$ 2,462,284	\$ 1,042,724	\$ 8,590,004	\$ 5,517,816	60.9%	

General Fund Increase/Decrease to Fund Balance									
	Budget	1st QTR	2nd QTR	3rd QTR	4th QTR	Year-to-Date	Variance		
Incr / (Decr) to Fund Balance	\$ 11,194	\$ 1,216,340	\$ (860,986)	\$ (215,109)	\$ (321,129)	\$ (180,885)	\$ 192,079		

Community Redevelopment Fund									
	Budget	1st QTR	2nd QTR	3rd QTR	4th QTR	Year-to-Date	Variance	%	
Revenues & Trfrs In	2,565,711	1,143,791	-	-	-	1,143,791	1,421,920	0.0%	
Expenditures	3,184,707	86,375	82,337	102,073	21,856	292,641	2,892,066	9.2%	
Incr / (Decr) to Fund Balance	\$ (618,996)	\$ 1,057,416	\$ (82,337)	\$ (102,073)	\$ (21,856)	\$ 851,150	\$ (1,470,146)		



CITY OF CALLAWAY

Fiscal Year 2025

BUDGET-IN-BRIEF Quarterly Summary as of July 31, 2025

83.3 % of the Year Elapsed

Capital Projects Fund								
	Budget	1st QTR	2nd QTR	3rd QTR	4th QTR	Year-to-Date	Variance	%
Revenues & Trfrs In	20,709,812	-	1,150,142	2,761,443	-	3,911,585	16,798,227	18.9%
1/2 Cent Infrastructure Tax	2,140,744	502,804	441,029	544,859	179,354	1,668,046	472,698	77.9%
Total Revenues and Trans In	22,850,556	502,804	1,591,172	3,306,302	179,354	5,579,631	17,270,925	24.4%
Expenditures	27,019,983	87,168	1,989,298	859,839	274,337	3,210,642	23,809,341	11.9%
Incr / (Decr) to Fund Balance	\$ (4,169,427)	\$ 415,636	\$ (398,127)	\$ 2,446,463	\$ (94,983)	\$ 2,368,989	\$ (6,538,416)	
Water Fund								
	Budget	1st QTR	2nd QTR	3rd QTR	4th QTR	Year-to-Date	Variance	%
Revenues								
Charges for Services	3,826,885	978,471	833,150	1,061,342	318,553	3,191,516	635,369	83.4%
Other Income	523,974	76,993	75,958	144,629	27,439	325,020	198,954	62.0%
Total Revenues	4,350,859	1,055,464	909,108	1,205,972	345,992	3,516,535	834,324	80.8%
Expenditures								
Salaries & Benefits	677,438	156,562	155,498	142,644	56,322	511,025	166,413	75.4%
Contratual Services	40,800	8,557	8,085	8,423	1,438	26,503	14,297	65.0%
Cost of Water	1,180,314	286,861	280,026	360,871	146,291	1,074,049	106,265	91.0%
Other Expenditures	2,155,903	356,939	363,111	374,648	113,938	1,208,636	947,267	56.1%
Total Expenditures	4,054,455	808,919	806,720	886,586	317,989	2,820,213	1,234,242	69.6%
Incr / (Decr) to Net Assets	\$ 296,404	\$ 246,545	\$ 102,388	\$ 319,386	\$ 28,003	\$ 696,322	\$ (399,918)	
Sewer Fund								
	Budget	1st QTR	2nd QTR	3rd QTR	4th QTR	Year-to-Date	Variance	%
Revenues								
Charges for Services	5,389,670	1,294,036	1,268,667	1,351,074	432,749	4,346,526	1,043,144	80.6%
Other Income	1,545,974	200,117	164,435	313,344	86,989	764,885	781,089	49.5%
Total Revenues	6,935,644	1,494,153	1,433,102	1,664,418	519,738	5,111,411	1,824,233	73.7%
Expenditures								
Salaries & Benefits	559,883	115,519	145,169	123,905	60,356	444,949	114,934	79.5%
Contratual Services	17,000	1,825	1,489	3,296	570	7,180	9,820	42.2%
Cost of Treatment	2,331,955	493,181	459,576	687,810	226,439	1,867,006	464,949	80.1%
Other Expenditures	3,946,331	380,273	383,720	454,754	122,988	1,341,735	2,604,596	34.0%
Total Expenditures	6,855,169	990,798	989,954	1,269,766	410,353	3,660,871	3,194,298	53.4%
Incr / (Decr) to Net Assets	\$ 80,475	\$ 503,354	\$ 443,149	\$ 394,652	\$ 109,385	\$ 1,450,540	\$ (1,370,065)	
Solid Waste Fund								
	Budget	1st QTR	2nd QTR	3rd QTR	4th QTR	Year-to-Date	Variance	%
Revenues								
Charges for Services	1,065,895	267,814	267,128	268,618	89,586	893,145	172,750	83.8%
Other Income	53,073	21,873	22,049	24,045	8,077	76,044	(22,971)	143.3%
Total Revenues	1,118,968	289,687	289,177	292,662	97,663	969,189	149,779	86.6%
Expenditures								
Salaries & Benefits	261,690	53,132	66,071	55,398	25,826	200,428	61,262	76.6%
Contratual Services	125,711	740	1,166	50,757	296	52,959	72,752	42.1%
Other Expenditures	446,198	66,715	72,184	78,798	38,649	256,345	189,853	57.5%
Total Expenditures	833,599	120,587	139,421	184,953	64,771	509,732	609,236	61.1%
Incr / (Decr) to Net Assets	\$ 285,369	\$ 169,100	\$ 149,756	\$ 107,709	\$ 32,891	\$ 459,457	\$ (174,088)	
Citywide Increase/Decrease to Fund Balance / Net Assets								
	Budget	1st QTR	2nd QTR	3rd QTR	4th QTR	Year-to-Date	Variance	
Incr / (Decr) to Fund Balance/Net Assets	\$ (4,114,981)	\$ 3,608,391	\$ (646,156)	\$ 2,951,028	\$ (267,689)	\$ 5,645,573	\$ 9,760,554	

City of Callaway
Balance Sheet
For Period Ended July 31, 2025



	General	CRA	CIP	Water	Sewer	Solid Waste	Total
Current Assets							
Cash & Cash Equivalents	\$ 5,822,615	\$ 2,294,697	\$ 1,573,803	\$ 3,092,567	\$ 10,944,342	\$ 2,327,595	\$ 26,055,620
Cash - Restricted	3,533,267	-	-	2,735,018	1,587,739	-	7,856,024
Cash - Infrastructure Tax	-	-	7,609,164	-	-	-	7,609,164
Cash - ARPA Restricted	-	-	-	-	-	-	-
Investments	12,523	-	-	-	-	-	12,523
Investments - Restricted	171,470	-	-	788,210	2,710,583	-	3,670,262
Receivables	5,938,806	-	1,875,851	512,815	1,808,622	90,952	10,227,046
Inventory	32,680	-	-	-	-	9,509	42,189
Prepaid Items	131,397	-	-	2,991	-	-	134,387
Other Current Assets	-	-	-	-	997,000	-	997,000
Total Current Assets:	\$ 15,642,758	\$ 2,294,697	\$ 11,058,819	\$ 7,131,600	\$ 18,048,286	\$ 2,428,055	\$ 56,604,216
Non Current Assets							
Capital Assets	\$ -	\$ -	\$ -	\$ 8,830,252	\$ 9,232,777	\$ 243,003	\$ 18,306,032
Other Noncurrent Assets	-	-	-	3,097,714	9,945,678	-	13,043,392
Deferred Outflow	-	-	-	121,821	87,015	52,209	261,045
Total Non Current Assets:	\$ -	\$ -	\$ -	\$ 12,049,786	\$ 19,265,470	\$ 295,212	\$ 31,610,469
Total Assets:	\$ 15,642,758	\$ 2,294,697	\$ 11,058,819	\$ 19,181,386	\$ 37,313,757	\$ 2,723,268	\$ 88,214,684
Current Liabilities							
Payable	\$ 221,393	\$ 12,890	\$ 257,342	\$ 221,424	\$ 323,879	\$ 26,975	\$ 1,063,902
Unearned Revenue	5,478,667	-	2,149,910	-	-	-	7,628,578
Other Current Liability	14,920	-	-	1,681,611	890,500	-	2,587,031
Total Current Liabilities:	\$ 5,714,980	\$ 12,890	\$ 2,407,253	\$ 1,903,035	\$ 1,214,379	\$ 26,975	\$ 11,279,511
Non Current Liabilities							
Non-Current Liability	\$ -	\$ -	\$ -	\$ 6,766,950	\$ 7,158,662	\$ 172,182	\$ 14,097,793
Deferred Inflow	-	-	-	36,956	26,397	15,839	79,192
Total Non Current Liabilities:	\$ -	\$ -	\$ -	\$ 6,803,906	\$ 7,185,059	\$ 188,021	\$ 14,176,985
Total Liabilities:	\$ 5,714,980	\$ 12,890	\$ 2,407,253	\$ 8,706,940	\$ 8,399,437	\$ 214,996	\$ 25,456,496
Fund Balance							
Fund Balance Unrestricted	\$ 6,891,331	\$ -	\$ -	\$ 5,641,526	\$ 20,998,866	\$ 1,805,812	\$ 35,337,534
Fund Balance Restricted	3,217,332	1,430,658	6,282,577	4,136,598	6,464,913	243,003	21,775,081
Total Liabilities and Fund	\$ 15,823,643	\$ 1,443,547	\$ 8,689,830	\$ 18,485,064	\$ 35,863,217	\$ 2,263,811	\$ 82,569,112
Retained Earnings:	\$ (180,885)	\$ 851,150	\$ 2,368,989	\$ 696,322	\$ 1,450,540	\$ 459,457	\$ 5,645,573
Total Liabilities, Fund	\$ 15,642,758	\$ 2,294,697	\$ 11,058,819	\$ 19,181,386	\$ 37,313,757	\$ 2,723,268	\$ 88,214,684

City of Callaway

Cash Analysis - Restricted vs. Unrestricted Balances

For Period Ended July 31, 2025



Cash and Investments As of 7/31/25

2025	General	CRA	CIP	Water	Sewer	Solid Waste	Total
Unrestricted	5,835,138	-	-	3,092,567	10,944,342	2,327,595	22,199,642
Restricted	3,704,737	2,294,697	9,182,968	3,523,228	4,298,322	-	19,135,451
Total	\$ 9,539,875	\$ 2,294,697	\$ 9,182,968	\$ 6,615,795	\$ 15,242,664	\$ 2,327,595	\$ 41,335,093

Based on 2025 Budget

Unrestricted	5,835,138	-	-	3,092,567	10,944,342	2,327,595	22,199,642
17% Reserves Required	2,398,329	-	-	689,257	1,165,379	141,712	4,394,677
Net Available for Operations	3,436,809	-	-	2,403,310	9,778,964	2,185,883	17,804,965
Unrestricted	5,835,138	-	-	3,092,567	10,944,342	2,327,595	22,199,642
34% Reserves	4,796,659	-	-	1,378,515	2,330,757	283,424	8,789,355
Net Available for Operations	1,038,479	-	-	1,714,052	8,613,585	2,044,171	13,410,288

Based on 2026 Budget

Unrestricted	5,835,138	-	-	3,092,567	10,944,342	2,327,595	22,199,642
17% Reserves Required	2,141,446	-	-	748,149	1,335,464	188,514	4,413,574
Net Available for Operations	3,693,692	-	-	2,344,418	9,608,878	2,139,080	17,786,068
Unrestricted	5,835,138	-	-	3,092,567	10,944,342	2,327,595	22,199,642
34% Reserves	4,282,893	-	-	1,496,298	2,670,929	377,029	8,827,148
Net Available for Operations	1,552,245	-	-	1,596,270	8,273,414	1,950,566	13,372,494

City of Callaway
General Fund Revenue & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025 Budget</u>	<u>Current Month</u>	<u>Year to Date</u>	<u>YTD Var</u>	<u>Encumbered Amount</u>	<u>Budget Available</u>	<u>% of Bud. Used</u>
<u>Revenues and Sources of Funds</u>							
Property and Other Taxes							
Ad Valorem Taxes	\$ 2,414,572	\$ 68,910	\$ 2,163,879	\$ 250,693	\$ -	\$ 250,693	89.62%
Local Option Fuel Tax	307,602	24,318	217,129	90,473	-	90,473	70.59%
Pub Svc Utility Tx-Electricity	1,209,059	122,105	1,092,778	116,281	-	116,281	90.38%
Pub Svc Utility Tax - Water	310,877	26,225	262,133	48,744	-	48,744	84.32%
Pub Svc Utility Tax - Nat. Gas	65,063	4,920	57,010	8,053	-	8,053	87.62%
Pub Svc Utility Tx-Bottled Gas	9,252	568	8,122	1,130	-	1,130	87.78%
Communications Services Tax	322,624	21,628	297,403	25,221	-	25,221	92.18%
Local Business License Tax	19,272	363	16,958	2,315	-	2,315	87.99%
Subtotal	\$ 4,658,321	\$ 269,037	\$ 4,115,411	\$ 542,910	\$ -	\$ 542,910	88.35%
Permits, Fees and Licenses							
Building Permits	\$ 35,000	\$ 3,043	\$ 25,286	\$ 9,714	\$ -	\$ 9,714	72.25%
Electric Franchise Fees	838,541	84,280	739,674	98,867	-	98,867	88.21%
Gas Franchise Fees	62,697	4,477	54,690	8,007	-	8,007	87.23%
Refuse Collection Permits	103,387	13,421	96,363	7,024	-	7,024	93.21%
Stormwater Fees	106,766	8,951	89,202	17,564	-	17,564	83.55%
Other Licenses & Permits	3,239	150	3,605	(366)	-	(366)	111.30%
Comp Plan & LDR Permits	10,205	1,820	11,665	(1,460)	-	(1,460)	114.31%
Impact Fees - Transportation Res.	275,000	29,396	324,517	(49,517)	-	(49,517)	118.01%
Impact Fees - Transportation Comm.	50,000	-	210,135	(160,135)	-	(160,135)	420.27%
Subtotal	\$ 1,484,835	\$ 145,539	\$ 1,555,137	\$ (70,302)	\$ -	\$ (70,302)	104.73%
Grants & Shared Revenues							
State and Federal Grants	\$ 3,000,053	\$ -	\$ -	\$ 3,000,053	\$ -	\$ 3,000,053	0.00%
FEMA Reimbursement - PA	32,561	(2,405)	(2,405)	34,966	-	34,966	-7.39%
Triumph Grant	-	-	-	-	-	-	0.00%
Loan Proceeds	-	-	-	-	-	-	0.00%
MRS - Sales Tax Portion	697,788	64,835	532,071	165,717	-	165,717	76.25%
MRS - Motor Fuel Tax	152,136	14,136	116,032	36,104	-	36,104	76.27%
Mobile Home License Tax	1,200	96	1,088	112	-	112	90.71%
Alcoholic Beverage Lic. Tax	4,500	-	4,496	4	-	4	99.91%
Local Gov't Half Cent Sales Tx	1,781,340	164,369	1,336,204	445,136	-	445,136	75.01%
Firefighter Supplemental Comp	2,970	-	2,340	630	-	630	78.79%
Motor Fuel Tax Refund	10,750	-	7,213	3,537	-	3,537	67.10%
Subtotal	\$ 5,683,298	\$ 241,030	\$ 1,997,040	\$ 3,686,258	\$ -	\$ 3,686,258	35.14%

