

ANNUAL COMPREHENSIVE FINANCIAL REPORT

FOR THE YEAR ENDED DECEMBER 31, 2024

CITY OF CHAMBLEE, GEORGIA
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CITY OF CHAMBLEE

CITY OF CHAMBLEE, GEORGIA

ANNUAL COMPREHENSIVE FINANCIAL REPORT

FOR THE YEAR ENDED
DECEMBER 31, 2024



Prepared By:
City of Chamblee
Finance Department

CITY OF CHAMBLEE, GEORGIA

ANNUAL COMPREHENSIVE FINANCIAL REPORT
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DECEMBER 31, 2024

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CITY OF CHAMBLEE Georgia

INTRODUCTORY SECTION
(Unaudited)

- Letter of Transmittal
- Certificate of Achievement for Excellence in Financial Reporting
- Organizational Chart
- List of Principal Officials



CITY OF CHAMBLEE
5468 PEACHTREE ROAD CHAMBLEE, GA 30341

June 20, 2025

Honorable Brian Mock, Mayor
Members of the City Council, and
Citizens of Chamblee, Georgia

Ladies and Gentlemen:

We are pleased to submit the Annual Comprehensive Financial Report (ACFR) of the City of Chamblee, Georgia (the "City") for the fiscal year ended December 31, 2024. Management assumes full responsibility for the completeness and reliability of the information contained in this report, based on a comprehensive framework of internal controls established for this purpose. Because the cost of internal controls should not exceed anticipated benefits, the objective is to provide reasonable rather than absolute assurance that the financial statements are free of any material misstatements. To the best of our knowledge and belief, the enclosed data is accurate in all material respects and reported in a manner designed to present fairly the financial position and results of operations of the City.

The City's financial statements have been audited by Mauldin & Jenkins, LLC, a firm of licensed certified public accountants. The independent auditors have issued an unmodified or "clean" opinion on the City of Chamblee's financial statements for the year ended December 31, 2024. The independent auditor's report is presented as the first component of the financial section of this report.

Management's Discussion and Analysis (MD&A) immediately follows the independent auditor's report and provides a narrative introduction, overview and analysis of the basic financial statements. The MD&A complements this letter of transmittal and should be read in conjunction with it. The basic audited financial statements with combining and individual fund statements and schedules along with required supplementary information follow the MD&A.

The statistical section contains selected historical financial data, debt statistics, and the miscellaneous social and economic data generally presented on a multi-year basis.

History-City of Chamblee

Chamblee is located in Northern DeKalb County and is bordered by Dunwoody to the northwest, Doraville to the east and Brookhaven to the southwest. The heart of what is known today as the City of Chamblee was originally a small community known as the Roswell Junction. In 1881, the Roswell Railroad completed its line with a stop in the Roswell Junction community. The rail stop spurred growth in the area and due to postal confusion with Roswell, Roswell Junction became known as Chamblee. Chamblee was

officially incorporated as a City by the State of Georgia on August 17, 1908. The City was defined as an area radiating one-half mile in every direction from the rail depot.

Since its incorporation in 1908, the City of Chamblee has undergone several annexations. The most recent of which became effective on December 30, 2013 and grew the City to a total of 7.85 square miles and more than 31,000 citizens.

Form of Government

The City of Chamblee operates under a mayor and council-city manager form of government. The Chamblee City Council is comprised of a mayor and five council members. The City is divided into three council districts and two at-large districts. One council member is elected from each of the three districts and two council members are elected from the city at large. The council members who are elected for the three districts must live in the district that they represent but all five council members are elected by a city-wide vote.

The Council enacts ordinances, establishes policy, adopts the annual budget, and establishes the ad valorem tax rate for each year. The City Manager is responsible for implementing the policies set forth by the Council, overseeing all City employees, and managing the day to day operations of the City.

Services Provided

The services provided by the City under general governmental functions include police protection, planning and development, road maintenance, sidewalk and curb maintenance, and parks operation and maintenance. These services are primarily funded by property taxes, franchise fees, and occupational taxes.

The City also operates stormwater and solid waste services under the enterprise fund model, with user fees determined by the City Council.

Economic Outlook

Located just 14 miles from downtown Atlanta, the City of Chamblee is strategically positioned for continued economic expansion. The City benefits from its proximity to two major interstate highways—I-285 to the north and I-85 to the southeast—which provide convenient roadway access. Commuters and visitors also benefit from a MARTA rail station, several MARTA bus stops, and the nearby DeKalb-Peachtree Airport (PDK), the second-busiest airport in Georgia.

According to the 2010 U.S. Census, Chamblee had a population of 9,892, ranking 37th out of 68 municipalities in the 10 counties served by the Atlanta Regional Commission (ARC).

As of 2024, following two significant annexations, the City's population has grown to 31,841, which would rank it 15th in the same region.

In 2024, Chamblee had an average household income of $123,467 and a median household income of $81,774. However, 18.3% of residents lived below the poverty line, a rate significantly higher than that of DeKalb County (13.3%) and the State of Georgia (13.6%). Income also varies widely by age group: residents aged 25 to 44 earned a median income of $90,408, while those aged 45 to 64 earned $90,529. In contrast, younger residents under 25 earned a median of $54,091, and seniors over 65 earned $40,692.

These figures, when viewed alongside the City's median household income, illustrate a greater disparity between high- and low-income households in Chamblee compared to the broader state averages.

Chamblee has also benefited from the growth of the film and television industry in metro Atlanta. Studio production companies are frequent visitors to the City's well-known antique shops, seeking unique pieces for their sets—further contributing to local economic activity.

Looking ahead, the City will continue to:

- Explore potential alternate revenue streams
- Assess and refine both new and existing service delivery methods
- Encourage and attract a diverse mix of residential and commercial development
- Strengthen community partnerships
- Plan proactively for future needs driven by changes in the economy, workforce, and society

These strategies are designed to support sustained growth and enhance the quality of life for all residents of Chamblee.

Budget

The annual budget serves as the City's operating and financial plan and includes the General Fund, special revenue funds, capital project funds, and enterprise funds. The fiscal year runs from January 1 to December 31.

The City Manager is required to present a balanced budget to the Mayor and Council, who must approve it prior to the start of the new fiscal year. In rare cases, local statute permits operations for up to 30 days without an approved budget.

Long-term Financial Planning

The city's policy is to maintain a minimum General Fund balance reserve equal to 25% of operating expenditures. As of December 31, 2024, the General Fund balance was 51% of annual operating expenditures. The City also maintains a rolling 5-year Capital Improvement Plan (CIP) to prioritize capital investment. Projects completed or underway in 2024 include:

- Chamblee-Doraville East-West Railroad Crossing Study
- 5300 Block Sidewalk & Landscaping Improvements
- Peachtree Blvd/SR141 Sidewalk Enhancements
- Chamblee-Dunwoody Road Diet & Roundabout Pair Design
- Village Park Turf Fields
- 2024 LMIG Paving Project
- Demolition of 3510 & 3514 Broad Street
- Ascot Court Storm Drainage Improvements

Awards

The Government Finance Officers Association (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the City for its comprehensive annual financial report for the fiscal year ended December 31, 2023. This marked the eleventh consecutive year the City has received this prestigious award.

To qualify, a government must publish a report that meets high standards of transparency, clarity, and compliance with both GAAP and legal requirements. We believe this current report meets those same standards and has been submitted for consideration for the 2024 award.

Acknowledgments

This report represents the dedication and effort of many City staff members. I extend sincere appreciation to the staff of the Department of Finance, other operating departments, and the auditors at Mauldin & Jenkins, LLC for their collaboration and professionalism. This ACFR reflects our continued commitment to the citizens of Chamblee, the City Council, and all readers to uphold the highest standards in financial transparency and accountability.