City of Callaway
General Fund Revenue & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025 Budget</u>	<u>Current Month</u>	<u>Year to Date</u>	<u>YTD Var</u>	<u>Encumbered Amount</u>	<u>Budget Available</u>	<u>% of Bud. Used</u>
Charges for Services							
Certify, Copy, Research	\$ 50	\$ -	\$ -	\$ 50	\$ -	\$ 50	0.00%
Return Check Service Fees	6,100	330	3,730	2,370	-	2,370	61.15%
Lien Search Fees	23,000	1,700	16,005	6,995	-	6,995	69.59%
Fire Protection Services (Co.)	208,142	15,611	171,717	36,425	-	36,425	82.50%
Collection of Bad Debt	-	-	9	(9)	-	(9)	0.00%
Penalties	2,500	218	2,233	267	-	267	89.31%
Other Charges for Services	23,284	131	23,355	(71)	-	(71)	100.30%
Foreclosure Registrations	2,150	150	1,550	600	-	600	72.09%
Subtotal	\$ 265,226	\$ 18,140	\$ 218,598	\$ 46,628	\$ -	\$ 46,628	82.42%
Other Revenues							
Judgements, Fines, & Forfeits	\$ 56,317	\$ 8,723	\$ 57,182	\$ (865)	\$ -	\$ (865)	101.54%
Interest & Dividends	496,700	34,010	355,354	141,346	-	141,346	71.54%
Concession Stand Rent	3,600	-	-	3,600	-	3,600	0.00%
A&CC Rental Fees	47,500	1,900	35,612	11,888	-	11,888	74.97%
Sports Field Rental Fees	5,000	1,170	17,110	(12,110)	-	(12,110)	342.20%
Rec Complex Facility Rentals	1,000	40	1,160	(160)	-	(160)	116.00%
Rents - Other	22,696	2,000	8,566	14,130	-	14,130	37.74%
Disposition of Fixed Assets	10,098	-	10,099	(1)	-	(1)	100.00%
Sale of Scrap	2,795	-	3,350	(555)	-	(555)	119.86%
Donations - Private Sources	400	-	-	400	-	400	0.00%
Donations - Veteran's Memorial Wall	-	-	-	-	-	-	0.00%
Voluntary Park Fees Collected	500	-	320	180	-	180	63.95%
Insurance Proceeds	-	-	-	-	-	-	0.00%
Non-Res.Rec League Fee	940	-	4,165	(3,225)	-	(3,225)	443.09%
Other Misc. Revenue	113,564	7	30,016	83,548	-	83,548	26.43%
Other Misc. Revenue - Mowing	-	-	-	-	-	-	0.00%
Gen Fund Over/Short	-	-	-	-	-	-	0.00%
Subtotal	\$ 761,110	\$ 47,849	\$ 522,934	\$ 238,176	\$ -	\$ 238,176	68.71%
Total Taxes and Revenues	\$ 12,852,790	\$ 721,595	\$ 8,409,120	\$ 4,443,670	\$ -	\$ 4,443,670	65.43%
Use of Reserves							
Trasfer from Sewer Un Rest.	-	-	-	-	-	-	0.00%
Budgeted Use of Reserves (UN)	349,040	-	-	349,040	-	349,040	0.00%
Budgeted Use of Reserves (RES)	917,184	-	-	917,184	-	917,184	0.00%
Subtotal	\$ 1,266,224	\$ -	\$ -	\$ 1,266,224	\$ -	\$ 1,266,224	0.00%
Total Revenues and Sources of Funds	\$ 14,119,014	\$ 721,595	\$ 8,409,120	\$ 5,709,894	\$ -	\$ 5,709,894	59.56%

City of Callaway
General Fund Revenue & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025 Budget</u>	<u>Current Month</u>	<u>Year to Date</u>	<u>YTD Var</u>	<u>Encumbered Amount</u>	<u>Budget Available</u>	<u>% of Bud. Used</u>
<u>Expenditures and Uses of Funds</u>							
Executive (Commission)							
Executive Salaries	\$ 50,000	\$ 4,167	\$ 41,667	\$ 8,333	\$ -	\$ 8,333	83.33%
Benefits	3,950	327	3,267	684	-	684	82.70%
Other Expenses	2,600	-	1,063	1,537	-	1,537	40.90%
Subtotal Commission	\$ 56,550	\$ 4,493	\$ 45,997	\$ 10,553	\$ -	\$ 10,553	81.34%
City Manager							
Salaries and Wages	\$ 164,965	\$ 18,796	\$ 139,604	\$ 25,361	\$ -	\$ 25,361	84.63%
Benefits	77,865	8,173	63,166	14,699	-	14,699	81.12%
Other Expenses	8,800	2	3,785	5,015	-	5,015	43.01%
Subtotal City Manager	251,630	26,971	206,556	45,074	-	45,074	82.09%
Finance Dept.							
Salaries and Wages	\$ 227,884	\$ 25,878	\$ 190,637	\$ 37,247	\$ -	\$ 37,247	83.66%
Benefits	106,246	11,135	87,681	18,565	-	18,565	82.53%
Audit / Accounting	59,700	-	44,700	15,000	-	15,000	74.87%
Other Contractual Service	34,575	153	33,865	710	-	710	97.95%
Other Expenses	18,975	1,191	11,994	6,981	-	6,981	63.21%
Subtotal Finance	\$ 447,380	\$ 38,358	\$ 368,877	\$ 78,503	\$ -	\$ 78,503	82.45%
Legal							
City Attorney Fees	\$ 56,000	\$ 7,991	\$ 50,784	\$ 5,216	\$ -	\$ 5,216	90.69%
Other Expenses	2,500	-	608	1,893	-	1,893	24.30%
Subtotal Legal	\$ 58,500	\$ 7,991	\$ 51,391	\$ 7,109	\$ -	\$ 7,109	87.85%
Code Enforcement							
Salaries and Wages	\$ 163,881	\$ 18,131	\$ 136,778	\$ 27,103	\$ -	\$ 27,103	83.46%
Benefits	70,820	6,796	56,874	13,946	-	13,946	80.31%
Other Contractual Services	38,500	469	11,063	27,437	-	27,437	28.74%
Animal Control	130,000	9,825	99,647	30,353	-	30,353	76.65%
Other Expenses	23,190	779	6,160	17,030	697	16,333	26.56%
Capital Outlay - Fixed Assets	-	-	-	-	-	-	0.00%
Subtotal Planning / Code	\$ 426,391	\$ 36,000	\$ 310,522	\$ 115,869	\$ 697	\$ 115,172	72.83%
Information Technology							
IT - Contracted Services	\$ 70,907	\$ 6,171	\$ 59,942	\$ 10,965	\$ -	\$ 10,965	84.54%
Other Contractual Services	-	-	-	-	-	-	0.00%
IT - Equipment < \$1,000	38,000	5,600	43,517	(5,517)	-	(5,517)	114.52%
Subtotal Information Tech.	\$ 108,907	\$ 11,771	\$ 103,459	\$ 5,448	\$ -	\$ 5,448	95.00%
City Clerk							
Salaries & Wages	102,091	11,631	86,801	15,290	-	15,290	85.02%
Benefits	45,177	3,881	31,845	13,332	-	13,332	70.49%
Other Expenses	11,420	4,643	5,434	5,986	-	5,986	47.58%
Subtotal City Clerk	\$ 158,688	\$ 20,155	\$ 124,080	\$ 34,608	\$ -	\$ 34,608	78.19%

City of Callaway
General Fund Revenue & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025 Budget</u>	<u>Current Month</u>	<u>Year to Date</u>	<u>YTD Var</u>	<u>Encumbered Amount</u>	<u>Budget Available</u>	<u>% of Bud. Used</u>
Elections							
Other Contractual Services	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
Other Expenses	-	-	-	-	-	-	0.00%
Subtotal Elections	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
Gen Govt/Administration							
Salaries and Wages	\$ 60,081	\$ 5,692	\$ 43,666	\$ 16,415	\$ -	\$ 16,415	72.68%
Benefits	29,461	2,415	20,607	8,854	-	8,854	69.95%
Other Contractual Services	156,500	1,444	47,920	108,580	1,669	106,911	30.62%
Communications/Telephone	25,000	1,062	11,473	13,527	-	13,527	45.89%
Utilities	15,600	1,204	10,873	4,727	-	4,727	69.70%
Repair and Maintenance	2,500	-	-	2,500	-	2,500	0.00%
Other Expenses	718,844	43,541	536,008	182,836	2,461	180,375	74.57%
Capital Outlay - Fixed Assets	2,388,637	42,181	159,965	2,228,672	280,200	1,948,472	6.70%
Subtotal Gen Govt / Admin	\$ 3,396,623	\$ 97,540	\$ 830,512	\$ 2,566,111	\$ 284,329	\$ 2,281,782	24.45%
Human Resources							
Salaries & Wages	70,033	8,020	59,340	10,693	-	10,693	84.73%
Benefits	17,928	1,864	13,797	4,131	-	4,131	76.96%
Other Expenses	8,350	357	1,968	6,382	-	6,382	23.57%
Subtotal Human Resources	\$ 96,311	\$ 10,240	\$ 75,105	\$ 21,206	\$ -	\$ 21,206	77.98%
Law Enforcement							
Other Contractual Services	\$ 2,656,718	\$ 221,393	\$ 2,213,932	\$ 442,786	\$ -	\$ 442,786	83.33%
Utilities	-	-	-	-	-	-	0.00%
Subtotal Law Enforcement	\$ 2,656,718	\$ 221,393	\$ 2,213,932	\$ 442,786	\$ -	\$ 442,786	83.33%
Fire Department							
Salaries and Wages	\$ 1,237,269	\$ 129,557	\$ 1,016,029	\$ 221,240	\$ -	\$ 221,240	82.12%
Benefits	799,704	78,610	647,899	151,805	-	151,805	81.02%
Communications/Telephone	12,000	884	8,855	3,145	-	3,145	73.79%
Utilities	27,000	1,951	17,043	9,957	-	9,957	63.12%
Insurance	-	-	-	-	-	-	0.00%
Repair and Maintenance	94,160	6,456	65,287	28,873	8,237	20,636	69.34%
Other Expenses	122,600	21,490	89,007	33,593	5,197	28,396	72.60%
Capital Outlay - Fixed Assets	140,678	17,644	133,188	7,490	6,314	1,176	94.68%
Subtotal Fire Dept.	\$ 2,433,411	\$ 256,592	\$ 1,977,307	\$ 456,104	\$ 19,748	\$ 436,355	81.26%

City of Callaway
General Fund Revenue & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025</u> <u>Budget</u>	<u>Current</u> <u>Month</u>	<u>Year to</u> <u>Date</u>	<u>YTD Var</u>	<u>Encumbered</u> <u>Amount</u>	<u>Budget</u> <u>Available</u>	<u>% of</u> <u>Bud. Used</u>
Emergency & Disaster Relief							
Professional Services	55,032	1,957	15,829	39,203	-	39,203	28.76%
Legal Fees (City Atty)	-	-	-	-	-	-	0.00%
Contracted Services Debris Monitoring	-	-	-	-	-	-	0.00%
Debris Removal - Vegetative	-	-	-	-	-	-	0.00%
Debris - Operat & Grinding	-	-	-	-	-	-	0.00%
Debris Removal - Construction	-	-	-	-	-	-	0.00%
Debris - Hazardous Trees	-	-	-	-	-	-	0.00%
Buildings	-	-	-	-	-	-	0.00%
Improvements O/T Buildings	-	-	-	-	-	-	0.00%
Machinery & Equipment	-	-	-	-	-	-	0.00%
Drainage Projects	93,574	50,562	63,480	30,094	-	30,094	67.84%
Subtotal E & D Relief	\$ 148,606	\$ 52,519	\$ 79,309	\$ 69,297	\$ -	\$ 69,297	53.37%
Utility Billing							
Salaries & Wages	\$ 317,445	\$ 33,267	\$ 224,021	\$ 93,424	\$ -	\$ 93,424	70.57%
Benefits	142,826	10,912	84,161	58,665	-	58,665	58.93%
Contractual Services UB	69,467	2,995	48,987	20,480	-	20,480	70.52%
Transportation & Postage	39,960	3,380	32,270	7,690	-	7,690	80.75%
Other Expenses	160,295	16,291	128,114	32,181	2,409	29,772	79.92%
CA - UB - Operating Exp	(729,993)	(66,818)	(517,553)	(212,440)	-	(212,440)	70.90%
Subtotal Utility Billing	\$ -	\$ 27	\$ -	\$ -	\$ 2,409	\$ (2,409)	0.00%