Respectfully submitted,

Julie K. Pero

Julie K. Pero
Finance Director

Government Finance Officers Association

Certificate of Achievement for Excellence in Financial Reporting

Presented to

City of Chamblee
Georgia

For its Annual Comprehensive
Financial Report
For the Fiscal Year Ended

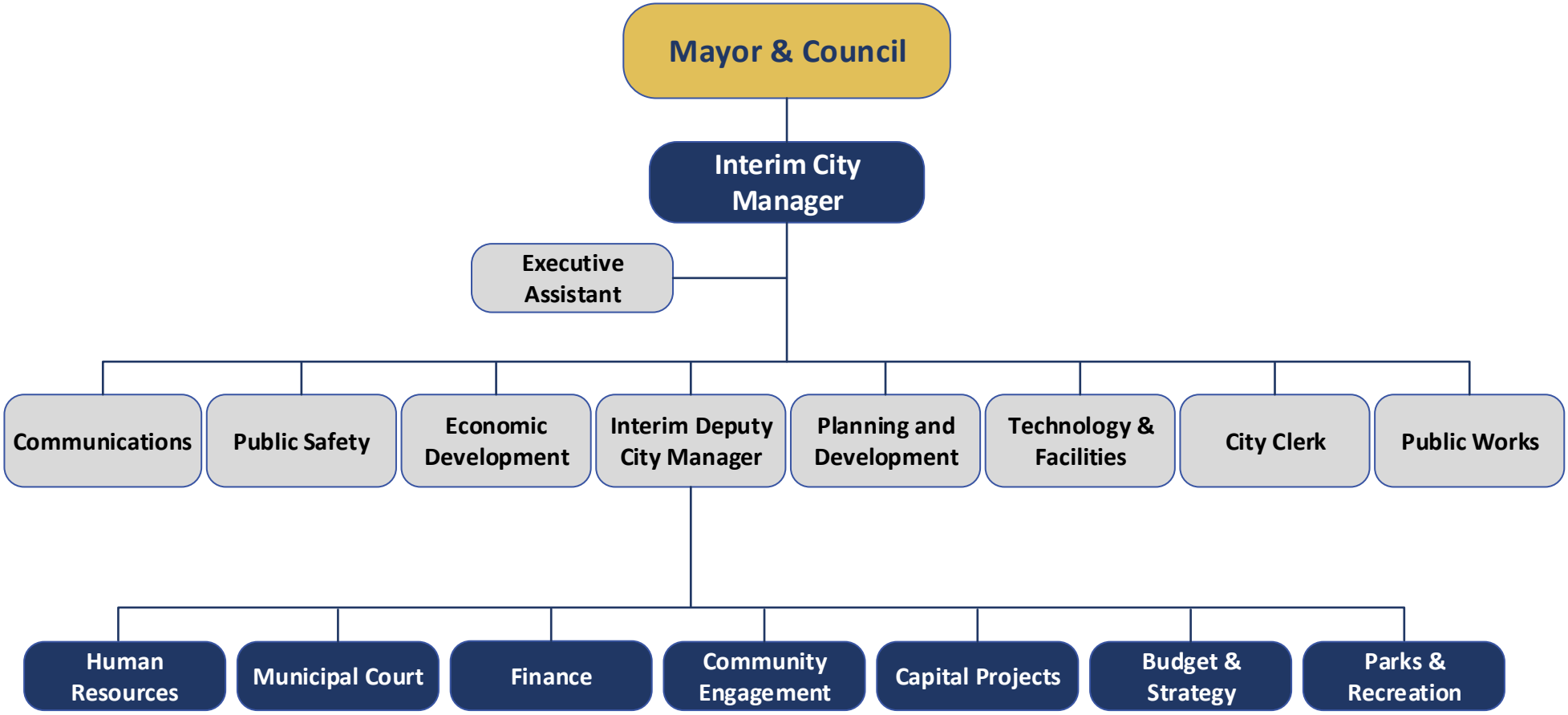
December 31, 2023

Christopher P. Morrill

Executive Director/CEO

City of Chamblee, Georgia

2024 Organizational Chart



CITY OF CHAMBLEE, GEORGIA

LIST OF PRINCIPAL OFFICIALS
DECEMBER 31, 2024

Legislative Branch

Mayor	Brian Mock
Council Member	Leslie Robson
Council Member	John Mesa
Council Member	Jimmy Furst
Council Member	Paul Stovall
Council Member	Elmer Veith

Management Staff

City Manager	Kristen Gorham
Deputy City Manager	Vacant
Director of Finance	Julie K. Pero
Director of Public Works	Todd Hill
City Clerk	Cherron Bouie
Director of Parks & Recreation	Jodie Gilfillan
Police Chief	Mike Dieppa
Director of Community Engagement	Brittney Lindsay
City Attorney	Kerry Ware
Director of Planning	John Maximuk
Director of IT	Brian Quinlan
Director of Human Resources	Jennifer Burke
Court Administrator	Barry Anderson
Director of Economic Development	Wylly Harrison
Director of Communications	Shannon Wiggins

CITY OF CHAMBLEE Georgia

FINANCIAL SECTION

- Independent Auditor's Report
- Management's Discussion and Analysis
- Basic Financial Statements
    - Government-Wide Financial Statements
    - Fund Financial Statements
- Notes to the Financial Statements
- Required Supplementary Information
- Combining, Individual Fund Statements and Schedules



MAULDIN & JENKINS
CPAs & ADVISORS

INDEPENDENT AUDITOR'S REPORT

The Honorable Mayor and Members
of City Council of the
City of Chamblee, Georgia

Report on the Audit of the Financial Statements

Opinions

We have audited the financial statements of the governmental activities, the business-type activities, the discretely presented component unit, each major fund, and the aggregate remaining fund information of the City of Chamblee, Georgia (the "City"), as of and for the year ended December 31, 2024 and the related notes to the financial statements, which collectively comprise the City of Chamblee, Georgia's basic financial statements as listed in the table of contents.

In our opinion, the accompanying financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, the discretely presented component unit, each major fund, and the aggregate remaining fund information of the City of Chamblee, Georgia, as of December 31, 2024, and the respective changes in financial position, and, where applicable, cash flows thereof and the budgetary comparison for the General Fund and American Rescue Plan Act Fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

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

Responsibilities of Management for the Financial Statements

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

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

Auditor's Responsibilities for the Audit of the Financial Statements

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

In performing an audit in accordance with GAAS and *Government Auditing Standards*, we:

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

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

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the Management's Discussion and Analysis, the Schedule of Changes in the City's Net Pension Liability and Related Ratios, and the Schedule of City Contributions - Retirement Plan be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Supplementary Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City of Chamblee, Georgia's basic financial statements. The combining and individual fund financial statements, Schedule of Projects Constructed with Special Purpose Local Option Sales Tax Proceeds, as required by the Official Code of Georgia 48-8-121, and the Schedule of Expenditures of Federal Awards, as required by Title 2 U.S. *Code of Federal Regulations (CFR)* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards*, (the "supplementary information"), are presented for purposes of additional analysis and are not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the supplementary information is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

Other Information

Management is responsible for the other information included in the annual report. The other information comprises the introductory and statistical sections but does not include the basic financial statements and our auditor's report thereon. Our opinions on the basic financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon.

In connection with our audit of the basic financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued our report dated June 20, 2025 on our consideration of the City of Chamblee, Georgia's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City of Chamblee, Georgia's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering City of Chamblee, Georgia's internal control over financial reporting and compliance.

Mauldin & Jenkins, LLC

Atlanta, Georgia
June 20, 2025

As management of the City of Chamblee, Georgia (the "City"), we offer readers of the City's financial statements this narrative overview and analysis of the financial activities of the City of Chamblee for the year ended December 31, 2024.

FINANCIAL HIGHLIGHTS

- The City's total assets and deferred outflows of resources exceed liabilities and deferred inflows of resources by $75,538,791 at the end of the year. Of this amount, unrestricted net position of $16,583,072 may be used to meet the City's ongoing obligations to citizens and creditors.

- As a whole, the City's financial position improved during the year 2024. The City's net position increased by $7,290,353 or 10.7%. Of this amount, an increase of $7,697,968 was associated with governmental activities and a decrease of $407,615 was associated with business-type activities.

- As of the close of the current year, the City's governmental funds reported combined ending fund balances of $34,909,277 an increase of $5,527,178. $16,171,068 is unassigned and available for spending.

- At the end of the current year, unassigned fund balance for the General Fund was $16,171,068, or 50.5% of total General Fund expenditures.

- The General Fund reported a decrease in fund balance of $667,142 compared to a decrease of $2,440,501 in the prior year.

- The City's total debt obligations (including accrued compensated absences, notes payable, and net pension liability) increased by $7,859,191 or 17.2% during the current year.

OVERVIEW OF THE FINANCIAL STATEMENTS

This discussion and analysis are intended to serve as an introduction to the City's basic financial statements. The City's basic financial statements comprise three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

Government-wide financial statements. The government-wide financial statements are designed to provide readers with a broad overview of the City's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all of the City's assets, deferred outflows of resources, liabilities, and deferred inflows of resources, with the difference between these items being reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the City is improving or deteriorating.

The statement of activities presents information showing how the City's net position changed during the most recent year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flow in future periods.

The government-wide financial statements of the City are divided into two (2) categories:

- **Governmental activities** – These include the basic services provided by the City that are principally supported by taxes and intergovernmental revenues. These include police, culture and recreation, public works and general administration.

- **Business-type activities** – These include services for which the City charges specific fees which are meant to recover all or a significant portion of the cost of providing the services. Fees collected under this type of activity include sanitation (solid waste collection), stormwater fees, and criminal history background checks.

Governmental activities and business-type activities are consolidated and added to the total for the primary government.

Fund financial statements. A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The City, like other State and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. All of the funds of the City can be divided into two categories: governmental funds and proprietary funds.

Governmental funds. Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the year. Such information may be useful in evaluating a government's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the City's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances provide a reconciliation to facilitate this comparison between the two.

The City maintains twelve (12) individual governmental funds. Information is presented separately in the governmental fund balance sheet and in the governmental fund statement of revenues, expenditures, and changes in fund balances for the General Fund, the Special Purpose Local Option Sales Tax Fund (SPLOST), the Public Facilities Authority, and the American Rescue Plan Act Fund, which are considered to be major funds. Data from the other eight (8) governmental funds are combined into a single, aggregated presentation. Individual fund data for each of these nonmajor governmental funds is provided in the form of combining statements elsewhere in this report.

The City adopts annual appropriated budgets for its governmental funds. Budgetary comparison statements and schedules have been provided for these funds to demonstrate compliance with the budget.

The basic governmental fund financial statements can be found on pages 14 and 15 of this report.

Proprietary funds. The City maintains two (2) proprietary funds. Enterprise funds are used to report the same functions presented as business-type activities in the government-wide financial statements. The City uses enterprise funds to account for its sanitation and stormwater functions. Sanitation and Stormwater Funds are considered to be major funds of the City.

The basic proprietary fund financial statements can be found on pages 21 through 23 of this report.

Notes to the financial statements. The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements. The notes to the financial statements can be found on pages 24 through 53 of this report.

Other information. In addition to the basic financial statements and accompanying notes, this report also presents certain required supplementary information such as the City's progress in funding its obligation to provide pension benefits to its employees. Required supplementary information can be found on pages 54 and 55 this report.