City of Callaway
General Fund Revenue & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025</u> <u>Budget</u>	<u>Current</u> <u>Month</u>	<u>Year to</u> <u>Date</u>	<u>YTD Var</u>	<u>Encumbered</u> <u>Amount</u>	<u>Budget</u> <u>Available</u>	<u>% of</u> <u>Bud. Used</u>
Planning / Street Department							
Salaries and Wages	\$ 529,320	\$ 58,494	\$ 412,465	\$ 116,855	\$ -	\$ 116,855	77.92%
Benefits	223,765	21,235	160,069	63,696	-	63,696	71.53%
Contractual Services	28,350	834	20,519	7,831	3,003	4,828	72.38%
Stormwater Services	25,000	-	14,121	10,879	-	10,879	56.48%
Street Lighting	185,400	14,835	146,297	39,103	-	39,103	78.91%
Repair and Maintenance	79,500	19,069	71,934	7,566	4,500	3,066	90.48%
Fuel & Lubricants	60,000	4,652	31,826	28,174	-	28,174	53.04%
Road Materials & Supplies	40,000	197	8,493	31,507	803	30,704	21.23%
Sidewalk Repairs	20,000	-	14,054	5,946	-	5,946	70.27%
Other Expenses	29,588	1,183	20,981	8,607	3,365	5,242	70.91%
Capital Outlay - Fixed Assets	117,974	-	90,223	27,751	-	27,751	76.48%
Paving	-	-	-	-	-	-	0.00%
Subtotal Street Dept.	\$ 1,338,897	\$ 120,499	\$ 990,984	\$ 347,913	\$ 11,670	\$ 336,243	74.01%
Maintenance Shop							
Salaries and Wages	\$ 163,113	\$ 18,606	\$ 138,050	\$ 25,063	\$ -	\$ 25,063	84.63%
Benefits	62,332	6,395	51,399	10,933	-	10,933	82.46%
Contracted Services	16,600	1,189	13,307	3,293	1,622	1,671	80.16%
Utilities	8,880	615	4,118	4,762	-	4,762	46.37%
Repair and Maintenance	10,400	459	6,682	3,718	3,959	(241)	64.25%
Operating Supplies	10,000	735	6,962	3,038	2,750	289	69.62%
Other Expenses	23,820	305	13,285	10,535	3,369	7,167	55.77%
Capital Outlay - Fixed Assets	19,900	-	-	19,900	-	19,900	0.00%
Subtotal Maintenance Shop	\$ 315,045	\$ 28,305	\$ 233,802	\$ 81,243	\$ 11,700	\$ 69,543	74.21%
Leisure Services							
Salaries and Wages	\$ 831,699	\$ 88,904	\$ 648,128	\$ 183,571	\$ -	\$ 183,571	77.93%
Benefits	390,723	32,400	263,713	127,010	-	127,010	67.49%
Contracted Services	47,510	1,241	31,813	15,697	-	15,697	66.96%
Utilities	103,000	7,370	88,099	14,901	-	14,901	85.53%
Repair and Maintenance	185,000	10,660	158,444	26,556	9,521	17,035	85.65%
Operating Supplies	35,000	528	30,842	4,158	1,301	2,858	88.12%
Other Expenses	84,581	5,673	60,309	24,272	2,291	21,981	71.30%
Capital Outlay - Fixed Assets	482,432	10,290	415,965	66,467	-	66,467	86.22%
Subtotal Leisure Services	\$ 2,159,945	\$ 157,065	\$ 1,697,312	\$ 462,633	\$ 13,113	\$ 449,520	78.58%
Operating Expenses							
Cost Allocation Transfers	\$ (862,966)	\$ (71,914)	\$ (719,140)	\$ (143,826)	\$ -	\$ (143,826)	83.33%
Transfers Out	917,184	-	-	917,184	-	917,184	0.00%
Increase to Reserves	11,194	-	-	11,194	-	11,194	0.00%
Unrealized Gain/Loss on Invest	-	-	-	-	-	-	0.00%
Interest Expense	-	-	-	-	-	-	0.00%
Sutotal Other Operating Expenses	\$ 65,412	\$ (71,914)	\$ (719,140)	\$ 784,552	\$ -	\$ 784,552	-1099.40%
Total Expenditures	\$ 14,119,014	\$ 1,018,005	\$ 8,590,004	\$ 5,529,010	\$ 343,666	\$ 5,185,343	60.84%
Net Fund Revenues & Expenditures	\$ -	\$ (296,411)	\$ (180,885)	\$ 180,885	\$ (343,666)	\$ 524,551	

City of Callaway
CRA Fund Revenues & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025 Budget</u>	<u>Current Month</u>	<u>Year to Date</u>	<u>YTD Var</u>	<u>Encumbered Amount</u>	<u>Budget Available</u>	<u>% of Bud. Used</u>
<u>Revenues and Other Sources of Funds</u>							
Property Taxes, Revenue Sharing and Grants							
Ad Valorem Tax (from City)	376,692	-	376,692	-	-	-	100.00%
Stormwater Grants	1,412,719	-	-	1,412,719	-	1,412,719	0.00%
Intergov't Revenue from Bay Co	776,300	-	767,099	9,201	-	9,201	98.81%
Subtotal	2,565,711	-	1,143,791	1,421,920	-	1,421,920	44.58%
Other Revenues Sources & Reserves							
Interest Earned	-	-	-	-	-	-	0.00%
Transfers from General Fund	-	-	-	-	-	-	0.00%
Budgeted Use of Reserves	618,996	-	-	618,996	-	618,996	0.00%
Subtotal	618,996	-	-	618,996	-	618,996	0.00%
Total Revenues and Sources of Funds	3,184,707	-	1,143,791	2,040,916	-	2,040,916	35.92%
<u>Expenditures and Uses of Funds</u>							
Engineering Services	-	-	-	-	-	-	0.00%
Legal Fees - City Attorney	500	-	-	500	-	500	0.00%
Audit/Accounting	6,200	-	6,200	-	-	-	100.00%
Other Contractual Services	-	-	-	-	-	-	0.00%
Transportation/Postage	-	-	-	-	-	-	0.00%
Printing & Binding	-	-	-	-	-	-	0.00%
Other Current Charges	3,750	-	2,439	1,311	-	1,311	65.03%
Office Supplies & Small Equip	-	-	-	-	-	-	0.00%
Books, Publications, & Dues	1,000	-	695	305	-	305	69.50%
Education	-	-	-	-	-	-	0.00%
Land	25,000	-	-	25,000	-	25,000	0.00%
Buildings	-	-	-	-	-	-	0.00%
Improvements O/T Buildings	137,937	743	138,679	(742)	-	(742)	100.54%
Stormwater Projects - Cemetary Drainage	250,013	-	24,806	225,207	7,000	218,207	9.92%
Stormwater Projects - Berthe Spillway	2,727,807	12,147	119,822	2,607,985	79,736	2,528,249	4.39%
Redevelopment Grants	5,000	-	-	5,000	-	5,000	0.00%
Residential Grants	7,500	-	-	7,500	-	7,500	0.00%
Commercial Demolition Grants	20,000	-	-	20,000	-	20,000	0.00%
Budgeted Increase to Reserves	-	-	-	-	-	-	0.00%
Total Expenditures	3,184,707	12,890	292,641	2,892,066	86,736	2,805,330	9.19%
Net Fund Revenues & Expenditures	-	(12,890)	851,150	(851,150)	(86,736)	(764,414)	

City of Callaway
Capital Projects Fund Revenues & Expenditures
For YTD Period Ended July 31, 2025



	2025	Current	Year to		Encumbered	Budget	% of
Description	Budget	Month	Date	YTD Var	Amount	Available	Bud. Used
Revenues and Other Sources of Funds							
Grants & Shared Revenues							
Federal Grants - 428	\$ 2,412,187	\$ -	\$ 2,412,187	\$ (0)	\$ -	\$ (0)	100.00%
Infrastructure Half Cent Tax	1,775,763	147,961	1,363,252	412,511	-	412,511	76.77%
Berthe Ave Bridge 80/20 FEMA	1,312,265	-	-	1,312,265	-	1,312,265	0.00%
CDBG - Sandy Creek Rehab	5,470,200	-	605,166	4,865,034	-	4,865,034	11.06%
CDBG - Spine Road Hugh Thomas	2,650,000	-	202,572	2,447,428	-	2,447,428	7.64%
FDOT - Beautify Grant Tyndal	400,000	-	-	400,000	-	400,000	0.00%
FDOT Grant - Cherry Street Sidewalk	2,553,262	-	-	2,553,262	-	2,553,262	0.00%
FDOT Grant - West Cherry Street	528,511	-	-	528,511	-	528,511	0.00%
Paving Grant - State	2,000,000	-	675,560	1,324,440	-	1,324,440	33.78%
CDBG Grant - Lift Station Rehabs	2,466,203	-	16,100	2,450,103	-	2,450,103	0.65%
Subtotal	21,568,391	147,961	5,274,837	16,293,554	-	16,293,554	24.46%
Other Sources							
Interest - Infrastructure	\$ 364,981	\$ 31,393	\$ 304,794	\$ 60,187	\$ -	\$ 60,187	83.51%
Insurance Proceeds	-	-	-	-	-	-	0.00%
Transfers from General Fund	917,184	-	-	917,184	-	917,184	0.00%
Budget Use of Reserves	4,169,427	-	-	4,169,427	-	4,169,427	0.00%
Total Revenues and Sources of Funds	\$ 27,019,983	\$ 179,354	\$ 5,579,631	\$ 21,440,352	\$ -	\$ 21,440,352	20.65%
Expenditures and Uses of Funds							
Street Department							
Stormwater Improvements	\$ 150,800	\$ -	\$ 5,940	\$ 144,860	\$ -	\$ 144,860	3.94%
Sidewalk Repairs	-	-	-	-	-	-	0.00%
Sidewalk Projects - Various Repairs	50,000	-	-	50,000	-	50,000	0.00%
Engineering Various - ADA/Grants	25,000	-	14,743	10,257	-	10,257	58.97%
Fox & Lannie Row Pond Clean-UP	141,500	-	-	141,500	-	141,500	0.00%
Berthe Ave Spillway Bridge	1,257,051	-	1,257,051	0	7,258	(7,258)	100.00%
FDOT Tyndall Median Beautification	400,000	-	387,053	12,947	19,991	(7,044)	96.76%
Cherry Street Drainage	4,448,524	7,164	12,924	4,435,600	35,076	4,400,524	0.29%
FlexNet Meter Reading	250,480	-	102,861	147,619	134,259	13,360	41.07%
CDBG - Spine Road Hugh Thomas Paving	2,315,010	203,647	229,283	2,085,727	191,981	1,893,746	9.90%
FDOT Grant - Cherry Street Sidewalk	2,540,989	-	1,824	2,539,165	460,806	2,078,359	0.07%
Road Paving	-	-	-	-	-	-	0.00%
State Grant - Road Paving	1,180,134	-	998,616	181,518	168,681	12,837	84.62%
Cherry St Paving & 2nd Sidewalk	5,181,853	-	86,642	5,095,211	642,890	4,452,321	1.67%
Boat Race Round About - Impact Fees	766,384	1,653	3,096	763,288	763,288	-	0.40%
FDOT Grant - Yellow Bluff Side	65,000	-	-	65,000	-	65,000	0.00%
FDOT Grant Hickory St Sidewalk	-	-	-	-	-	-	0.00%
FDOT Grant S Berthe Sidewalk	64,000	-	-	64,000	-	64,000	0.00%
FDOT Grant West Cherry Sidewalk	528,511	-	-	528,511	-	528,511	0.00%
Subtotal	\$ 19,365,236	\$ 212,464	\$ 3,100,032	\$ 16,265,204	\$ 2,424,230	\$ 13,840,974	16.01%
Lift Station Rehabs - CDBG	2,516,203	24,540	46,782	2,469,421	2,488,120	(18,699)	1.86%
Sandy Creek Rehab CDBG	5,138,544	16,580	63,829	5,074,715	228,273	4,846,442	1.24%
Subtotal	\$ 7,654,747	\$ 41,120	\$ 110,611	\$ 7,544,136	\$ 2,716,393	\$ 4,827,743	1.44%
Total Expenditures and Uses of Funds	\$ 27,019,983	\$ 253,584	\$ 3,210,642	\$ 23,809,341	\$ 5,140,623	\$ 18,668,717	11.88%
Net Fund Revenues & Expenditures	\$ -	\$ (74,230)	\$ 2,368,989	\$ (2,368,989)	\$ (5,140,623)	\$ 2,771,634	

City of Callaway
Water Fund Revenues & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025</u> <u>Budget</u>	<u>Current</u> <u>Month</u>	<u>Year to</u> <u>Date</u>	<u>YTD Var</u>	<u>Encumbered</u> <u>Amount</u>	<u>Budget</u> <u>Available</u>	<u>% of</u> <u>Bud. Used</u>
<u>Revenues and Other Sources of Funds</u>							
Permits, Fees, & Licenses							
Special Capital Ext Fee	\$ 5,000	\$ -	\$ 2,185	\$ 2,815	\$ -	\$ 2,815	43.71%
Impact Fees - Water Res.	115,000	9,913	105,573	9,427	-	9,427	91.80%
Impact Fees - Water Comm.	10,000	-	48,468	(38,468)	-	(38,468)	484.68%
State Grants - Storms & Floods	-	-	-	-	-	-	0.00%
Subtotal	\$ 130,000	\$ 9,913	\$ 156,226	\$ (26,226)	\$ -	\$ (26,226)	120.17%
Charges for Services							
Water Charges	\$ 3,402,940	\$ 282,456	\$ 2,839,855	\$ 563,085	\$ -	\$ 563,085	83.45%
Collection of Bad Debt	-	-	120	(120)	-	(120)	0.00%
Reconnect Fees	129,819	8,500	100,264	29,555	-	29,555	77.23%
Penalties	77,327	8,031	63,990	13,337	-	13,337	82.75%
System Taps	11,486	760	5,910	5,576	-	5,576	51.45%
Other Utility Income	205,313	18,806	181,627	23,686	-	23,686	88.46%
Utilities Over/Short	-	-	(251)	251	-	251	0.00%
Service Work Charges	-	-	-	-	-	-	0.00%
Subtotal	\$ 3,826,885	\$ 318,553	\$ 3,191,516	\$ 635,369	\$ -	\$ 635,369	83.40%
Interest & Other Earnings							
Interest	\$ 120,000	\$ 10,554	\$ 99,677	\$ 20,323	\$ -	\$ 20,323	83.06%
Interest - Impact Fees	55,000	5,391	51,479	3,521	-	3,521	93.60%
Interest - Spec Cap Ext Fees	-	-	-	-	-	-	0.00%
Disposition of Fixed Assets	-	-	62	(62)	-	(62)	0.00%
Insurance Proceeds	-	-	1,765	(1,765)	-	(1,765)	0.00%
Subtotal	\$ 175,000	\$ 15,945	\$ 152,983	\$ 22,017	\$ -	\$ 22,017	87.42%
Use of Reserves							
Budgeted Use of Reserves (UN)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
Budgeted Use of Reserves (RES)	\$ 200,000	\$ -	\$ -	\$ 200,000	\$ -	\$ 200,000	0.00%
Subtotal	\$ 200,000	\$ -	\$ -	\$ 200,000	\$ -	\$ 200,000	0.00%
Total Revenues & Sources of Funds	\$ 4,350,859	\$ 345,992	\$ 3,516,535	\$ 834,324	\$ -	\$ 834,324	80.82%

City of Callaway
Water Fund Revenues & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025</u> <u>Budget</u>	<u>Current</u> <u>Month</u>	<u>Year to</u> <u>Date</u>	<u>YTD Var</u>	<u>Encumbered</u> <u>Amount</u>	<u>Budget</u> <u>Available</u>	<u>% of</u> <u>Bud. Used</u>
<u>Expenditures and Uses of Funds</u>							
Salaries and Wages	\$ 484,393	\$ 41,836	\$ 369,333	\$ 115,060	\$ -	\$ 115,060	76.25%
Benefits	193,045	14,486	141,693	51,352	-	51,352	73.40%
Engineering Services	-	-	-	-	-	-	0.00%
Contractual Services	40,800	1,438	26,503	14,297	5,326	8,971	64.96%
Cost of Water	1,180,314	146,291	1,074,049	106,265	-	106,265	91.00%
Communications/Telephone	5,500	446	4,092	1,408	-	1,408	74.40%
Transportation/Postage	2,500	-	824	1,676	-	1,676	32.94%
Utilities	18,000	859	6,438	11,562	-	11,562	35.77%
Insurance	-	-	-	-	-	-	0.00%
Repair and Manitenance	162,000	12,805	135,108	26,892	16,385	10,507	83.40%
Fuel & Lubricants	40,000	2,945	24,532	15,468	-	15,468	61.33%
Operating Supplies	20,000	1,344	17,524	2,476	449	2,027	87.62%
Other Expenses	136,500	734	80,678	55,822	5,771	50,051	59.10%
Capital Outlay - Fixed Assets	331,250	-	121,447	209,803	46,350	163,453	36.66%
Interest Pmt	256,416	21,010	210,268	46,148	-	46,148	82.00%
Amortization - Loss on AdvRef	38,143	3,179	31,790	6,353	-	6,353	83.34%
UB Cost Allocation	364,996	33,409	258,776	106,220	-	106,220	70.90%
Cost Allocation Transfer	380,598	31,716	317,160	63,438	-	63,438	83.33%
Budgeted Incr to Reserves (UN)	296,404	-	-	296,404	-	296,404	0.00%
Budgeted Incr to Reserves (RES)	-	-	-	-	-	-	0.00%
Transfer to CIP	-	-	-	-	-	-	0.00%
Total Expenditures	\$ 4,350,859	\$ 312,498	\$ 2,820,213	\$ 1,530,646	\$ 74,280	\$ 1,456,365	64.82%
Net Fund Revenues & Expenditures	\$ -	\$ 33,493	\$ 696,322	\$ (696,322)	\$ (74,280)	\$ (622,042)	

City of Callaway
Sewer Fund Revenues & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025</u> <u>Budget</u>	<u>Current</u> <u>Month</u>	<u>Year to</u> <u>Date</u>	<u>YTD Var</u>	<u>Encumbered</u> <u>Amount</u>	<u>Budget</u> <u>Available</u>	<u>% of</u> <u>Bud. Used</u>
<u>Revenues and Other Sources of Funds</u>							
Permits, Fees, & Licenses							
Special Capital Ext Fee	\$ 2,500	\$ -	\$ 2,526	\$ (26)	\$ -	\$ (26)	101.02%
Impact Fees - Sewer Res.	120,000	11,085	115,171	4,829	-	4,829	95.98%
Impact Fees - Sewer Comm.	10,000	-	120,342	(110,342)	-	(110,342)	1203.42%
State Grants - Storms & Floods	897,000	-	-	897,000	-	897,000	0.00%
Subtotal	\$ 1,029,500	\$ 11,085	\$ 238,038	\$ 791,462	\$ -	\$ 791,462	23.12%
Charges for Services							
Charges for Serives	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
Collection of Bad Debt	-	-	169	(169)	-	(169)	0.00%
Account Fees	16,739	1,620	14,600	2,139	-	2,139	87.22%
Reconnect Fees	-	-	-	-	-	-	0.00%
Penalties	130,284	13,277	109,627	20,657	-	20,657	84.14%
System Taps	11,594	620	4,700	6,894	-	6,894	40.54%
Other Utility Income	500	5,580	5,580	(5,080)	-	(5,080)	1116.06%
Sewer / Wastewater Charges	5,230,553	411,652	4,211,849	1,018,704	-	1,018,704	80.52%
Subtotal	\$ 5,389,670	\$ 432,749	\$ 4,346,526	\$ 1,043,144	\$ -	\$ 1,043,144	80.65%
Interest & Other Earnings							
Dividends	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
Interest Earned	400,000	38,208	379,901	20,099	-	20,099	94.98%
Interest - Impact Fees	97,500	9,614	92,444	5,056	-	5,056	94.81%
Interest - Spec Cap Ext Fees	-	-	-	-	-	-	0.00%
Interest - Sandy Creek Assmts	-	-	-	-	-	-	0.00%
Interest - Bond Proceeds	-	-	-	-	-	-	0.00%
Disposition of Fixed Assets	-	26,500	31,440	(31,440)	-	(31,440)	0.00%
Subtotal	\$ 497,500	\$ 74,323	\$ 511,037	\$ (13,537)	\$ -	\$ (13,537)	102.72%
Other Sources							
Transfer from General Fund	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
Amort-Premium 2015 Refunding	18,974	1,581	15,810	3,164	-	3,164	83.32%
Subtotal	\$ 18,974	\$ 1,581	\$ 15,810	\$ 3,164	\$ -	\$ 3,164	83.32%
Use of Reserves							
Transfer to General Fund							
Budgeted Use of Reserves (UN)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
Budgeted Use of Reserves (RES)	-	-	-	-	-	-	0.00%
Subtotal	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
Total Revenues & Sources of Funds	\$ 6,935,644	\$ 519,738	\$ 5,111,411	\$ 1,824,233	\$ -	\$ 1,824,233	73.70%

City of Callaway
Sewer Fund Revenues & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025</u> <u>Budget</u>	<u>Current</u> <u>Month</u>	<u>Year to</u> <u>Date</u>	<u>YTD Var</u>	<u>Encumbered</u> <u>Amount</u>	<u>Budget</u> <u>Available</u>	<u>% of</u> <u>Bud. Used</u>
Expenditures and Uses of Funds							
Salaries and Wages	\$ 370,136	\$ 42,766	\$ 305,232	\$ 64,904	\$ -	\$ 64,904	82.46%
Benefits	189,747	17,590	139,717	50,030	-	50,030	73.63%
Engineering Services	-	-	-	-	-	-	0.00%
Contractual Services	17,000	570	7,180	9,820	600	9,220	42.24%
Cost of Treatment	2,331,955	245,500	1,867,006	464,949	-	464,949	80.06%
Communications/Telephone	5,300	511	4,664	636	-	636	88.00%
Transportation/Postage	2,640	-	838	1,802	-	1,802	31.75%
Utilities	91,000	7,636	81,712	9,288	-	9,288	89.79%
Insurance	-	-	-	-	-	-	0.00%
Repair and Maintenance	208,750	10,160	153,819	54,931	16,259	38,672	73.69%
Fuel & Lubricants	74,500	4,738	53,962	20,538	-	20,538	72.43%
Operating Supplies	16,500	1,622	12,884	3,616	59	3,557	78.08%
Other Expenses	73,700	8,984	54,872	18,828	1,013	17,815	74.45%
Capital Outlay - Fixed Assets	2,058,046	-	181,529	1,876,517	23,419	1,853,098	8.82%
Principal Pmt	400,000	-	-	400,000	-	400,000	0.00%
Amortization of Bond Costs	-	-	-	-	-	-	0.00%
Interest Pmt	256,416	21,010	210,268	46,148	-	46,148	82.00%
Interest Pmt / Sandy Creek	-	-	-	-	-	-	0.00%
Amort. of Deferred Loss on Ref	38,143	3,179	31,790	6,353	-	6,353	83.34%
Bond Issuance Cost	5,500	-	4,250	1,250	-	1,250	77.27%
UB Cost Allocation	364,996	33,409	258,776	106,220	-	106,220	70.90%
Cost Allocation Transfers	350,840	29,237	292,370	58,470	-	58,470	83.33%
Budgeted Incr to Reserve (UN)	80,475	-	-	80,475	-	80,475	0.00%
Budgeted Incr to Reserves (RES)	-	-	-	-	-	-	0.00%
Total Expenditures	\$ 6,935,644	\$ 426,913	\$ 3,660,871	\$ 3,274,773	\$ 41,349	\$ 3,233,424	52.78%
Net Fund Revenues & Expenditure:	\$ -	\$ 92,825	\$ 1,450,540	\$ (1,450,540)	\$ (41,349)	\$ (1,409,191)	

City of Callaway
Solid Waste Fund Revenues & Expenditures
For YTD Period Ended July 31, 2025



<u>Description</u>	<u>2025 Budget</u>	<u>Current Month</u>	<u>Year to Date</u>	<u>YTD Var</u>	<u>Encumbered Amount</u>	<u>Budget Available</u>	<u>% of Bud. Used</u>
<u>Revenues and Other Sources of Funds</u>							
Charges for Services							
Collection of Bad Debt	\$ -	\$ -	\$ 25	\$ (25)	\$ -	\$ (25)	0.00%
Penalties	27,586	2,458	22,610	4,976	-	4,976	81.96%
Other Utility Income	-	-	-	-	-	-	0.00%
State Grants - Storms & Floods	-	-	-	-	-	-	0.00%
Solid Waste Service Fees	1,038,309	87,128	870,510	167,799	-	167,799	83.84%
Subtotal	\$ 1,065,895	\$ 89,586	\$ 893,145	\$ 172,750	\$ -	\$ 172,750	83.79%
Interest & Other Earnings							
Interest	\$ 51,073	\$ 7,826	\$ 74,026	\$ (22,953)	\$ -	\$ (22,953)	144.94%
Disposition of Fixed Assets	-	-	-	-	-	-	0.00%
Sales of Surplus or Scrap	2,000	251	2,018	(18)	-	(18)	100.90%
Transfer From General Fund	-	-	-	-	-	-	0.00%
Subtotal	\$ 53,073	\$ 8,077	\$ 76,044	\$ (22,971)	\$ -	\$ (22,971)	143.28%
Use of Reserves							
Budgeted Use of Reserves (UN)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	0.00%
Total Revenues & Sources of Funds	\$ 1,118,968	\$ 97,663	\$ 969,189	\$ 149,779	\$ -	\$ 149,779	86.61%
<u>Expenditures and Uses of Funds</u>							
Salaries and Wages	\$ 185,307	\$ 20,438	\$ 150,705	\$ 34,602	\$ -	\$ 34,602	81.33%
Benefits	76,383	5,388	49,722	26,661	-	26,661	65.10%
Contracted Services	125,711	296	52,959	72,752	-	72,752	42.13%
Repair and Maintenance	49,500	15,605	32,792	16,708	9,021	7,687	66.25%
Tipping Fees	150,000	9,567	92,556	57,444	18,785	38,660	61.70%
Fuel & Lubricants	40,000	2,516	20,239	19,761	-	19,761	50.60%
Other Expenses	7,670	-	1,148	6,522	-	6,522	14.97%
Capital Outlay - Fixed Assets	-	-	-	-	-	-	0.00%
Cost Allocation Transfer	131,528	10,961	109,610	21,918	-	21,918	83.34%
Budgeted Increase to Reserves	285,369	-	-	285,369	-	285,369	0.00%
Total Expenditures	\$ 1,118,968	\$ 64,771	\$ 509,732	\$ 609,236	\$ 27,806	\$ 581,430	45.55%
Net Fund Revenues & Expenditures	\$ -	\$ 32,891	\$ 459,457	\$ (459,457)	\$ (27,806)	\$ (431,651)	

**CITY OF CALLAWAY
BOARD OF COMMISSIONERS
AGENDA ITEM SUMMARY**

DATE: AUGUST 26, 2025

ITEM: ORDINANCE NO. 1122 NO TRUCKS ON CERTAIN RESIDENTIAL ROADS (FINAL READING)

1. PLACED ON AGENDA BY:

Eddie Cook, City Manager
And
Kevin Obos, City Attorney

2. AGENDA:

PRESENTATION ☐
PUBLIC HEARING ☒
OLD BUSINESS ☐
REGULAR ☐

3. IS THIS ITEM BUDGETED (IF APPLICABLE)?: YES ☐ NO ☐

N/A

4. BACKGROUND: (WHY, WHAT, WHO, WHERE, WHEN, HOW, & IDENTIFY ALL ATTACHMENTS)

The city has received complaints of commercial trucks driving on residential roads unnecessarily. This ordinance will prohibit these actions. Resolution 25-12 will follow the final reading of this ordinance if approved, naming prohibited streets.

The Planning Board met on July 15, 2025 and recommended approval.

ATTACHMENT:

- Ordinance No. 1122

5. REQUESTED MOTION/ACTION:

Approval of the final reading of Ordinance No. 1122 upon roll-call vote.

ORDINANCE NO. 1122

AN ORDINANCE OF THE CITY OF CALLAWAY, FLORIDA, AMENDING THE CITY'S CODE RELATED TO TRAFFIC AND MOTOR VEHICLES; AUTHORIZING THE COMMISSION TO PROHIBIT THE USE OF CERTAIN STREETS BY CERTAIN COMMERCIAL TRUCKS; PROVIDING FOR EXEMPTIONS; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT; PROVIDING FOR SEVERABILITY; SCRIVENER'S ERRORS; LIBERAL INTERPRETATION; MODIFICATIONS; CODIFICATION; EFFECT ON EXISTING TERMS; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Section 316.008, Florida Statutes, authorizes cities to regulate traffic on City streets, including prohibiting or regulating the use of controlled access roadways by any class or kind of traffic, or prohibiting or regulating the use of heavily traveled streets by any class or kind of traffic found to be incompatible with the normal and safe movement of traffic; and

WHEREAS, the City finds that delivery trucks are cutting through residential neighborhoods, and determines that prohibiting the use of certain streets by commercial trucks will reduce noise, improve safety and protect infrastructure.

NOW THEREFORE, BE IT ENACTED BY THE CITY OF CALLAWAY, FLORIDA:

SECTION 1. REPEAL OF ORDINANCE 621. From and after the effective date of this Ordinance, Ordinance 621 shall be repealed and of no further force and effect.

SECTION 2. From and after the effective date of this ordinance, Section 17-3 of the City of Callaway Code of Ordinances, related to Traffic and Motor Vehicles is amended to read as follows (new text **bold and underlined**, deleted text ~~struck through~~):

Sec. 17-3. – Certain Commercial Trucks prohibited on certain streets.

(a) Except as provided in subsection (b), the following commercial trucks and construction vehicles are hereby prohibited from passage on certain streets within the city, as such streets shall be set by resolution and from time to time amended by the City Commission:

- 1. Commercial delivery trucks and construction vehicles, which trucks or vehicles have three or more axles;**
- 2. Box trucks. A box truck means any truck that has a box attached to its chassis where the box is equal to or greater than ten (10) feet long or a single-unit commercial vehicle with a fully enclosed cargo space or a partially enclosed cargo space with a roof and at least three sides;**
- 3. Dump trucks.**

(b) Exemptions.

1. Public utility trucks.
2. Moving and parcel delivery trucks shall not be prohibited from making deliveries or pickups to customers whose homes are businesses are located on a portion of restricted roadway.
3. Construction trucks shall not be prohibited from traveling on a restricted roadway for the purpose of undertaking construction or repairs to a property located on a portion of restricted roadway.