GOVERNMENT-WIDE FINANCIAL ANALYSIS

As noted earlier, net position may serve over time as a useful indicator of a government's financial position. In the case of the City, assets and deferred outflows of resources exceeded liabilities and deferred inflows of resources by $75,538,791 at the close of the most recent year.

By far the largest portion of the City's net position (60.6%) reflects its investment in capital assets (e.g., land, buildings, machinery, and equipment); less any related debt used to acquire those assets that is still outstanding. The City uses these capital assets to provide services to citizens; consequently, these assets are not available for future spending. Although the City's investment in its capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities.

An additional portion of the City's net position, $13,153,285, represents resources that are subject to external usage restrictions. The remaining balance of unrestricted net position, $16,538,072, may be used to meet the City's ongoing obligations to citizens and creditors.

At the end of the current year, the City is able to report positive balances in all three categories of net position, both for the City as a whole, as well as for its separate governmental and business-type activities.

City of Chamblee, Georgia's Net Position

	Governmental Activities		Business-type Activities		Total	
	2024	2023	2024	2023	2024	2023
Assets:						
Current and other assets	$ 46,437,607	$ 43,975,190	$ 3,429,404	$ 3,765,202	$ 49,867,011	$ 47,740,392
Capital assets	89,143,840	77,779,875	2,660,484	2,909,258	91,804,324	80,689,133
Total Assets	135,581,447	121,755,065	6,089,888	6,674,460	141,671,335	128,429,525
Deferred outflows of resources	$ 314,591	$ 897,275	$ 42,922	$ 107,229	$ 357,513	$ 1,004,504
Liabilities:						
Current and other liabilities	11,992,037	14,963,803	197,059	404,796	12,189,096	15,368,599
Long term debt outstanding	53,300,805	45,333,078	375,377	483,914	53,676,182	45,816,992
Total Liabilities	65,292,842	60,296,881	572,436	888,710	65,865,278	61,185,591
Deferred inflows of resources	$ 549,769	$ -	$ 75,010	$ -	$ 624,779	$ -
Net position:						
Net investment in capital assets	43,141,950	37,669,100	2,660,484	2,909,258	45,802,434	40,578,358
Restricted	13,153,285	8,328,088	-	-	13,153,285	8,328,088
Unrestricted	13,758,192	16,358,271	2,824,880	2,983,721	16,583,072	19,341,992
Total Net Position	$ 70,053,427	$ 62,355,459	$ 5,485,364	$ 5,892,979	$ 75,538,791	$ 68,248,438

Governmental activities. Governmental activities increased the City of Chamblee's net position by $7,697,968, thereby accounting for 105.6% of the total increase in the net position of the City. Key elements of this increase are as follows:

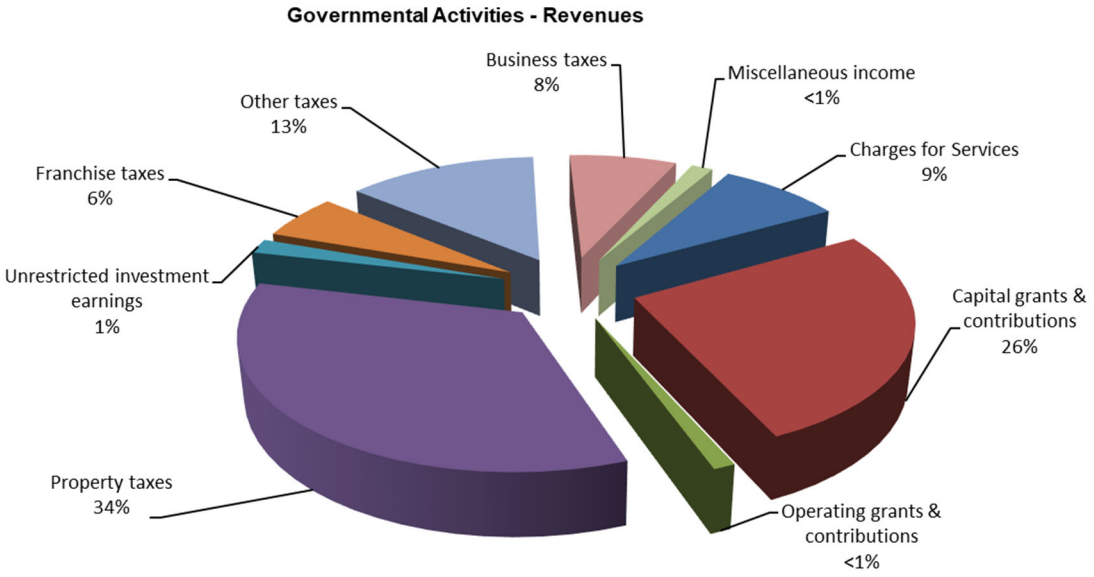
- Increases in the property tax digest yielded an additional $1,644,822 over 2023 with the City's millage rate at 6.25 mills and increase in assessed value of properties.
- Capital grants and contributions increased $5,246,503 due to recognition of intergovernmental grant revenue related to the coronavirus state and local fiscal recovery funds passed through from the U.S. Department of the Treasury.

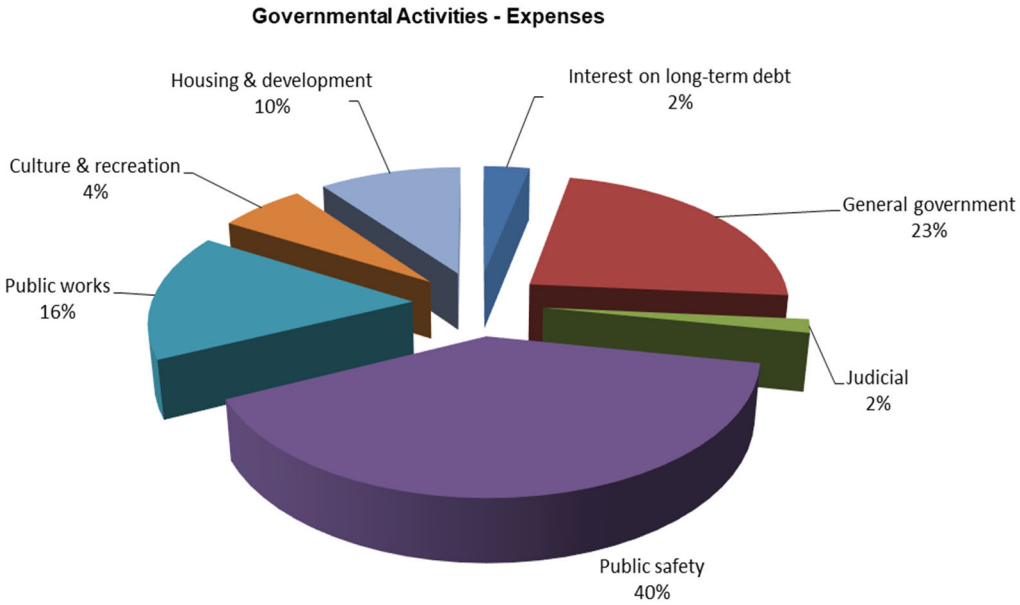
City of Chamblee, Georgia's Change in Net Position

	Governmental Activities		Business-Type Activities		Total	
	2024	2023	2024	2023	2024	2023
Revenues:						
Program Revenues						
Charges for services	$ 3,988,666	$ 3,519,627	$ 4,753,659	$ 4,135,116	$ 8,742,325	$ 7,654,743
Capital grants and contributions	12,358,974	7,112,471	-	-	12,358,974	7,112,471
Operating grants and contributions	511,485	20,000	-	-	511,485	20,000
General Revenues:						
Property taxes	15,952,869	14,308,047	-	-	15,952,869	14,308,047
Other taxes	12,359,733	11,709,102	-	-	12,359,733	11,709,102
Investment income	836,297	1,143,065	-	-	836,297	1,143,065
Miscellaneous	705,122	300,934	-	-	705,122	300,934
Total Revenues	46,713,146	38,113,246	4,753,659	4,135,116	51,466,805	42,248,362
Expenses:						
General government	8,865,855	8,798,542	-	-	8,865,855	8,798,542
Judicial	634,615	665,929	-	-	634,615	665,929
Public safety	15,350,325	13,571,689	-	-	15,350,325	13,571,689
Public works	5,994,145	5,533,207	-	-	5,994,145	5,533,207
Parks and recreation	2,381,289	1,623,160	-	-	2,381,289	1,623,160
Housing and development	3,930,436	2,948,720	-	-	3,930,436	2,948,720
Interest on long-term debt	1,272,568	971,755	-	-	1,272,568	971,755
Stormwater	-	-	2,897,222	2,348,525	2,897,222	2,348,525
Sanitation	-	-	2,849,997	2,430,672	2,849,997	2,430,672
Total Expenses	38,429,233	34,113,002	5,747,219	4,779,197	44,176,452	38,892,199
Excess (deficiency) before Transfers	8,283,913	4,000,244	(993,560)	(644,081)	7,290,353	3,356,163
Transfers	(585,945)	(253,710)	585,945	253,710	-	-
Increase (decrease) in Net position	7,697,968	3,746,534	(407,615)	(390,371)	7,290,353	3,356,163
Net position, beginning of year,	62,355,459	58,608,925	5,892,979	6,283,350	68,248,438	64,892,275
Net position, end of year	$ 70,053,427	$ 62,355,459	$ 5,485,364	$ 5,892,979	$ 75,538,791	$ 68,248,438

See page 15 of the financial statements for the net cost (total cost less revenues generated by the activities) of these programs or functions. The following charts show the source of the City's governmental activities revenues and expenses:

Governmental Activities





Business-Type Activities

	Program Revenues		Program Expenses		Program Income (Loss)	
	2024	2023	2024	2023	2024	2023
Fund:						
Stormwater	$ 3,251,776	$ 2,621,751	$ 2,897,222	$ 2,348,525	$ 354,554	$ 273,226
Sanitation	1,501,883	1,513,365	2,849,997	2,430,672	(1,348,114)	(917,307)
Total	$ 4,753,659	$ 4,135,116	$ 5,747,219	$ 4,779,197	$ (993,560)	$ (644,081)

Sanitation revenues in 2024 decreased by $11,482 or 0.8% in comparison to 2023. Expenses increased $419,325 in 2024 or 17.3% due to landfill service cost increases. Stormwater revenues increased by $630,025 or 24.0% in comparison to 2023 due to increases in assessed permeable surface and an increase in total customers in 2024.