SECTION 3. CONFLICT WITH OTHER ORDINANCES OR CODES. All Ordinances or parts of Ordinances of the Code of Ordinances of Callaway, Florida, in conflict with the provisions of this Ordinance are hereby repealed to the extent of such conflict.

SECTION 4. SEVERABILITY. If any provision of this Ordinance is held to be illegal, invalid, or unconstitutional by a court of competent jurisdiction, the other provisions of this ordinance shall remain in full force and effect.

SECTION 5. SCRIVENER'S ERRORS. It is the intention of the City, and it is hereby provided that the provisions of this ordinance shall become and be made a part of the Code of Ordinances of Callaway, Florida, and to that end, the sections of this ordinance may be renumbered or re-lettered and the word "ordinance" may be changed to "section" or "article" or other appropriate designation. Additionally, corrections of typographical errors which do not affect the intent of this Ordinance may be authorized by the City Attorney without public hearing, by filing a corrected or recodified copy with the City Clerk.

SECTION 6. ORDINANCE TO BE LIBERALLY CONSTRUED. This Ordinance shall be liberally construed in order to effectively carry out the purposes hereof which are deemed not to adversely affect public health, safety, or welfare.

SECTION 7. MODIFICATIONS. It is the intent of the City that the provisions of this Ordinance may be modified as a result of considerations that may arise during a public hearing. Such modifications shall be incorporated into the final version of the Ordinance adopted by the City.

SECTION 8. CODIFICATION. The appropriate officers and agents of the City are authorized and directed to codify, include and publish in electronic format the provisions of this Ordinance within the Callaway Code of Ordinances, and unless a contrary ordinance is adopted within ninety (90) days following such publication, the codification of this Ordinance shall become the final and official record of the matters herein ordained. Section numbers may be assigned and changed whenever necessary or convenient.

SECTION 9. EFFECTIVE DATE. This Ordinance shall take effect immediately upon passage.

PASSED, APPROVED AND ADOPTED at the regular meeting of the City Commission of the City of Callaway, Florida, this 26th day of August 2025.

CITY OF CALLAWAY, FLORIDA

By: _____
Pamn Henderson, Mayor

ATTEST: _____
Ashley Robyck, City Clerk

PASSED ON FIRST READING: AUGUST 12, 2025
NOTICE PUBLISHED ON: AUGUST 13, 2025
PASSED ON SECOND READING: AUGUST 26, 2025

APPROVED AS TO FORM AND LEGAL
SUFFICIENCY FOR THE CITY OF CALLAWAY
ONLY:

City Attorney

VOTE OF COMMISSION:

Ayers	_____
Davis	_____
Griggs	_____
Henderson	_____
Pelletier	_____

**CITY OF CALLAWAY
BOARD OF COMMISSIONERS
AGENDA ITEM SUMMARY**

DATE: AUGUST 26, 2025

ITEM: REVIEW OF PLANNED DEVELOPMENT FOR FOX GLEN PHASE II

1. PLACED ON AGENDA BY:

Eddie Cook, City Manager

&

Bill Frye, Public Works/Planning Director

2. AGENDA:

PRESENTATION ☐

PUBLIC HEARING ☒

OLD BUSINESS ☐

REGULAR ☐

3. IS THIS ITEM BUDGETED (IF APPLICABLE)?: YES ☒ NO ☐

4. BACKGROUND: (WHY, WHAT, WHO, WHERE, WHEN, HOW, & IDENTIFY ALL ATTACHMENTS)

Scott Bolo and associates of Insite Land Development FG have submitted a request for a Planned Development. The property is currently unimproved. The property is mostly pine trees and underbrush damaged by Hurricane Michael. The property was annexed into the city limits of Callaway by Ordinance 1116 on April 8, 2025 and was rezoned to Planned Development by Ordinance 1118 on April 8, 2025.

This in no way permits any activity on the property. A development order will be issued at a later date.

ATTACHMENTS:

- PLANNED DEVELOPMENT NARRATIVE
- SECTION 15.565 OF THE LDR

5. REQUESTED MOTION/ACTION: COMMISSION APPROVAL OF THE PLANNED DEVELOPMENT OF FOX GLEN PHASE II

PLANNED DEVELOPMENT NARRATIVE



Fox Glen Subdivision Planned Development City of Callaway, FL

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LEFT BLANK FOR REVIEWER NOTES

1.1 Applicant Information:

Insite Land Development FG1 is a Florida Corporation and is comprised of engineers and constructors. The development is motivated by a desire to provide suitable housing for Air Force personnel and those that support our military and other commercial efforts in local areas. We provide housing solutions to market rate developers, DoD, and government.

office@insiteusa.net

Address: 4500 Salisbury Rd. Jacksonville FL 32216

e-mail: office@insiteusa.net

Representative: Charles Tate CEO

For more detailed information please reference developers application

1.2 Project Narrative and Purpose

Based on the need for military housing to accommodate more than 1500 + new families in Panama City area and the growth of the labor pool and support people moving to the area to work on base and in other areaof Bay County.

The people that are relocating are entering a market with essentially no inventory in the below \$300,000 market in single family configuration. This location can serve as a medium density housing development with access to the major retail chains in the immediate area and the anticipation of local expansion as anticipated to support local industry and the military.

All of the inventory introduced to the market at this price has been adsorbed with limited sites remaining. The cost of these single family homes to the end-user is anticipated to be between \$290,000 to \$320,000.

1.3 Site Plan and Phasing Guide

The Site plan can be see in the following schematic along with the PUD Submittal elements required by The City of Callaway LDR. The overall plan is for three phases and this is the second phase of 49 dwelling units.

1.4 Project Objectives

Overall, the goal for this project is to provide workforce housing to the local market and to make sure that the development provides a superior value to the local residents as far as a choise of places to live.

1.5 Proposed Project Schedule

The project is engineering complete and will commence with construction as soon as the plans are completed review by the City of Callaway.

Phase I – Clearing and Grubbing May- September 2025

Phase II – Roadway and Stormwater Management 4Q 2025

Phase III – Sewer and water systems 1Q 2026

Phase IV Stabilization and Pads constructions 2Q 2026

Home Construction September 2026

The phasing plan and overall construction strategy allows the owners to start pn phase 2.1 and 2.2 prior to the completion of Phase 1 and 1.2 and this depends on the sale and the development plans of purchaser of finished lots for Phase 2.1 ans 2.2

1.6 Callaway Development and Planning

The following pages have the schematic of the overall project as presented to City of Callaway



4

2.1 Comprehensive Plan Considerations

The Fox Glen community is designed to serve the housing needs for the residents of City of Callaway. We also anticipate that many families will be relocating to the Callaway area from outside of the community to rebuild the Tyndall air Force Base. The need for housing in this area is a result of Hurricane Michael (and the devastation wrought on the area), in combination with the expansion and rehabilitation of the local Tyndall Air Force Base.

Based on our analysis of the market there are very few remaining homes available for sale in the City of Callaway market. When it comes to new construction the choices are even harder to find. Most of the newer homes are occupied. People relocating to the area are actively looking and there is a need for housing in the market. The Callaway community has an opportunity to grow with the expansion and renovation of the local Tyndall AFB. This project can help to meet the need for new single family and multi-family housing at a price point with a great deal of need.

Housing trends for the Callaway Community:

Traditionally the housing model has been 1400-2500 square foot home on an acre or more. The maintenance for larger lots can be more than many people want to manage between the trees and the grass cutting it is significant. Many of the buyers today do not want the responsibility for taking care of a large yard. Smaller homes and smaller lots are sought after in this market.

Low County and Coastal living architectural styles embrace the warm colors and vibrant nature of beach towns of the past. Our community seeks to blend traditional structural elements with a newer design and layout to meet the needs of the present market conditions.

The local Callaway Corners development is a good example of what the market is asking for. The smaller lots and attractive cottage styled homes are both beautiful and environmentally responsible. The development has been very successful with 40-foot lots. Our development offers the same lot with a 95-foot average depth. Phase II of this development will offer homes sites exactly as in phase one.

2.2 Traffic and Circulation:

While the roadways are mostly comprised of the standard 50 ft. right of way (ROW). The amount of pavement and curbing and structures associated with this type of roadway is significant. All Roadway section are 20' wide with 50' ROW while the private roads are 12' wide maintaining 30' ROW for access to lots which are not in direct contact with streets.

Traffic Analysis:

112 lots at an estimated 20 trips per day. If the peak hour is very conservatively estimated at 20 percent of the total daily traffic there would be only 448 trips in that hour. N. Fox Avenue is a County Paved Road and could accommodate more than 1500 cars per hour. The roadway presently has an "A" level of service.

Adjacent intersections – Both of the local intersections at N. Star and at Pittsburgh have reasonable levels of service at all times and will not be adversely impacted by this development. Traffic traveling to the North will travel down N Fox to the intersection with N. Star and this intersection also has a very high level of service.

Traffic traveling and turning right on Pittsburgh will not have a problem with making this turn during peak hour traffic. Informal traffic counts at this intersection indicated very low traffic flows and A level of service.

The effect of spreading of this traffic into these three roadways will mitigate any potential congestion and will not be an issue even when there are 150 or more units in the development. The addition of a second entrance on N. Fox will further alleviate any possible congestion at the intersection of the development roadway and N Fox roadway.



Fig: Road Connections and Intersection

2.3 Water and Sewer Availability:

Discussions with the City of Callaway have indicated that there is a 18" water line on Pittsburgh Street and there are plans to bring the water line up North Fox Avenue. The connections have been confirmed and offsite engineering is relatively simple with few obstructions. A connection is successfully completed for the phase I of Fox Glen.

Discussions with City of Callaway identified to possible connection points and available right of way to access. A sewer main may be a consideration for CoC given this is area for robust growth. Many of these parcels will likely be developed over time. The connection point is made on Route 22 approximately 2600 feet from the proposed wet-well location on N Fox. N. Fox and the line has been installed and inspected and approved.

N Fox Avenue is a Bay County paved and maintained roadway. The developer will build this City infrastructure and donate it to the City.

2.4 Zoning of adjacent parcels and Land Planning:

The adjacent parcels are all zoned for manufactured housing R-3 and this allows for 5 dwelling units per acre in a rural setting. Our proposed density is rather modest at 49 lots in 8.34 acres or about **5.8** units per acre. The lots are large enough to afford private backyard

Regulation	RESIDENTIAL		
	R-1	R-2	R-3
	Single-Family	Single-Family and Duplex Dwellings	Duplex, Triplex and Quadraplex (and all R-1 uses)
Minimum Lot Area	\	\	\
Maximum Density ³	\	\	\
Urban	8 du/acre	15 du/acre	15 du/acre
Suburban	5 du/acre	5 du/acre	5 du/acre
Rural Community (paved road)	1 du/acre	1 du/acre	1 du/acre
Rural Community (unpaved road)	1 du/3 acres	1 du/3 acres	1 du/3 acres
Minimum Lot Frontage ^{1, 8} (in feet)	\	\	\
Square or Rectangular	35	50	50
Irregular or Cul-de-sac	20	20	20
Yard Setbacks ^{1, 8} (in feet)			
Front	20	15	20
Side	5	5	5
Side when adjacent to 'R' Zones	\	\	\
Rear	10	10	10
Maximum Building Height (in feet)	\	\	\
Urban Areas	45	45	45
Suburban Areas	45	45	45
Impervious Surface Ratio	60%	60%	60%
Floor Area Ratio	\	\	\

space, a location for pet relief and opportunities for gardening and other outdoor activities. While this area is not “urban” as far as Bay County may be concerned; it could be the start of the growth to connect this area with other areas to make for a City of Callaway local hub and spoke. The moderate density combined with significant green spaces and open areas allows for a progressive community that is focused on serving the hard working folks at Tyndall Air Force base the shipyard and so many other places that need homes for employees

www.Construct-EPC.com



Fig: Land Plan with Survey Data and Adjacent Parcels

2.5 Wetland and Adjacent Land Considerations

A survey of the property has indicated no wetland species. A Phase I survey completed by third party inspectors identified no wetlands in this parcel.

The adjacent properties are zoned for residential housing and there is no change to the land planned use. The planned use for this development is also consistent and is a very small change in density from what it is already zoned for. The property has no wetlands and has excellent drainage making it an ideal piece for development.

There are no trees to speak of after the hurricane and scrub one and debris need to be cleaned. Furthermore the subject property has been in agricultural use for the last 50 plus years and there are no wetlands on the property. The adjacent wetland areas and drainage buffers will create an overall very low-density development when taken in whole with the surrounding areas.

Future Use:

The close proximity to utilities, the need for housing, the ability to have elementary students walking to the school all of these speak to the need for higher density. The adjacent areas are filled with wetlands and this area overall needs this high density to achieve an acceptable density for this sector of Callaway. The overall density for this area will have to be low because the adjacent wetlands are significant on the other side of N. Fox Avenue.

In summary, this area is not anticipated to be rural and the request for additional density is consistent with suburban development densities. This development will foster other development in the area and taking the zoning up a notch could serve dividends for additional development sites. There are compelling reasons for the City to limit the amount of street footage and water and sewer line lengths on a per lot basis to address sustainability and capital cost offsets to the City.

The need for housing units may be another compelling reason to increase the density for this parcel. It makes sense to increase the density to make the most of the opportunity to bring these houses to market sooner not later. Projects take time to build and permit and they don't always even get to move forward. There is either very little or no available new construction housing at this price point and offering a "in town" location will benefit all of the local businesses.

Callaway offers better housing and better living in general and will attract more people the tax base for Callaway. Even local businesses could anticipate more revenues. Adding density makes sense to realize better housing now and win new residents into the community. As people relocate to meet the operational needs of Tyndall Air force base this community could help to bring them to Callaway.

2.7 Residential

There are 49 single family residential Dwelling units intended for use. All lots are 40' wide except for end lots which are incrementally wider. The residential density of approximately 5.8 is not much different than the permitted density of 5 per acre; and overall residential experience should be fine with associated green space.

2.8 Recreation

The development provides for significant interconnected green space and the easements between properties provide spaces for gathering and recreation. Pet parks are strategically placed near the pond areas and the resident will never be far.

2.9 Conservation and Pet Parks

The design of the drainage features and interconnected green space allows for wet habitat and the developer intends to construct wetlands and introduce wetland species. The species will be labeled and a nature walk along some of these features will be provided. These also serve as pet park areas for dual use of space and time.

3.0 Planned Development Elements

3.1 Streets

The streets have all been designed to City of Callaway Standards in all radii and geometry.