FINANCIAL ANALYSIS OF THE GOVERNMENT'S FUNDS

As noted earlier, the City of Chamblee uses fund accounting to ensure and demonstrate compliance with finance related legal requirements.

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

As of December 31, 2024, the City's governmental funds reported combined ending balances of $34,909,277 an increase of $5,527,178 in comparison to the prior year. Of this amount, $16,171,068 is unassigned fund balance, which is available for spending at the City's discretion. The remainder of the fund balance is not available for new spending because it is either restricted, committed, or assigned for other purposes or nonspendable.

The restricted fund balances include $10,253,144 in SPLOST funds that are restricted to the uses of road paving, existing capital asset maintenance, transportation improvements, and other projects in accordance with the SPLOST referendum. $264,923 is restricted for public safety and $5,292,435 is restricted for capital projects for renovations to the new public work facility and stormwater projects. The committed funds consist of $92,057, which is to be spent for police and municipal court technology expenditures. The assigned funds consist of $356,902 for tourism, $24,873 grant funded projects and $218,136 for public safety. The remaining fund balance is unassigned or reported as nonspendable.

General Fund. The General Fund is the City's chief operating fund. At the end of the current year, unassigned fund balance of the General Fund was $16,171,068 while total fund balance was $16,344,726. As a measure of the General Fund's liquidity, it may be useful to compare both unassigned fund balance and total fund balance to total fund expenditures. Unassigned fund balance represents 50.5% of the total General Fund expenditures for 2024, while total fund balance represents 51.0% of that same amount.

During the current year, the fund balance of the City's General Fund decreased by $667,142. The revenues increased by $3,492,934 or 12.3% due to increase in property taxes of $1,644,822, other taxes of $169,178, and other revenues of 705,122. Expenditures increased by $1,802,645 primarily due to an increase of supply chain demands on city projects, or 6% resulting in an excess of expenditures over revenues of $38,982 for 2024. In addition, the General Fund spent a net of $710,098 transferred out to other funds.

SPLOST FUND. The City began receiving SPLOST funds in May 2018. In 2024, many projects were completed as the City spent $5,475,024 of the $5,801,550 received in 2024. Over the next year, the City's capital plan calls for more than $12.1 million to be invested in expanding the City's rail trail, bridges and multi-use paths. The rail trail is a pedestrian path that aims to connect all sides of the City.

ARPA FUND. In 2021, the City was awarded $11,206,621 from the American Rescue Plan Act funding from the U.S. Treasury for COVID-19 response. In 2022, the City implemented Swagit and GovPilot to show a commitment to transparency and accessibility of City information and services. $5,179,333 of funding was recognized and incurred for use on allowable projects under the terms of the grant. The remaining funds will be for design work that was completed in 2024 and in summer of 2025 the final construction Dresden Park's aging facilities and fields will be completed.

PUBLIC FACILITIES AUTHORITY FUND. In 2024, the Public Facilities Authority issued Series 2024 revenue bonds of $8,471,000 for acquisition of a public works facility, financing parks projects, and for the City's stormwater management system. $3,085,720 of expenditures were incurred in connection with the projects and the fund reports an ending fund balance of $5,292,435 at the end of 2024.

Proprietary funds. The City's proprietary funds provide the same type of information found in the government-wide financial statements, but in more detail.

The combined unrestricted net positions of the two proprietary funds were $2,824,880 at the end of the year. Of this amount, $2,529,058 was from the Stormwater Fund while the Sanitation Fund was $295,822.

GENERAL FUND BUDGETARY HIGHLIGHTS

In 2024, the City's General Fund experienced an unfavorable revenue budget variance of $2,464,918, as property tax collections did not meet budgeted expectations. The variance was in part recovered in savings of budgeted expenditures, transfers out, and transfers in from other funds in excess of budget.

On the expenditure side, the General Fund also reported a favorable variance of $631,642, primarily due to savings in general government and housing and development expenditures despite an unfavorable variance in public safety due to an increase in overall costs related to the expansion of police department personnel.

CAPITAL ASSETS

The City's investment in capital assets for its governmental activities as of December 31, 2024, amounts to $89,143,840 (net of accumulated depreciation). These assets primarily reflect land, construction in progress, buildings, infrastructure, vehicles, furniture and equipment, and park improvements. The City's investment in net capital assets for its business-type activities as of December 31, 2024, amounts to $2,660,484.

The total increase in the City's investment in capital assets for the current year was $11,115,191 or 13.8%. For more detailed information concerning capital assets, see Note 6 to the financial statements.

Some of the major capital asset additions in 2024 included the completion of construction on multiple sidewalk and streetscape projects, the purchase of a public works facility, and the acquisition of property for greenspace expansion.

Capital Assets
(net of depreciation)

	Governmental Activities		Business-Type Activities		Total	
	2024	2023	2024	2023	2024	2023
Land	$ 8,830,030	$ 6,837,244	$ 499,615	$ 499,615	$ 9,329,645	$ 7,336,859
Construction in progress	7,960,448	1,258,330	28,387	7,429	7,988,835	1,265,759
Buildings and improvements	39,946,872	37,877,129	44,113	48,314	39,990,985	37,925,443
Infrastructure	21,792,863	17,570,111	670,304	797,456	22,463,167	18,367,567
Furniture, machinery, and equipment	2,845,360	3,015,655	189,999	258,107	3,035,359	3,273,762
Park improvements	6,609,145	9,870,787	-	-	6,609,145	9,870,787
Vehicles	1,159,122	1,350,619	1,228,066	1,298,337	2,387,188	2,648,956
Total	$89,143,840	$ 77,779,875	$ 2,660,484	$ 2,909,258	$ 91,804,324	$ 80,689,133

LONG-TERM DEBT AND OBLIGATIONS

At the end of 2024 year, the City reported $53,676,182 in outstanding long-term debt and obligations, including its net pension liability. This is a net increase of $7,859,190 compared to last year's total. More detailed information about the City's long-term liabilities is included in Note 7 to the financial statements.

Outstanding Debt at December 31

	Governmental Activities		Business-Type Activities		Total	
	2024	2023	2024	2023	2024	2023
Financed purchases	$ 808,719	$ 1,050,686	$ -	$ -	$ 808,719	$ 1,050,686
Bonds payable	47,416,000	37,805,000	-	-	47,416,000	37,805,000
Unamortized bond premium	2,490,376	2,714,777	-	-	2,490,376	2,714,777
Net pension liability	1,538,365	2,828,070	209,891	337,970	1,748,256	3,166,040
Compensated absences	1,047,345	934,545	165,486	145,944	1,212,831	1,080,489
Total	$ 53,300,805	$ 45,333,078	$ 375,377	$ 483,914	$ 53,676,182	$ 45,816,992

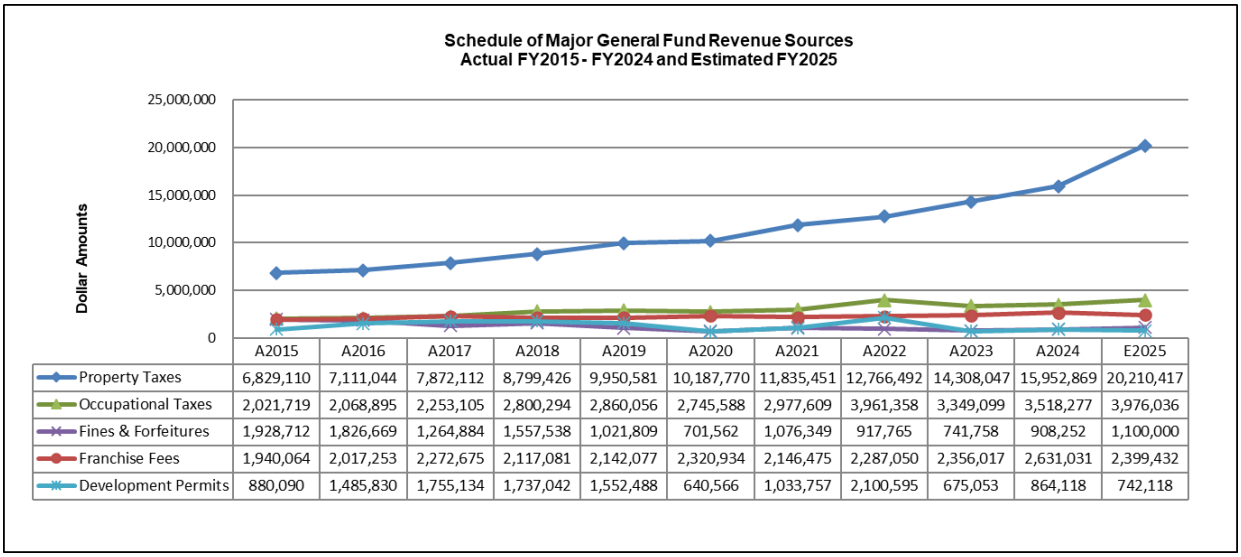
ECONOMIC AND NEXT YEAR'S BUDGET AND RATES

Funding for the City's governmental activities is primarily derived from property taxes, other taxes, and various fees. During the 2024 budget process, the City analyzed projections for both the State and local economies to estimate tax revenues for the upcoming year. The 2024 budget was developed using the 2023 millage rate of 6.25 mills.