THE DEVELOPER IS RECCOMENDING A 20' PAVEMENT WIDTH

Included is a schematic of a typical road and showing the 20-foot pavement width and 18" curbs for a total width of 23'

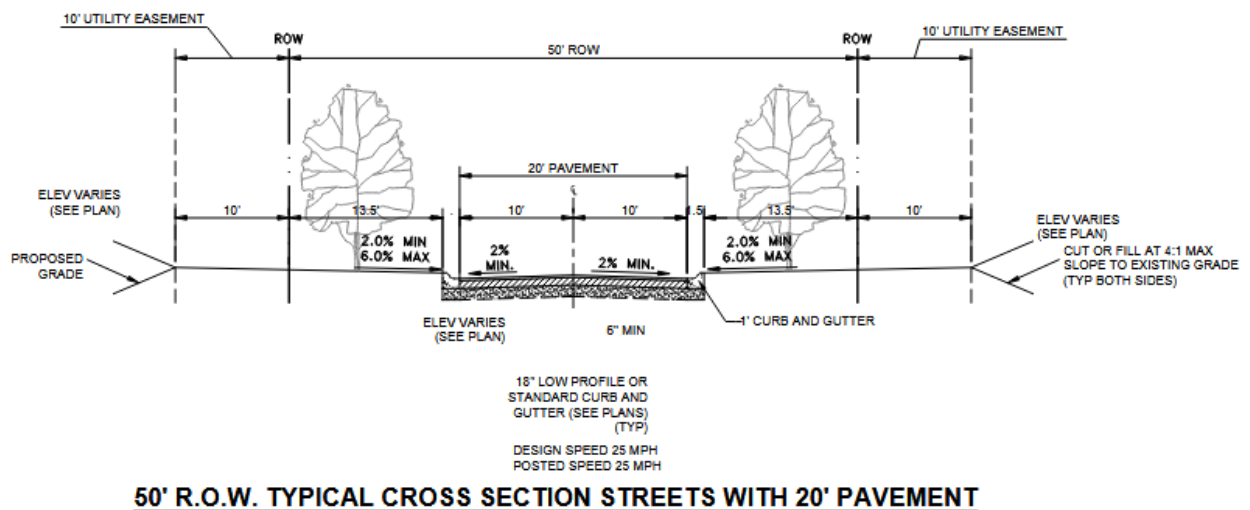


Fig: Roads with 50' ROW

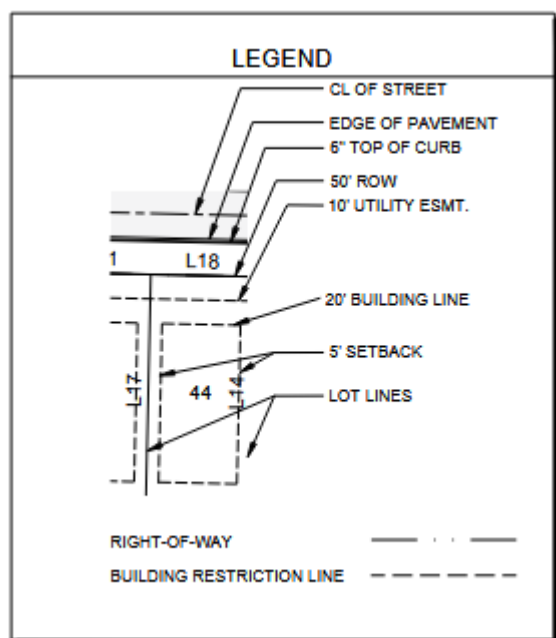
3.2 Utilities

The utilities are all in accord with the plans for the City of Callaway. This includes the lift station and additional capacity the developer is designing into the structures for public use. The design of phase I took into account the utilities for phase II. There has been no issue with utilitties and all parties have indicated the system has plenty of capacity.

3.3 Lots

The lots in general are 40' wide for interior lot while 40+ feet wide for corner lot. While the depth of all lots are more than 95 ft some are significantly larger. The drainage easements has been placed strategically to allow for the drainage of the development even under 25-year flood events. This is a great improvement over what is already built in certain areas. The lots will also be padded to afford drainage away from all structures and to the receiving drainage in the roadways or in swales placed strategically around the property.

Each of the lots has been studied for impervious area and run off characteristics and is Included in the table below. Details are also shown in the engineering plans provided to City of Callaway in full 24 x 36 size sheets



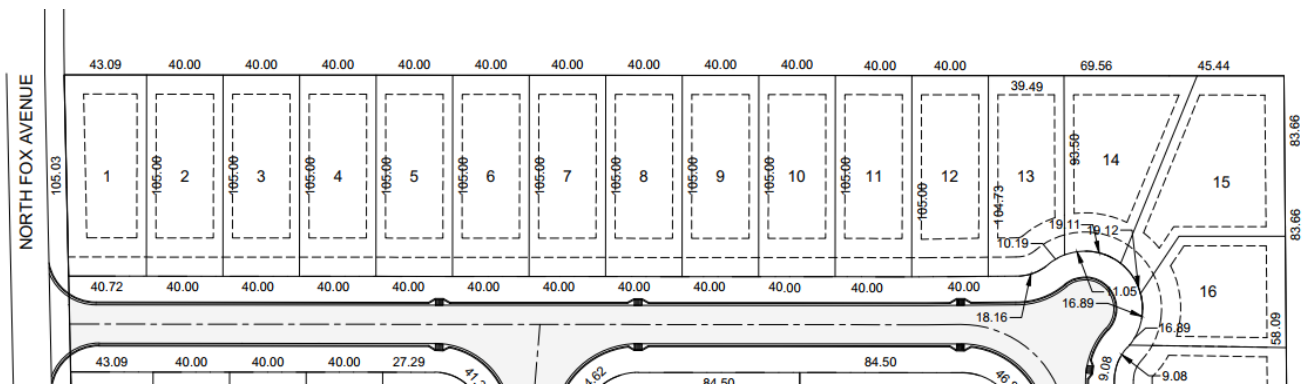


Fig: Summary of Lot Characteristics and Dimensions

3.4 Typical Lot Layout and Building Set-Backs

The buildings will have 5-foot setbacks on each side for corner house and the front setback will be 20' with the rear set back set at 10' in general. The schematic above provides all of the details one would expect in a typical lot.

The lots have been designed to make the best use of open space and to back to green areas where possible

3.5 Building Orientation

All of the buildings shall be designed to face the roadway and shall also be designed to present a "front" of the building to the street in accord with the style and motif one would expect to see in a low country or cottage style development.

3.6 Parking

One car will be parked in a garage or covered parking space or parked in drive (depending on building type) and the other car (if any) will be parked on the driveway. Due to the 20' wide pavement there will be room for on street parking but double parking should not be permitted.

3.7 Architectural Motif

The architectural motif is anticipated to be low county style. This is sometimes referred to as “Cracker Style” or beach cottage style. Included are architectural renderings of the general motif. While these are not intended to be exact models they are examples of similar models the developer has under consideration for construction at this time.



Fig: 4 Typical House Plan

For illustration purposes only. Units may vary in finish and motif. Not intended for sales use.

3.8 Open Space and Amenities

The development plan has open space as part of the design and fostered through the use of interconnected green spaces and common areas. These common areas will have seating provided and a health and fitness course designed into the common areas through use of pull up bars, sit up stations and other stations designed to foster physical fitness.

3.9 Maintenance and Operations

The development is governed by restrictions and covenants. These documents are very specific as to what is permitted and the processes for submitting complaints and regulations to abide by for home owners. This document is a living document and can be amended from time to time but is very comprehensive and allows the homeowners board to control and pay for improvements as needed. Everything from trash and yard maintainance are included.

Most of the areas will be HOA maintained and we do not anticipate issues with the maintainance of lots. The Restrictions and Covenants can be seen as filed on line with the deed to the property.

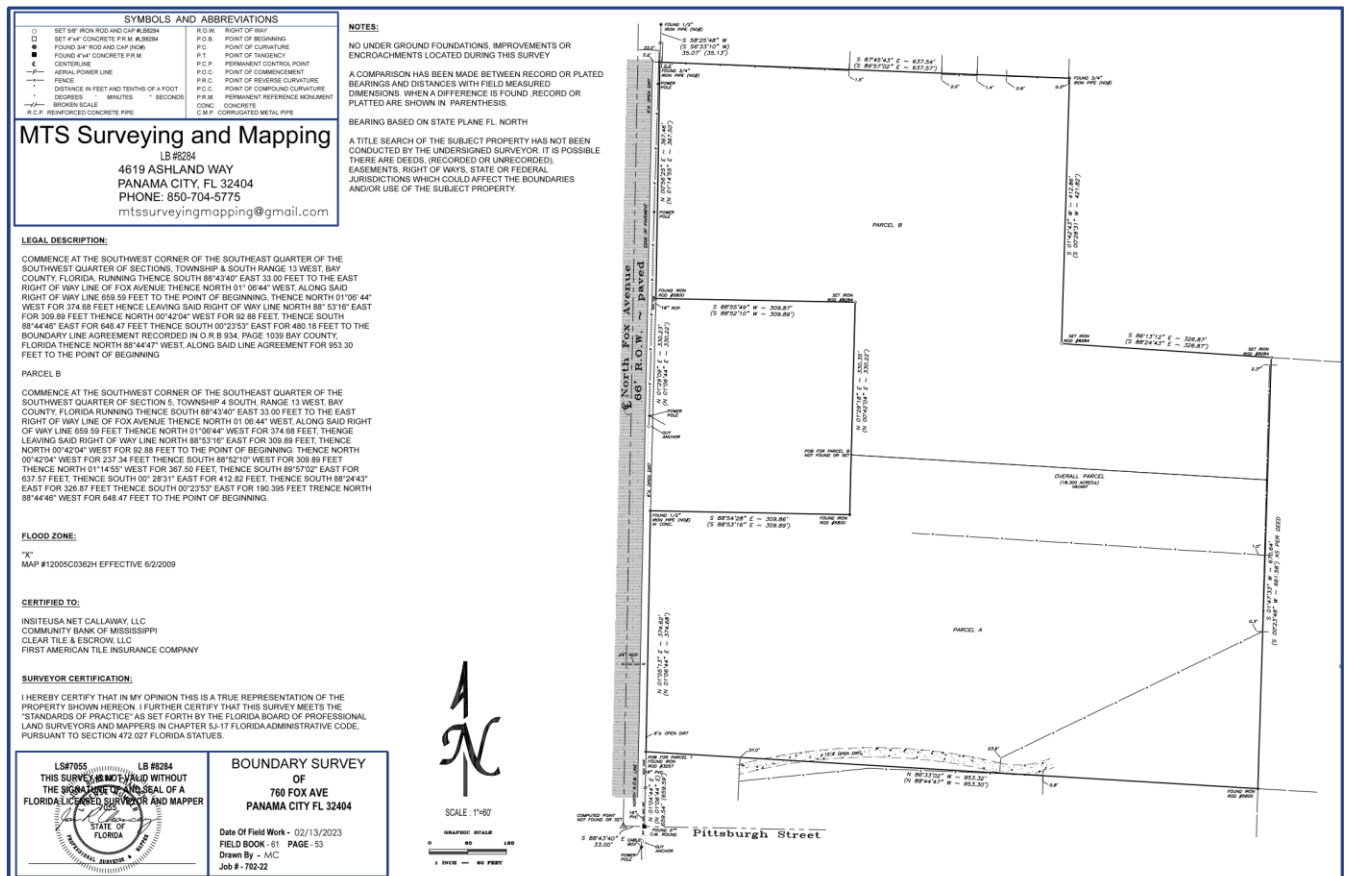
EXHIBIT "A"

LEGAL DESCRIPTION and SURVEY PH I & PH 2

Phase 2 is listed as Parcel B in Survey

PARCEL B

COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 4 SOUTH, RANGE 13 WEST, BAY COUNTY, FLORIDA RUNNING THENCE SOUTH 88°43'40" EAST 33.00 FEET TO THE EAST RIGHT OF WAY LINE OF FOX AVENUE THENCE NORTH 01°06'44" WEST, ALONG SAID RIGHT OF WAY LINE 659.59 FEET THENCE NORTH 01°06'44" WEST FOR 374.68 FEET, THENCE LEAVING SAID RIGHT OF WAY LINE NORTH 88°53'16" EAST FOR 309.89 FEET, THENCE NORTH 00°42'04" WEST FOR 92.88 FEET TO THE POINT OF BEGINNING; THENCE NORTH 00°42'04" WEST FOR 237.34 FEET THENCE SOUTH 88°52'10" WEST FOR 309.89 FEET THENCE NORTH 01°14'55" WEST FOR 367.50 FEET, THENCE SOUTH 89°57'02" EAST FOR 637.57 FEET, THENCE SOUTH 00°28'31" EAST FOR 412.82 FEET, THENCE SOUTH 88°24'43" EAST FOR 326.87 FEET THENCE SOUTH 00°23'53" EAST FOR 190.395 FEET THENCE NORTH 88°44'46" WEST FOR 648.47 FEET TO THE POINT OF BEGINNING.



ARCHITECTURAL STANDARDS
FOX GLEN at CALLAWAY
PHASE 2 – Single Family
Homes

All of the developer built townhomes will be cottage style in the format presented previously in this document. Any of the townhomes built by third parties will require architectural review. Generally speaking the buildings must conform as follows:

1.0 Building Design and Review

The overall design of the building should resemble styles commonly referred to as “craftsman” or “cottage style” or Florida cracker style” and in general should look like these general architectural styles. The review will be completed by both the developer and an Architectural reviewer that is independent of the development and has professional training in architecture, home design or engineering.

1.1 Roof Design and Materials of Construction

The design of the roofs should be consistent with the type of architecture encountered in the style of housing described in Section 1.0. In general, higher pitched roofs are preferred over hip roofs. The materials of construction may be metal roofs or high grade dimensional architectural shingles.

1.2 Building Design and Materials of Construction

Cementitious fiber board siding and similar materials may be used as well as high quality vinyl siding. The vinyl siding should be approved and low-grade siding that does not have the Hardie board or clapboard look will be rejected. Colors should be selected from the Sherwin Williams Pastel color wheel.

The builder should take care to ensure the structure and the windows are rated to withstand storm events as may be required. Materials of construction should be selected to withstand storm events.

1.3 Fences and accessory dwellings

If not submitted at time of review these structures will also require review and approval. Any submittal with a house plan is additional \$150.00. Any independent submittal is \$250.00.

1.4 Minimum Size

The minimum allowable size will be 800 square feet of living space.

1.5 Plan Review and Fees

Plans will be reviewed by a local architect and the fees are estimated between \$400 and \$600 per plan for full review and approval. This will be based on square footage.

1.6 Appeal

Any request for appeal on decisions made by the Architect can be forwarded to the developer for appeal. House plans that deviate significantly from the overall

architectural plan will not be approved.

1.7 Modifications

Modifications to this standard may be published from time to time.