The City's main sources of revenue supporting general governmental operations have historically included property taxes, fines and forfeitures, franchise fees, and occupational licenses. As illustrated in the table below, property tax revenues have shown consistent growth, while other revenue sources have remained relatively stable.

This trend highlights the City's ongoing redevelopment efforts. Several major redevelopment projects are currently underway, contributing not only to the increased property values of the redeveloped parcels but also enhancing the value of surrounding properties. This positive momentum is expected to continue into 2025.

The following table presents ten-year revenue trends for the City's primary revenue sources, along with the estimated revenue budget for calendar year 2025:



	A2015	A2016	A2017	A2018	A2019	A2020	A2021	A2022	A2023	A2024	E2025
Property Taxes	6,829,110	7,111,044	7,872,112	8,799,426	9,950,581	10,187,770	11,835,451	12,766,492	14,308,047	15,952,869	20,210,417
Occupational Taxes	2,021,719	2,068,895	2,253,105	2,800,294	2,860,056	2,745,588	2,977,609	3,961,358	3,349,099	3,518,277	3,976,036
Fines & Forfeitures	1,928,712	1,826,669	1,264,884	1,557,538	1,021,809	701,562	1,076,349	917,765	741,758	908,252	1,100,000
Franchise Fees	1,940,064	2,017,253	2,272,675	2,117,081	2,142,077	2,320,934	2,146,475	2,287,050	2,356,017	2,631,031	2,399,432
Development Permits	880,090	1,485,830	1,755,134	1,737,042	1,552,488	640,566	1,033,757	2,100,595	675,053	864,118	742,118

FINANCIAL CONTACT

This financial report is designed to provide a general overview of the City's finances, comply with finance related laws and regulations, and demonstrate the City's commitment to public accountability. Questions concerning any of the information provided in this report or requests for additional information should be directed to the Finance Department at 3518 Broad Street, Chamblee, Georgia, 30341.

CITY OF CHAMBLEE, GEORGIA

STATEMENT OF NET POSITION
DECEMBER 31, 2024

ASSETS	Primary Government			Component Unit
	Governmental Activities	Business-Type Activities	Total	Downtown Development Authority
Cash and cash equivalents	$ 39,797,002	$ 2,907,734	$ 42,704,736	$ 409,722
Investments	1,868,193	-	1,868,193	-
Taxes receivable, net of allowance	3,020,598	-	3,020,598	-
Accounts receivable, net of allowance	419,902	481,342	901,244	457,517
Due from other governments	1,151,547	-	1,151,547	-
Prepaid items	180,365	40,328	220,693	-
Other assets	-	-	-	7,843,946
Capital assets:				
Nondepreciable	16,790,478	528,002	17,318,480	-
Depreciable, net of accumulated depreciation	72,353,362	2,132,482	74,485,844	7,301
Total assets	135,581,447	6,089,888	141,671,335	8,718,486
DEFERRED OUTFLOWS OF RESOURCES				
Pension-related items	314,591	42,922	357,513	-
Total deferred outflows of resources	314,591	42,922	357,513	-
LIABILITIES				
Accounts payable	3,702,430	116,032	3,818,462	8,387
Retainage payable	494,800	-	494,800	-
Accrued liabilities	686,164	81,027	767,191	-
Unearned revenue	6,101,882	-	6,101,882	-
Due to other governments	414,161	-	414,161	-
Deposits payable	2,500	-	2,500	-
Accrued interest payable	590,100	-	590,100	14,351
Compensated absences, due within one year	915,396	124,304	1,039,700	-
Compensated absences, due in more than one year	131,949	41,182	173,131	-
Financed purchase, due within one year	255,275	-	255,275	-
Financed purchase, due in more than one year	553,444	-	553,444	-
Bonds payable, due within one year	1,522,000	-	1,522,000	685,000
Bonds payable, due in more than one year	48,384,376	-	48,384,376	2,897,277
Net pension liability, due in more than one year	1,538,365	209,891	1,748,256	-
Total liabilities	65,292,842	572,436	65,865,278	3,605,015
DEFERRED INFLOWS OF RESOURCES				
Pension related items	549,769	75,010	624,779	-
Total deferred inflows of resources	549,769	75,010	624,779	-
NET POSITION				
Net investment in capital assets	43,141,950	2,660,484	45,802,434	7,301
Restricted for:				
Public safety	264,923	-	264,923	-
Tourism	57,161	-	57,161	-
Capital projects	12,831,201	-	12,831,201	-
Unrestricted	13,758,192	2,824,880	16,583,072	5,106,170
Total net position	$ 70,053,427	$ 5,485,364	$ 75,538,791	$ 5,113,471

The accompanying notes are an integral part of these financial statements.

CITY OF CHAMBLEE, GEORGIA

STATEMENT OF ACTIVITIES
FOR THE YEAR ENDED DECEMBER 31, 2024

Functions/Programs	Expenses	Program Revenues: Charges for Services	Program Revenues: Operating Grants and Contributions	Program Revenues: Capital Grants and Contributions	Net (Expenses) Revenues and Changes in Net Position: Primary Government: Governmental Activities	Primary Government: Business-Type Activities	Primary Government: Total	Component Unit: Downtown Development Authority
Primary government:								
Governmental activities:								
General government	$ 8,865,855	$ 837,870	$ 511,485	$ -	$ (7,516,500)	$ -	$ (7,516,500)	$ -
Judicial	634,615	865,793	-	-	231,178	-	231,178	-
Public safety	15,350,325	1,122,635	-	368,942	(13,858,748)	-	(13,858,748)	-
Public works	5,994,145	26,935	-	7,133,762	1,166,552	-	1,166,552	-
Culture and recreation	2,381,289	136,526	-	4,856,270	2,611,507	-	2,611,507	-
Housing and development	3,930,436	998,907	-	-	(2,931,529)	-	(2,931,529)	-
Interest on long-term debt	1,272,568	-	-	-	(1,272,568)	-	(1,272,568)	-
Total governmental activities	38,429,233	3,988,666	511,485	12,358,974	(21,570,108)	-	(21,570,108)	-
Business-type activities:								
Stormwater	2,897,222	3,251,776	-	-	-	354,554	354,554	-
Sanitation	2,849,997	1,501,883	-	-	-	(1,348,114)	(1,348,114)	-
Total business-type activities	5,747,219	4,753,659	-	-	-	(993,560)	(993,560)	-
Total primary government	$ 44,176,452	$ 8,742,325	$ 511,485	$ 12,358,974	$ (21,570,108)	$ (993,560)	$ (22,563,668)	$ -
Component Unit:								
Downtown Development Authority	$ 358,225	$ 830,674	$ -	$ -	$ -	$ -	$ -	$ 472,449
General revenues:								
Property taxes					15,952,869	-	15,952,869	-
Franchise taxes					2,631,031	-	2,631,031	-
Excise taxes					233,096	-	233,096	-
Insurance premium taxes					2,876,355	-	2,876,355	-
Business taxes					3,518,277	-	3,518,277	-
Other taxes					1,016,455	-	1,016,455	-
Hotel/motel taxes					1,642,269	-	1,642,269	-
Alcohol taxes					442,250	-	442,250	-
Unrestricted investment earnings					836,297	-	836,297	-
Miscellaneous					705,122	-	705,122	-
Transfers					(585,945)	585,945	-	-
Total general revenues and transfers					29,268,076	585,945	29,854,021	-
Change in net position					7,697,968	(407,615)	7,290,353	472,449
Net position, beginning of year					62,355,459	5,892,979	68,248,438	4,641,022
Net position, end of year					$ 70,053,427	$ 5,485,364	$ 75,538,791	$ 5,113,471

The accompanying notes are an integral part of these financial statements.

CITY OF CHAMBLEE, GEORGIA

BALANCE SHEET
GOVERNMENTAL FUNDS
DECEMBER 31, 2024

ASSETS	General Fund	Special Purpose Local Option Sales Tax Fund	American Rescue Plan Act Fund	Public Facilities Authority Fund	Nonmajor Governmental Funds	Total Governmental Funds
Cash and cash equivalents	$ 14,134,202	$ 9,995,464	$ 7,109,363	$ 5,295,928	$ 3,262,045	$ 39,797,002
Investments	1,868,193	-	-	-	-	1,868,193
Taxes receivable, net of related allowance	2,876,170	-	-	-	144,428	3,020,598
Accounts receivable, net of related allowance	145,961	-	-	-	273,941	419,902
Intergovernmental receivable	34,656	527,936	588,955	-	-	1,151,547
Due from other funds	193,593	176,978	-	-	9,073	379,644
Prepaid items	173,658	-	-	-	6,707	180,365
Total assets	$ 19,426,433	$ 10,700,378	$ 7,698,318	5,295,928	$ 3,696,194	$ 46,817,251
LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND FUND BALANCES						
LIABILITIES						
Accounts payable	$ 1,658,829	$ 181,888	$ 1,360,374	$ 1,146	$ 500,193	$ 3,702,430
Retainage payable	-	259,768	235,032	-	-	494,800
Accrued liabilities	653,665	-	-	-	32,499	686,164
Unearned revenue - licenses and permits	46,300	-	-	-	-	46,300
Unearned revenue - intergovernmental	-	-	6,055,582	-	-	6,055,582
Deposits payable	2,500	-	-	-	-	2,500
Due to other governments	414,161	-	-	-	-	414,161
Due to other funds	180,473	5,578	47,330	2,347	143,916	379,644
Total liabilities	2,955,928	447,234	7,698,318	3,493	676,608	11,781,581
DEFERRED INFLOWS OF RESOURCES						
Unavailable revenue - property taxes	125,779	-	-	-	614	126,393
Total deferred inflows of resources	125,779	-	-	-	614	126,393
FUND BALANCES						
Fund Balances:						
Nonspendable:						
Prepaid items	173,658	-	-	-	6,707	180,365
Restricted:						
Public safety	-	-	-	-	264,923	264,923
Tourism	-	-	-	-	57,161	57,161
Capital projects	-	10,253,144	-	5,292,435	1,998,213	17,543,792
Committed:						
Police technology resources	-	-	-	-	92,057	92,057
Assigned:						
Public safety	-	-	-	-	218,136	218,136
Capital projects	-	-	-	-	24,873	24,873
Tourism	-	-	-	-	356,902	356,902
Unassigned	16,171,068	-	-		-	16,171,068
Total fund balances	16,344,726	10,253,144	-	5,292,435	3,018,972	34,909,277
Total liabilities, deferred inflows of resources, and fund balances	$ 19,426,433	$ 10,700,378	$ 7,698,318	$ 5,295,928	$ 3,696,194	

Amounts reported for governmental activities in the statement of net position are different because:	
Capital assets used in governmental activities are not current financial resources, and therefore, are not reported in the governmental funds.	89,143,840
Some receivables are not available to pay for current-period expenditures, and therefore, are unavailable in the governmental funds.	126,393
Long-term liabilities are not due and payable in the current period, and therefore, are not reported in the governmental funds.	(52,352,540)
Net pension liability is not due and payable in the current period, and therefore, not reported in governmental funds, along with related deferred outflows of resources and deferred inflows of resources.	(1,773,543)
Net position of governmental activities	$ 70,053,427

The accompanying notes are an integral part of these financial statements.

CITY OF CHAMBLEE, GEORGIA

STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES
GOVERNMENTAL FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2024

	General Fund	Special Purpose Local Option Sales Tax Fund	American Rescue Plan Act Fund	Public Facilities Authority	Nonmajor Governmental Funds	Total Governmental Funds
Revenues						
Taxes	$ 26,086,029	$ -	$ -	$ -	$ 2,230,106	$ 28,316,135
Licenses and permits	1,836,567	-	-	-	-	1,836,567
Intergovernmental	1,149,525	5,436,009	5,179,333	-	740,051	12,504,918
Fines and forfeitures	865,793	-	-	-	42,459	908,252
Charges for services	560,067	-	-	-	683,780	1,243,847
Interest income	780,600	365,541	-	-	55,697	1,201,838
Other revenues	705,122	-	-	-	-	705,122
Total revenues	31,983,703	5,801,550	5,179,333	-	3,752,093	46,716,679
Expenditures						
Current:						
General government	8,169,486	-	-	-	49,080	8,218,566
Judicial	633,301	-	-	-	-	633,301
Public safety	13,067,635	-	588,955	-	1,193,619	14,850,209
Public works	2,588,783	-	-	-	852	2,589,635
Culture and recreation	2,586,699	-	4,590,378	-	75,257	7,252,334
Housing and development	4,677,026	-	-	-	953,399	5,630,425
Capital outlay	-	5,475,024	-	3,085,720	911,806	9,472,550
Debt service:						
Principal retirements	241,967	-	-	-	945,000	1,186,967
Interest and fiscal charges	57,788	-	-	-	1,177,906	1,235,694
Bond issuance costs	-	-	-	92,845	78,968	171,813
Total expenditures	32,022,685	5,475,024	5,179,333	3,178,565	5,385,887	51,241,494
Excess (deficiency) of revenues over expenditures	(38,982)	326,526	-	(3,178,565)	(1,633,794)	(4,524,815)
Other financing sources (uses):						
Proceeds from sale of capital assets	81,938	-	-	-	-	81,938
Proceeds from bond issuance	-	-	-	8,471,000	2,085,000	10,556,000
Transfers in	1,050,846	1,031,752	-	-	224,783	2,307,381
Transfers out	(1,760,944)	(210,672)	-	-	(921,710)	(2,893,326)
Total other financing sources (uses)	(628,160)	821,080	-	8,471,000	1,388,073	10,051,993
Net change in fund balance	(667,142)	1,147,606	-	5,292,435	(245,721)	5,527,178
Fund balances, beginning of year	17,011,868	9,105,538	-	-	3,264,693	29,382,099
Fund balances, end of year	$ 16,344,726	$ 10,253,144	$ -	5,292,435	$ 3,018,972	$ 34,909,277

The accompanying notes are an integral part of these financial statements.

CITY OF CHAMBLEE, GEORGIA

RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES FOR THE YEAR ENDED DECEMBER 31, 2024

Amounts reported for governmental activities in the statement of activities are different because:

Net change in fund balances - total governmental funds	$	5,527,178
Governmental funds report capital outlays as expenditures. However, in the statement of activities, the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense. This is the amount by which capital outlay exceeded depreciation in the current period.		11,519,481
The effect of disposals of capital assets is to decrease net position.		(155,516)
Revenues in the statement of activities that do not provide current financial resources are not reported as revenues in the governmental funds.		(3,533)
The issuance of long-term debt provided current financial resources to governmental funds, while the repayment of the principal consumes the current financial resources of governmental funds. Neither transaction, however, has any effect on net position. Additionally, governmental funds report the effects of premiums when the debt is first issued, whereas this amount is amortized in the statement of activities.		(9,144,632)
Some expenses reported in the statement of activities do not require the use of current financial resources, and therefore, are not reported as expenditures in governmental funds.		(45,010)
Change in net position - governmental activities	$	7,697,968

The accompanying notes are an integral part of these financial statements.

CITY OF CHAMBLEE, GEORGIA

GENERAL FUND
STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL
FOR THE YEAR ENDED DECEMBER 31, 2024

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues				
Taxes	$ 28,550,947	$ 28,550,947	$ 26,086,029	$ (2,464,918)
Intergovernmental	-	-	1,149,525	1,149,525
Licenses and permits	1,757,101	1,757,101	1,836,567	79,466
Fines and forfeitures	925,000	925,000	865,793	(59,207)
Charges for services	1,036,637	1,036,637	560,067	(476,570)
Interest income	325,000	325,000	780,600	455,600
Other revenues	51,343	63,859	705,122	641,263
Total revenues	32,646,028	32,658,544	31,983,703	(674,841)
Expenditures				
Current:				
General government	8,770,228	8,920,153	8,169,486	750,667
Judicial	766,856	766,856	633,301	133,555
Public safety	12,095,730	11,795,975	13,067,635	(1,271,660)
Public works	2,791,202	2,791,202	2,588,783	202,419
Culture and recreation	2,660,463	2,708,212	2,586,699	121,513
Housing and development	3,379,388	5,372,174	4,677,026	695,148
Debt service:				
Principal retirements	-	241,967	241,967	-
Interest and fiscal charges	-	57,788	57,788	-
Total expenditures	30,463,867	32,654,327	32,022,685	631,642
Excess (deficiency) of revenues over expenditures	2,182,161	4,217	(38,982)	(43,199)
Other financing sources (uses)				
Proceeds from sale of capital assets	-	-	81,938	81,938
Transfers in	870,000	870,000	1,050,846	180,846
Transfers out	(3,052,161)	(3,052,161)	(1,760,944)	1,291,217
Total other financing sources (uses)	(2,182,161)	(2,182,161)	(628,160)	1,554,001
Net change in fund balances	-	(2,177,944)	(667,142)	1,510,802
Fund balances, beginning of year	17,011,868	17,011,868	17,011,868	-
Fund balances, end of year	$ 17,011,868	$ 14,833,924	$ 16,344,726	$ 1,510,802

The accompanying notes are an integral part of these financial statements.

CITY OF CHAMBLEE, GEORGIA

AMERICAN RESCUE PLAN ACT FUND
STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL
FOR THE YEAR ENDED DECEMBER 31, 2024

	Budget			Variance With
	Original	Final	Actual	Final Budget
Revenues				
Intergovernmental	$ 10,427,076	$ 10,427,076	$ 5,179,333	$ (5,247,743)
Total revenues	10,427,076	10,427,076	5,179,333	(5,247,743)
Expenditures				
Current:				
Culture and recreation	9,838,121	9,838,121	4,590,378	5,247,743
Public safety	588,955	588,955	588,955	-
Total current expenditures	10,427,076	10,427,076	5,179,333	5,247,743
Net change in fund balances	-	-	-	-
Fund balances, beginning of year	-	-	-	-
Fund balances, end of year	$ -	$ -	$ -	$ -

The accompanying notes are an integral part of these financial statements.