The residents of this community will have the benefit of living in a community where the interconnected green space allows for walking trails and Exercise stations. The investment the developer is making in the natural areas learning centers is also a benefit that cannot be measured as the astronauts of the future learn in our nature lab.

4. Development Standards

4.1 Density

Overall the density is very similar to the density that is permitted for the parcel presently. The density is approximately 5.8 units per acre. The area is presently entitled for 5 units per acre. The use of interconnected green spaces and right of ways to provide for overflow of pedestrian and pet traffic to allocated green spaces will easily allow for this additional density.

The density also makes sense when taken as a whole in the terms of Community planning and development. The more dense areas should be closer to town center and the school and outlying areas should be designated as rural and low density.

4.2 Setbacks & Buffers

Being a good neighbor is more than keeping a good appearance. The development has strategically placed buffers on the rear of the lots on the perimeter of the neighborhood to promote privacy and green spaces. The buffers have been placed to minimize impact on adjacent properties while simultaneously protecting the privacy of the residents of Fox Glen.

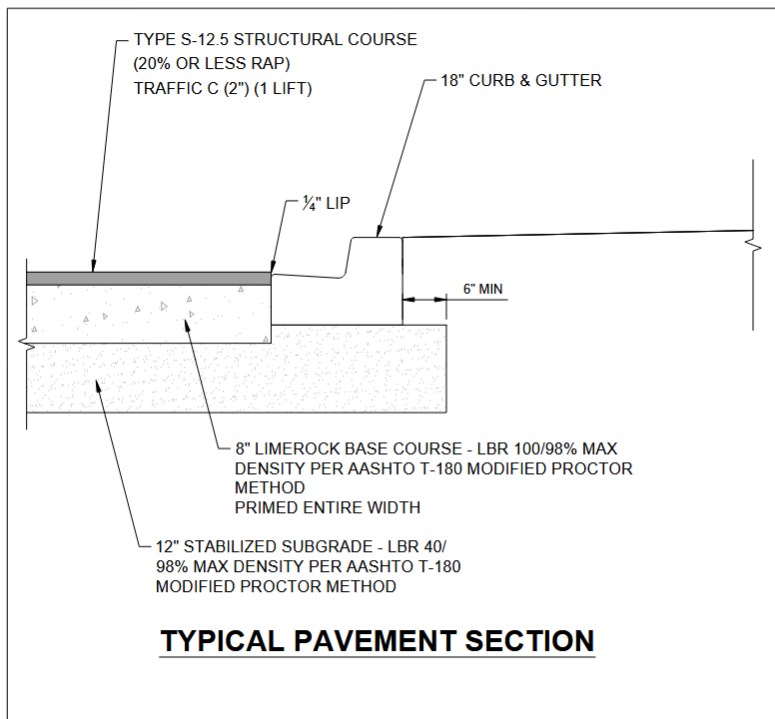
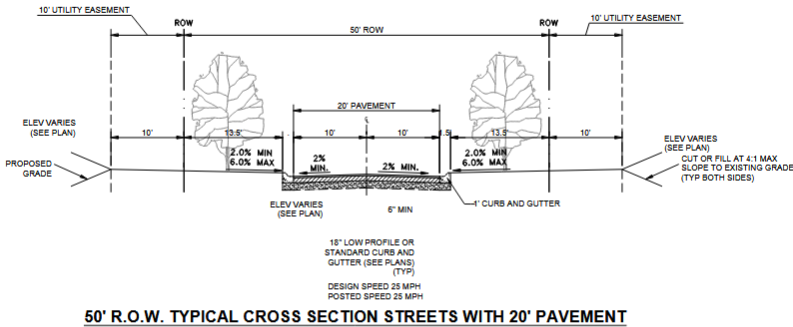
The lot setbacks are also established to ensure that the lot has sufficient parking area in the front of the lot to accommodate one car and then to supplement that with covered or garaged parking.

4.3 Environmental Protection and Conservation /Flood Protection

The entire design of the development has been centered around maintaining the drainage and stormwater capacity of the area at peak performance while simultaneously maintaining and conserving the creek-side nature of the ephemeral stream flowing through the property.

The developer has way way oversized the pond areas to create the highest possible safety factor while simultaneously promoting the habitat and water feature as a type of water garden for the enjoyment of all residents.

4.4 Street Design

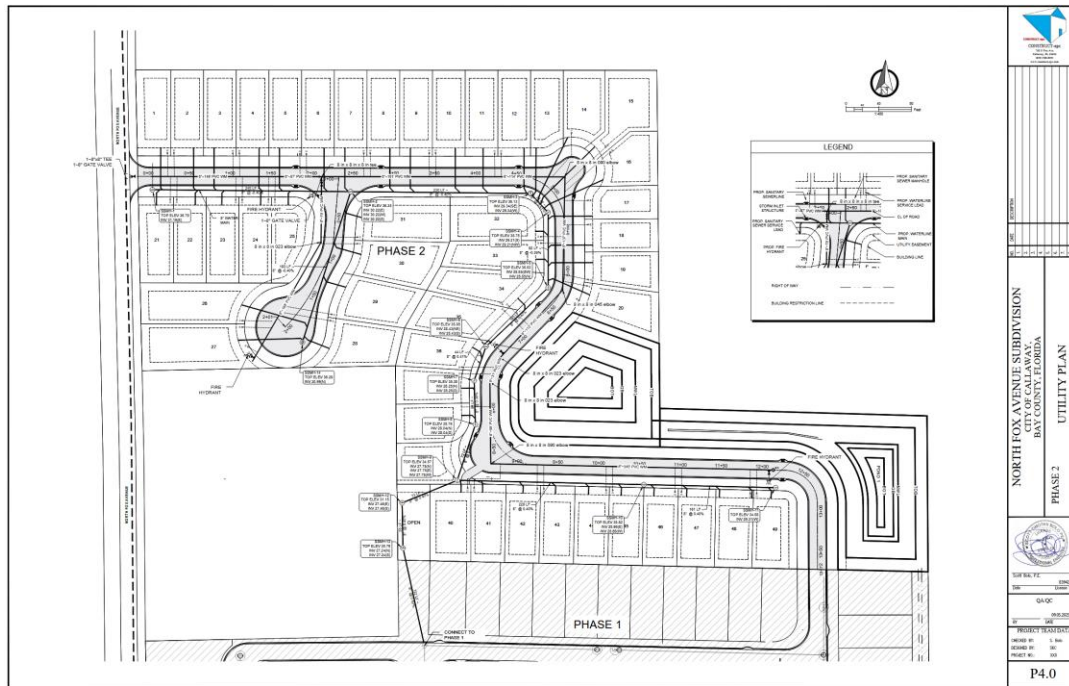


The streets are designed with a 20' pavement width and a 50' ROW as in previous Phase I.

The stormwater management system is designed to comply with the City of Callaway design standards. Ponds are designed to maintain the site during storm events as required by City of Callaway.



4.6 Water and Sewer Design



The water and sewer are designed to take into account the previous phase of development and completion to City of Callaway Standards.



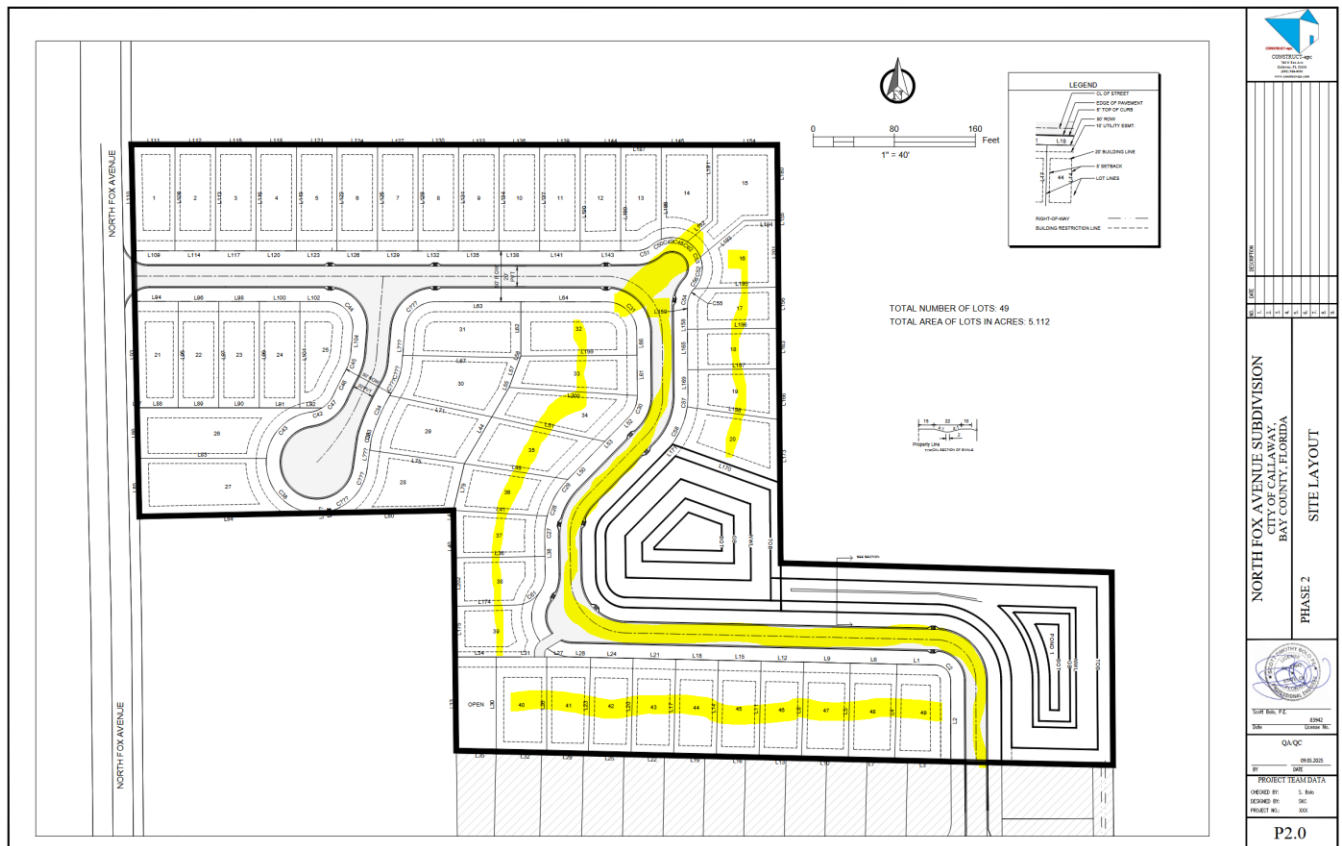
Survey of Subject Parcel and Fox Glen Phase I and 2

AERIAL PHOTOGRAPHY



PHASING PLAN

This development is anticipated to be a phase II completed as Phase IIA and Phase IIB with Phase IIA being the first 27 lots and the utilities and roadway will be stubbed out or a temporary hammerhead will be installed. The development will attach to the common and walking areas for the first part of Fox Glenn Development and the utilities and roadways are all designed with both of the development phases working in conjunction to provide an enjoyable and interconnected living spaces and environment.



SECTION 15.565 PLANNED DEVELOPMENT-ZONING REGULATIONS

(a) **Purpose:** The purpose of the planned development zoning district is to provide an alternative method of land development not available within the framework of the other zoning districts of the City. This classification may be assigned to land which is to be developed as a whole or in a single development, or programmed series of development operations, utilizing innovative design techniques not possible through the structure of other zoning districts of the City, for the purpose of achieving one or more of the following development objectives:

- (1) To preserve or be otherwise sensitive to significant environmental or topographical features which exist on the site.
- (2) To accommodate a mixture of uses on one or more parcels of land with single or multiple ownerships, zoned, approved, operated and developed as a single unit and made internally and externally compatible through use limitations, sign control, cross easements for access and utilities, coordinated building orientation, design, aesthetics and buffering, with principal and accessory structures substantially related to the character of the development and the context of the neighborhood of which they are a part.
- (3) To accommodate a comprehensively planned and phased redevelopment project involving multiple ownerships which provides for interrelated uses, circulation patterns (both vehicular and pedestrian), building orientation, parking areas, architectural motif, signs, open space, amenity areas and like features, which positively contribute to the area being redeveloped and the City. Planned development shall be designed according to comprehensive plans which provide for interrelated uses, circulation patterns (both vehicular and pedestrian), streets, utilities, lots, building orientation, parking areas, architectural motif, signs, open space, amenity areas and like features with a program to provide for the maintenance and operation of all such areas. Planned developments must also provide improvements and facilities for the common use of all or some of the occupants of the development and a provision for the maintenance and operation of all necessary services which the City of Callaway does not agree, in writing, to provide, maintain or operate.

(b) **Permitted areas:** Planned developments of mixed commercial and residential uses, more than one residential use, or more than one commercial use are permitted within the following areas:

- (1) All areas shown on the 1990 official zoning map of the City of Callaway, Florida.
- (2) All areas annexed into the City of Callaway after January 1, 1991.

(c) **Application for planned development:** The proponents of a planned development shall make a written application in accordance with the provisions of this chapter, to the Callaway City Commission for the approval of a planned development zoning classification.

(d) **Permitted uses:** All uses permitted in a planned development shall be consistent with the comprehensive land use plan designation for the subject site, including densities and intensities of use. Uses permitted in a planned development may include and shall be limited to:

- (1) Dwelling units in detached, semi-detached, attached or multi-family structures, or combinations thereof.
- (2) Non-residential uses such as commercial, religious, cultural, recreational, governmental, and other uses which are compatible and harmoniously incorporated into a unitary design of the planned development.
- (3) Combination of dwelling units and non-residential uses as described in (1) and (2) above.

(e) Submission of plans and action thereon: The development plan of the planned development shall meet the requirements of professional land-planning services, promote public health, safety and general welfare; provide adequate light, air, privacy and convenience, conserve the values of surrounding property, and protect against fire, panic, explosion, noxious fumes, flooding among natural watercourses, and other hazards.

Development plans for all planned developments shall be submitted in accordance with City general site specific development plan requirements contained in Section 15.630 (site specific) of the Callaway Code of Ordinances and, where applicable, in accordance with City subdivision regulations contained in Article VII of this Chapter.

In addition to the submission requirements described above, the applicant shall submit a detailed textual statement containing all proposed uses within the planned development and including all restrictions, covenants, limitations, hours of operation, rules, regulations and such other data and information as the City shall require, which the applicant intends to place on the property. Upon approval by the City Commission, this textual statement shall become a part of the City's zoning regulations for that planned development. After final approval of the planned development, including the textual statement, any amendment to the provisions of the textual statement must be made in accordance with this Section.

(f) Public hearing and zoning action.

(1) Upon review of the final site plan and consideration of the recommendations of the Director of Planning, the City Commission shall, by resolution, set a public hearing to obtain public input on the proposed planned development rezoning, in accordance with the applicable Florida Statutes and City ordinances.

(2) Following receipt of the recommendations of the Director of Planning and the Planning Board, and upon consideration of public input obtained at the public hearing, and review of the planned development, the City Commission shall, within sixty (60) days from the conclusion of the public hearing, adopt a resolution either denying the application or instructing the City Attorney to draft the appropriate ordinance to establish the planned development zoning classification on the specified parcel.

(g) Time periods and extensions thereof:

(1) Construction shall begin within a period of two (2) years, beginning with the enactment date of the ordinance creating the planned development. Upon the applicant's failure to begin construction within this two (2) year period, the City Commission may rescind or modify the ordinance establishing the planned unit development, unless a request for an extension of time is granted.

(2) An application for an extension of the two (2) year period shall be made to the City Commission of Callaway and shall be accompanied by such evidence as shall be necessary to show substantial need and shall be made before the expiration of the two (2) year period. In its sole discretion, the City Commission may, by resolution, grant the extension; provided, however, that the petitioner shall have no vested right to receive such an extension.

(3) After a planned development has been approved by the City Commission, no substantial modification to the approved plan of development shall be made unless submitted to City Commission and approved by the City Commission.

(4) If the City Commission determines that (1) the plan is abandoned or (2) if construction is terminated after the completion of any state, or (3) if construction is abandoned or discontinued for a period of two years, or (4) if there is evidence that further development is not contemplated, City Commission may rescind or modify the ordinance establishing the planned development.

(h) Modifications of ordinances and codes: The requirements of Chapter 15, including, but not limited to, off street parking, landscaping, lot coverage, building heights, setbacks, buffers and walls, of the zoning district most closely resembling the proposed use shall apply to the planned development. The City Commission may waive or modify said requirements on finding that such modifications are not required in the interest of the planned development and that the modification is not inconsistent with the interest of the City and with the uniqueness of the planned development.

CITY OF CALLAWAY

BOARD OF COMMISSIONERS

AGENDA ITEM SUMMARY

DATE: AUGUST 26, 2025

RESOLUTION 25-12- TRUCK RESTRICTED ROADS

1. PLACED ON AGENDA BY:

EDDIE COOK, CITY MANAGER,
&
KEVIN OBOS, CITY ATTORNEY

2. AGENDA:

PRESENTATION ☐
PUBLIC HEARING ☐
OLD BUSINESS ☐
REGULAR ☒

3. IS THIS ITEM BUDGETED (IF APPLICABLE)?: YES ☐ NO ☒

4. BACKGROUND: (WHY, WHAT, WHO, WHERE, WHEN, HOW, & IDENTIFY ALL ATTACHMENTS)

This resolution prohibits heavy commercial trucks, as defined in Ordinance 1122, from traveling on specific residential roadways within the City of Callaway. The affected roadways include Camellia Avenue, Seneca Avenue, Sims Avenue, N. Gay Avenue, S. Gay Avenue, and N. Kimbrel Avenue. The intent is to promote public safety and preserve residential quality of life by restricting heavy truck traffic on these neighborhood streets.

Attachment(s):

- Resolution 25-12

5. REQUESTED MOTION/ACTION: Approval of Resolution 25-12, Restricting heavy commercial truck traffic on designated residential streets by roll-call vote.

RESOLUTION NO. 25-12

A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF CALLAWAY, FLORIDA, PROHIBITING HEAVY COMMERCIAL TRUCKS FROM TRAVELING ON CAMELLIA AVENUE, SENECA AVENUE, SIMS AVENUE, N. GAY AVENUE, S. GAY AVENUE, AND N. KIMBREL AVENUE; REPEALING ALL RESOLUTIONS IN CONFLICT HEREWITH; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Commission of the City of Callaway, Florida formally adopted Ordinance 1122, authorizing the City Commission to adopt a resolution identifying City roads on which passage by heavy commercial trucks shall be prohibited; and

WHEREAS, the City Commission finds and determines that to promote public safety it is in the best interests of the City to prohibit the passage of heavy commercial trucks on portions of certain City roads which primary serve residential uses.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF CALLAWAY, FLORIDA:

SECTION 1. Restricted Roadways. From and after the effective date of this Resolution, heavy commercial vehicles described in Section 17-3 of the City's Code of Ordinances shall be prohibited from traveling on the following roadways:

Camellia Avenue
Seneca Avenue
Sims Avenue
N. Gay Avenue
S. Gay Avenue
N. Kimbrel Avenue

SECTION 2. SEVERABILITY. If any section, subsection, sentence, clause, or phrase of this Resolution, including Exhibit A, is for any reason held invalid or unconstitutional by the decision of any court or regulatory body of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

SECTION 4. EFFECTIVE DATE. This Resolution shall take effect immediately upon its passage.

PASSED AND ADOPTED this 26th day of August, 2025, by the CALLAWAY CITY COMMISSION meeting in regular session.

CITY OF CALLAWAY, FLORIDA

By: _____
Pamn Henderson, Mayor

Attest: _____
Ashley Robyck, City Clerk

VOTE OF COMMISSION:
Ayers _____
Davis _____

APPROVED AS TO FORM AND LEGAL
SUFFICIENCY FOR THE CITY OF CALLAWAY
ONLY:

Griggs
Henderson
Pelletier

Kevin Obos, City Attorney

**CITY OF CALLAWAY
BOARD OF COMMISSIONERS
AGENDA ITEM SUMMARY**

DATE: AUGUST 26, 2025

ITEM: DISCUSSION- STORMWATER FEE

1. PLACED ON AGENDA BY:

ED COOK, CITY MANAGER

2. AGENDA:

PRESENTATION	☐
PUBLIC HEARING	☐
OLD BUSINESS	☐
REGULAR	☒

3. IS THIS ITEM BUDGETED (IF APPLICABLE)?: YES ☐ NO ☒
RESTRICTED STORMWATER FUNDS

4. BACKGROUND: (WHY, WHAT, WHO, WHERE, WHEN, HOW, & IDENTIFY ALL ATTACHMENTS)

DURING THE BUDGET WORKSHOP THE FEE FOR STORMWATER WAS DISCUSSED. THE CITY IS IN NEED OF A MASTER STORMWATER STUDY. THE CITY CURRENTLY HAS OVER \$500,000 IN RESTRICTED FUNDS FOR STORMWATER. WE HAVE BEEN DOING A MAJORITY OF OUR PROJECTS IN- HOUSE OR USING GRANT FUNDS. THE COST OF A MASTER STORMWATER STUDY WILL BE APPROXIMATELY \$300,000 FOR THE ENTIRE CITY AND ALL BASINS.

TO FUND THE STUDY COMPLETELY WITH JUST ONE YEAR'S REVENUE, THE COST WOULD BE OVER \$4 PER RESIDENT THIS WOULD INCLUDE THE BUDGETED \$100,000 FOR INTERNAL PROJECTS AND NEEDS DURING THE YEAR RELATED TO STORMWATER.

IN AN EFFORT TO KEEP TAXPAYER COSTS AT A MINIMUM, STAFF RECOMMENDS USING THE RESTRICTED FUNDS TO COVER THE COST OF THE MASTER STUDY AND KEEP THE STORMWATER FEE AT \$1. THE STUDY WILL IDENTIFY FUTURE NEEDS BY PRIORITY AND WE WILL ADDRESS THEM IN FUTURE YEARS BUDGETS.

EACH DOLLAR ADDED TO BILLING GENERATES \$100,000 ANNUALLY.

5. REQUESTED MOTION/ACTION: DIRECTOR TO STAFF ON SETTING OF THE STORMWATER RATES AND IMPLEMENTATION OF THE MASTER STORMWATER STUDY.

**CITY OF CALLAWAY
BOARD OF COMMISSIONERS
AGENDA ITEM SUMMARY**

DATE: AUGUST 26, 2025

ITEM: BID AWARD – PW2025-06 SOLID WASTE PICKUP & HAULING

1. PLACED ON AGENDA BY:

Eddie Cook, City Manager
&
Ashley Robyck, City Clerk

2. AGENDA:

PRESENTATION ☐
PUBLIC HEARING ☐
OLD BUSINESS ☐
REGULAR ☒

3. IS THIS ITEM BUDGETED (IF APPLICABLE)?: YES ☒ NO ☐

4. BACKGROUND: (WHY, WHAT, WHO, WHERE, WHEN, HOW, & IDENTIFY ALL ATTACHMENTS)

Staff issued an Invitation to Bid on Tuesday, July 29, 2025, with a closing date of Tuesday August 12, 2025. Three bids were received as follows:

Company	Cost Per Household Per Month
Coastal Waste & Recycling	\$14.25
Waste Pro	\$10.50
Express Disposal & Recycling	\$8.88

Express Disposal did not submit a State of Florida Business License nor a County License. They submitted a business tax application for the City of Callaway. Research could not confirm the State of Florida Business License. Their bid has been removed from consideration.

The city currently charges \$13 dollars per month for solid waste pick-up. This includes all operations, maintenance, administrative, and future capital planning. An analysis of our operations shows that we spend approximately \$9.36 per residence for operations. Our prior rate for solid waste was \$9.97 and in 2024 we added \$3.03 for capital expansion. Should we decide to use an outside vendor, we will still have to maintain at least one truck and one employee in the department. One truck must also remain state certified for tire disposal. We will also have an administrative cost for phone call, complaints, etc. We estimate that we would need to an additional \$2.50 to provide this administrative service. The main concern is we will lose the discretion factor to assist our citizens. Meaning, if we request them to pick up a pile as a courtesy, we will be charged as an added expense, and it will be a taxpayer expense. Also, as the city does internal projects, we will still have cost of disposal of vegetative materials.

Please note, if the city moves to a private provider, it will be difficult to bring back into a city provided services. By Florida State statute, we would have penalties to pay to private providers to remove this service from them like was explained when we investigated a single provider for trash services.

Staff does not recommend moving to a private provider for the factors provided above.

ATTACHMENTS:

- BID CERTIFICATION FORM
- AGREEMENT
- CITY COST ANALYSIS

City of Callaway

DRAFT Budget 2026

Solid Waste Collection - FY 2026 Budget

41,536

8/19/2029

[illegible]

City of Callaway

DRAFT Budget 2026

Solid Waste Collection - FY 2026 Budget

41,536

8/19/2029

Number		Description	FY 2021 (Audited)	FY 2022 (Audited)	FY 2023 (Audited)	FY 2024 (Audited)	FY 2025 Amended Budget	FY 2025 Projected	FY 2026 Budget	Inc (Decr) from FY 2025	% Budget Inc (Decr)	2026 Notes
43-534-303-46	Uncollectible AR Allowance	1,474	42	2,188	3,508	1,500	1,807	1,500	-	0.0%		
43-534-304-00	Travel & Per Diem	-	-	-	211	250	-	-	(250)	-100.0%		
43-534-304-10	Communications/Telephone	8	-	-	-	20	-	-	(20)	-100.0%		
43-534-304-20	Transportation/Postage	500	500	300	313	600	267	350	(250)	-41.7%		
43-534-304-50	General & Liability Insurance					-	-	-	-	n/a		
43-534-304-60	R & M Buildings & Grounds	-	-	-	-	-	-	-	-	n/a		
43-534-304-61	R & M Machinery & Equipment	5,529	2,433	799	2,721	14,500	11,831	14,500	-	0.0%		Sheet Sweeper, Trucks and Excavator track.
43-534-304-62	R & M Vehicles	10,288	20,122	15,389	52,101	35,000	34,086	35,000	-	0.0%		Equipment Maintenance
43-534-304-65	R & M IT Equipment	-	-	-	-	-	-	-	-	n/a		
43-534-304-70	Printing & Binding	-	-	-	-	-	-	-	-	n/a		
43-534-304-90	Other Current Charges	30	153	349	202	800	392	392	(408)	-51.0%		FDEP Registrations,
43-534-304-91	Tripping Fees	93,355	103,684	94,963	110,210	150,000	119,651	125,000	(25,000)	-16.7%		Vegetation Hauling and Tripping Fees (Increased vegetation and growth)
43-534-305-10	Office Supplies & Small Equip	-	131	-	-	150	-	-	(150)	-100.0%		Share of office supplies
43-534-305-20	Operating Supplies	64	-	18	443	3,000	191	400	(2,600)	-86.7%		Small tools and supplies (safety apparel)
43-534-305-21	Fuel & Lubricants	19,847	29,504	26,525	25,071	40,000	23,631	30,000	(10,000)	-25.0%		Fuel Costs
43-534-305-22	Uniforms	426	420	423	173	1,000	681	1,000	-	0.0%		Safety Boots and Uniform
43-534-305-40	Books, Publications, Dues	-	35	-	-	100	-	-	(100)	-100.0%		
43-534-305-50	Education	250	-	-	-	250	-	250	-	0.0%		
43-534-305-90	Depreciation	62,556	68,964	69,771	66,170	67,500	66,170	66,170	(1,330)	-2.0%		
	Total Operating	#####	296,093	301,487	339,286	440,381	346,425	382,762	(57,619)	-13.1%		
43-534-606-40	Mach & Equipment	-	-	-	-	-	-	-	-	n/a		
43-534-606-70	Vehicles	-	-	-	-	-	-	225,000	225,000	n/a		Claw Truck
	Total Capital Outlay	-	-	-	-	-	-	225,000	225,000	n/a		
43-581-303-99	Indirect Cost Allocation	#####	123,408	117,900	131,316	131,528	131,532	160,187	28,655	21.8%		Overhead Shared Services
43-584-909-10	Increase to Reserves	-	-	-	-	-	-	-	-	n/a		
43-584-909-10	Budgeted Increase to Reserves	-	-	-	-	285,369	-	-	-	n/a		
	Total Non-Operating	#####	123,408	117,900	131,316	416,897	131,532	160,187	28,655	-61.6%		
	TOTAL EXPENSES / USES	#####	654,240	605,574	725,098	1,118,968	721,262	1,113,334	279,731	-0.5%		
	REVENUES OVER (UNDER) EXPENSES	#####	126,771	243,036	441,996	-	435,151	41,536	(243,829)	n/a		
	Total Cost		\$ 654,240	\$ 605,574	\$ 725,098	\$ 721,262	\$ 888,334					
	Cost per month per Account W/O Depreciation		\$ 8.81	\$ 7.87	\$ 9.33	\$ 9.16	\$ 11.16					
	Cost without Depreciation		\$ 585,276	\$ 535,803	\$ 658,927	\$ 655,092	\$ 822,164					
	Cost per month per Account W/O Depreciation		\$ 7.88	\$ 6.97	\$ 8.48	\$ 8.32	\$ 10.32					
	Average Solid Accounts per Year		6,189	6,410	6,478	6,561	6,636					
	Increase in Accounts from Prior Year		378	221	68	83	75					