CITY OF CHAMBLEE, GEORGIA

STATEMENT OF NET POSITION
PROPRIETARY FUNDS
DECEMBER 31, 2024

	Business-Type Activities - Enterprise Funds		
ASSETS	Stormwater Fund	Sanitation Fund	Totals
CURRENT ASSETS			
Cash and cash equivalents	$ 2,180,328	$ 727,406	$ 2,907,734
Accounts receivable, net of allowances	456,896	24,446	481,342
Prepaid items	21,189	19,139	40,328
Total current assets	2,658,413	770,991	3,429,404
NONCURRENT ASSETS			
Nondepreciable assets	528,002	-	528,002
Depreciable assets	9,525,931	2,944,263	12,470,194
Accumulated depreciation	(8,212,963)	(2,124,749)	(10,337,712)
Capital assets, net	1,840,970	819,514	2,660,484
Total noncurrent assets	1,840,970	819,514	2,660,484
Total assets	4,499,383	1,590,505	6,089,888
DEFERRED OUTFLOWS OF RESOURCES			
Pension-related items	7,051	35,871	42,922
Total deferred outflows of resources	7,051	35,871	42,922
LIABILITIES			
CURRENT LIABILITIES			
Accounts payable	54,960	61,072	116,032
Accrued liabilities	19,644	61,383	81,027
Compensated absences payable, due within one year	14,998	109,306	124,304
Total current liabilities	89,602	231,761	321,363
LONG-TERM LIABILITIES			
Compensated absences payable, due in more than one year	-	41,182	41,182
Net pension liability	34,481	175,410	209,891
Total noncurrent liabilities	34,481	216,592	251,073
Total liabilities	124,083	448,353	572,436
DEFERRED INFLOWS OF RESOURCES			
Pension related items	12,323	62,687	75,010
Total deferred inflows of resources	12,323	62,687	75,010
NET POSITION			
Investment in capital assets	1,840,970	819,514	2,660,484
Unrestricted	2,529,058	295,822	2,824,880
Total net position	$ 4,370,028	$ 1,115,336	$ 5,485,364

The accompanying notes are an integral part of these financial statements.

CITY OF CHAMBLEE, GEORGIA
STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN FUND NET POSITION
PROPRIETARY FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2024

	Business-Type Activities - Enterprise Funds		
	Stormwater Fund	Sanitation Fund	Totals
OPERATING REVENUES			
Charges for sales and services	$ 3,251,776	$ 1,501,883	$ 4,753,659
Total operating revenues	3,251,776	1,501,883	4,753,659
OPERATING EXPENSES			
Cost of sales and services	1,451,318	531,957	1,983,275
Personnel costs	1,031,215	1,957,496	2,988,711
Administration costs	115,970	108,722	224,692
Depreciation	298,719	251,822	550,541
Total operating expenses	2,897,222	2,849,997	5,747,219
Operating income (loss) before transfers	354,554	(1,348,114)	(993,560)
Transfers in	-	585,945	585,945
Change in net position	354,554	(762,169)	(407,615)
Total net position, beginning of year	4,015,474	1,877,505	5,892,979
Total net position, end of year	$ 4,370,028	$ 1,115,336	$ 5,485,364

The accompanying notes are an integral part of these financial statements.

CITY OF CHAMBLEE, GEORGIA

STATEMENT OF CASH FLOWS
PROPRIETARY FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2024

	Business-Type Activities - Enterprise Funds		
	Stormwater Fund	Sanitation Fund	Totals
CASH FLOWS FROM OPERATING ACTIVITIES			
Receipts from customers and users	$ 3,005,280	$ 1,497,965	$ 4,503,245
Payments to suppliers	(1,842,542)	(603,206)	(2,445,748)
Payments to employees	(1,012,054)	(1,921,638)	(2,933,692)
Net cash provided by (used in) operating activities	150,684	(1,026,879)	(876,195)
CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES			
Transfers in from other funds	-	585,945	585,945
Purchases of capital assets	(301,767)	-	(301,767)
Net cash provided by (used in) capital and related financing activities	(301,767)	585,945	284,178
Net decrease in cash	(151,083)	(440,934)	(592,017)
Cash, beginning of year	2,331,411	1,168,340	3,499,751
Cash, end of year	$ 2,180,328	$ 727,406	$ 2,907,734
RECONCILIATION OF OPERATING INCOME (LOSS) TO NET CASH PROVIDED BY (USED IN) OPERATING ACTIVITIES			
Operating income (loss)	$ 354,554	$ (1,348,114)	$ (993,560)
Adjustments to reconcile operating income (loss) to net cash provided by (used in) operating activities:			
Depreciation	298,719	251,822	550,541
Change in assets and liabilities:			
Increase in accounts receivable	(246,496)	(3,918)	(250,414)
Increase in prepaid items	(3,050)	(2,755)	(5,805)
Decrease in deferred outflows from pension related items	9,227	55,080	64,307
Increase (decrease) in accounts payable	(272,204)	40,228	(231,976)
Increase in accrued liabilities	8,393	15,846	24,239
Increase in compensated absences payable	6,042	13,500	19,542
Decrease in net pension liability	(16,824)	(111,255)	(128,079)
Increase in deferred inflows from pension related items	12,323	62,687	75,010
Net cash provided by (used in) operating activities	$ 150,684	$ (1,026,879)	$ (876,195)

The accompanying notes are an integral part of these financial statements.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

A. Reporting Entity

The City of Chamblee, Georgia (the "City"), which was incorporated on August 17, 1908 under the laws of the state of Georgia, is governed by a six member Mayor/Council – City Manager form of government. The Mayor is elected to a four-year term and council members are elected to staggered four-year terms. The City provides such services to its citizens as public safety, public works, development and permits, parks and recreation, and general and administrative services. The financial statements of the City of Chamblee, Georgia (the "City") have been prepared in conformity with accounting principles generally accepted in the United States of America (GAAP) as applied to governmental units. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The more significant accounting policies of the City are described below.

The City, for financial reporting purposes, includes all of the funds relevant to the operations of the City. The Governmental Accounting Standards Board has set forth criteria to determine if legally separate organizations are considered to be component units in which the City is considered to be financially accountable or other organizations whose nature and significant relationship with the City is such that exclusion would cause the City's financial statements to be incomplete or misleading. These criteria include appointing a voting majority of an organization's governing body and: (1) the ability of the City to impose its will on that organization, or (2) the potential for the organization to provide specific financial benefits to, or impose specific financial burdens on, the City.

As required by accounting principles generally accepted in the United States of America, the financial statements of the reporting entity include those of the City (the "primary government") and its component units. The component units discussed below are included in the City's reporting entity because of the significance of their operational or financial relationship with the City.

Discretely Presented Component Unit - In conformity with generally accepted accounting principles, the financial statements of the Downtown Development Authority of the City of Chamblee (the "DDA") are presented as a discretely presented component unit. The DDA was created in 2013 by the City Council pursuant to the Georgia Downtown Development Authorities Law. It operates through a Board of Directors consisting of seven (7) members appointed by the City Council and Mayor and they may also be removed by the Mayor and City Council. The purpose of the DDA is to promote, to preserve, and to enhance a safe and economically viable central business district by focusing both public and private resources on maximizing the potential of both the historic downtown and Peachtree Boulevard corridor to benefit the entire community. The DDA's financial information may be obtained from the Economic Development Manager of the City of Chamblee at 5468 Peachtree Road, Chamblee Georgia 30341 or by calling 470-395-2308. Separate financial statements for the Downtown Development Authority are not prepared.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

A. Reporting Entity (Continued)

Blended Component Unit - The Urban Redevelopment Agency (the "URA") of the City of Chamblee was established as a legally separate entity in 2019. The five (5) members of the URA are appointed by the Mayor and City Council and they may also be removed by the Mayor and City Council. The URA provides a means to issue revenue bonds for development within the City. Although it is legally separate from the City, the URA is reported as if it were a part of the primary government because its sole purpose is to finance the City's acquisition of property within the City, and the City is repaying the debt. The URA is reported as a capital project fund.

Blended Component Unit - The Public Facilities Authority (the "PFA") of the City of Chamblee was established as a legally separate entity in 2024. The five (5) members of the PFA are appointed by the Mayor and City Council and they may also be removed by the Mayor and City Council. The PFA provides a means to issue revenue bonds for development within the City. Although it is legally separate from the City, the PFA is reported as if it were a part of the primary government because its sole purpose is to finance the City's acquisition of capital assets and projects, and the City is repaying the debt. The PFA is reported as a capital projects fund and major fund of the City.

B. Government-Wide and Fund Financial Statements

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all the activities of the primary government and its component units. Governmental activities, which are normally supported by taxes and intergovernmental revenues, are reported separately from business-type activities, which rely to a significant extent on fees and charges for support. The Downtown Development Authority component unit is presented in a separate column. The statement of net position will include noncurrent assets and noncurrent liabilities. In addition, the government-wide statement of activities reflects depreciation expense on the City's capital assets. As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements. However, interfund services that are provided and used are not eliminated in the process of consolidation.

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

Separate financial statements are provided for governmental funds and proprietary funds. Major individual governmental funds and major individual enterprise funds are reported as separate columns in the fund financial statements.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

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

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

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be available when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period.

For this purpose, the City considers revenues to be available if they are collected within 60 days of the end of the current period, with the exception of grant revenues which are considered to be available when all eligibility requirements have been met and if they are collected within one year of the end of the current period. Expenditures generally are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures, as well as expenditures related to compensated absences and claims and judgments, are recorded only when payment is due. Property taxes, sales taxes, franchise taxes, licenses, intergovernmental grants, and interest associated with the current period are all considered to be susceptible to accrual. All other revenue items are considered to be measurable and available only when cash is received by the City.

In accordance with GASB Statement No. 33, “Accounting and Financial Reporting for Non-exchange Transactions,” the corresponding assets (receivables) in nonexchange transactions are recognized in the period in which the underlying exchange occurs, when an enforceable legal claim has arisen, when all eligibility requirements have been met, or when resources are received, depending on the revenue source. In accordance with GASB Statement No. 34, major individual governmental funds and major individual enterprise funds are reported as separate columns in the fund financial statements.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

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

The City reports the following major governmental funds:

The **General Fund** is the City's primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.

The **Special Purpose Local Option Sales Tax Fund** accounts for the acquisition of capital assets or construction of major projects financed by the special purpose local option sales tax.

The **American Rescue Plan Act Fund (ARPA)** is used to account for restricted grant monies received under the American Rescue Plan Act.

The **Public Facilities Authority Fund (PFA)** is used to account for the financing and funding for the City related to citywide capital projects and development within the City**.**

The City reports the following major enterprise funds:

The **Stormwater Fund** accounts for the receipt of ad valorem stormwater assessments to support capital improvement and administration costs of the City's stormwater system.

The **Sanitation Fund** accounts for the City's solid waste management operations.

Additionally, the City reports the following fund types:

Special Revenue Funds are used to account for specific revenues that are either legally restricted or committed to expenditures for particular purposes.

Capital Project Funds account for the acquisition and construction of capital assets, other than those accounted for in specific funds, which are not financed by the proprietary funds.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

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

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

Proprietary funds distinguish *operating* revenues and expenses from *nonoperating* items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund's principal ongoing operations. The principal operating revenues of the enterprise funds are charges for goods and services provided. Operating expenses of the enterprise funds include the cost of these goods and services, administrative expenses, and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as nonoperating revenues and expenses.

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

D. Budgets

Annual appropriated budgets are adopted for all funds with the exception of the Urban Redevelopment Agency and Public Facilities Authority, which are capital projects funds. The budgets for the proprietary funds are for management control purposes and are not required to be reported. Budgets are adopted on a modified accrual basis, which is consistent with generally accepted accounting principles for governmental funds. Annual operating budgets are adopted each year through passage of an annual budget ordinance and amended as required for all governmental funds. During the year ended December 31, 2024, the original budget was amended through supplemental appropriations. These changes are reflected in the budgetary comparison schedules. All unencumbered budget appropriations lapse at the end of each year. The City did not adopt a budget in 2024 for the Confiscated Assets Fund.

E. Deposits and Investments

Georgia statutes authorize the City to invest in the following: (1) obligations of Georgia or any other state; (2) obligations of the United States; (3) obligations fully insured or guaranteed by the United States Government or one of its agencies; (4) obligations of any corporation of the United States Government; (5) prime bankers' acceptances; (6) the State of Georgia local government investment pool; (7) repurchase agreements; and (8) obligations of any other political subdivisions of the State of Georgia. Any investment or deposit in excess of the federal depository insured amounts must be collateralized by an equivalent amount of state or U.S. obligations. For purposes of the statement of cash flows, all highly liquid investments with an original maturity of less than 90 days are considered to be cash equivalents. Investments are reported at fair value. Increases or decreases in the fair value during the year are recognized as a component of interest income.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

F. Other Assets

The City's other assets consist of real estate properties held by the Downtown Development Authority. These properties are held with the intention of controlling future development within the City's downtown area and are not held for income or profit purposes. As such, these assets are recorded at cost. The assets consist of three (3) properties comprised of land and buildings in the Authority's development area. Two (2) of the properties were purchased in 2016 for $7,795,713, and the third (3rd) was purchased in 2024 for $48,233 and a total of $7,843,946 is reported as of December 31, 2024.

G. Receivables and Payables

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

H. Prepaid Items and Inventory

Payments made to vendors for services that will benefit periods beyond December 31, 2024 are recorded as prepaid items in both government-wide and fund financial statements. Prepaid items are accounted for using the consumption method by recording as an asset for the prepaid amount when acquired and subsequently reflecting the expenditure/expense in the fiscal year in which the services are consumed. At the fund reporting level, an equal amount of fund balance is reported as nonspendable, as this amount is not available for general appropriation.

I. Capital Assets

Capital assets, which include property, plant, equipment, and infrastructure assets (e.g., roads, bridges, sidewalks, and similar items), are reported in the applicable governmental or business-type activities column in the government-wide financial statements. Capital assets are defined by the City as assets with an initial, individual cost of more than $5,000 and an estimated useful life in excess of one year. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at estimated acquisition value at the date of donation. The City has reported infrastructure consistent with the retroactive infrastructure reporting requirements of GASB Statement No. 34.

The cost of normal maintenance and repairs that do not add to the value of the asset or materially extend assets' lives are not capitalized.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

I. Capital Assets (Continued)

Capital assets of the primary government are depreciated using the straight-line method over the following estimated useful lives:

Assets	Years
Infrastructure	30-50
Buildings and improvements	10-40
Park improvements	10-40
Furniture, machinery, and equipment	3-20
Vehicles	3-10

J. Deferred Outflows/Inflows of Resources

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net assets that applies to future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The City's unavailable revenue, which arises under a modified accrual basis of accounting, and, therefore, qualifies for reporting in the governmental funds balance sheet. The governmental funds report unavailable revenues from property taxes as these amounts are deferred and will be recognized as an inflow of resources in the period in which the amounts become available.

The City also has deferred inflows of resources and deferred outflows of resources related to the recording of changes in its net pension liability (asset). Certain changes in the net pension liability (asset) are recognized as pension expense over time instead of all being recognized in the year of occurrence. Experience gains or losses result from periodic studies by the City's actuary which adjust the net pension liability (asset) for actual experience for certain trend information that was previously assumed, for example the assumed dates of retirement of plan members. These experience gains or losses are recorded as deferred outflows of resources or deferred inflows of resources and are amortized into pension expense over the expected remaining service lives of Plan members. Changes in actuarial assumptions which adjust the net pension liability (asset) are also recorded as deferred outflows of resources or deferred inflows of resources and are amortized into pension expense over the expected remaining service lives of Plan members. The difference between projected investment return on pension investments and actual return on those investments is also deferred and amortized against pension expense over a five year period. Additionally, any contributions made by the City to the pension plan before year end but subsequent to the measurement date of the City's net pension liability (asset) are reported as deferred outflows of resources.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

K. Compensated Absences

It is the City's policy to permit employees to accumulate earned but unused paid time off (PTO, which is an all-purpose time off policy provided to regular, full-time employees. PTO is intended for use of vacation, sick/illness and medical or other care. The amount of PTO earned by employees at the end of each pay period is based on their length of service within the City. Employees accrue PTO at various rates based on years of service with the City as follows: zero to five years – 160 hours; six to ten years – 200 hours; eleven or more years – 240 hours. In the case of newly hired full-time employees, accrual of PTO begins at the end of the first pay period subsequent to hire. Unused PTO is allowed to carryover at the beginning of each calendar year up to a maximum of 480 hours. PTO is accrued when incurred in the government-wide and proprietary fund financial statements. A liability for the amounts is reported in the governmental funds only if it has matured, for example, as a result of employee resignations and retirements.

L. Long-Term Obligations

In the government-wide financial statements and proprietary fund types in the fund financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities, business-type activities, or proprietary fund type statement of net position. Bond premiums and discounts are deferred and amortized over the term of the bonds using the effective interest method. Bonds payable are reported net of the applicable discount or premium. Bond issuance costs are expensed when incurred.

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

M. Fund Equity and Net Position

Fund equity at the governmental fund financial reporting level is classified as "fund balance." Fund equity for all other reporting is classified as "net position."

Fund Balance – Generally, fund balance represents the difference between the assets, deferred inflows of resources, and liabilities under the current financial resources measurement focus of accounting. In the fund financial statements, governmental funds report fund balance classifications that comprise a hierarchy based primarily on the extent to which the City is bound to honor constraints on the specific purpose for which amounts in those funds can be spent.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

M. Fund Equity and Net Position (Continued)

Fund balances are classified as follows:

Nonspendable – Fund balances are reported as nonspendable when amounts cannot be spent because they are either: (a) not in spendable form (i.e., items that are not expected to be converted to cash) or (b) legally or contractually required to be maintained intact.

Restricted – Fund balances are reported as restricted when there are limitations imposed on their use either through enabling legislation adopted by the City or through external restrictions imposed by creditors, grantors, laws or regulations of other governments.

Committed – Fund balances are reported as committed when they can be used only for specific purposes pursuant to constraints imposed by a formal vote of the Mayor and City Council (passage of a resolution). Only the Mayor and the City Council may modify or rescind the commitment through a majority vote (passage of a resolution).

Assigned – Fund balances are reported as assigned when amounts are constrained by the City's intent to be used for specific purposes, but are neither restricted nor committed. The City Council has expressly delegated to the City Manager the authority to assign funds for particular purposes. Such assignments cannot exceed the available (spendable, unrestricted, uncommitted) fund balance in any particular fund.

Unassigned – Fund balances are reported as unassigned as the residual amount when the balances do not meet any of the above criterion. The City reports positive unassigned fund balance only in the General Fund. Negative unassigned fund balance may be reported in other governmental funds.

Flow Assumptions – When both restricted and unrestricted amounts of fund balance are available for use for expenditures incurred, it is the City's policy to use restricted amounts first and then unrestricted amounts as they are needed. For unrestricted amounts of fund balance, it is the City's policy to use fund balance in the following order: (1) Committed, (2) Assigned, and (3) Unassigned.

Net Position – Net position represents the difference between assets, deferred outflows of resources, liabilities, and deferred inflows of resources in reporting which utilizes the economic resources measurement focus. Net investment in capital assets consists of capital assets, net of accumulated depreciation, reduced by the outstanding balances of any borrowing used (i.e., the amount that the City has spent) for the acquisition, construction or improvement of those assets. Net position is reported as restricted using the same definition as used for restricted fund balance as described in the previous section. All other net position is reported as unrestricted.

NOTE 1. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)

N. Pensions

For purposes of measuring the net pension liability, deferred outflows of resources and deferred inflows of resources related to pensions, and pension expense, information about the fiduciary net position of the City of Chamblee Retirement Plan (the "Plan") and additions to/deductions from the Plan's fiduciary net position have been determined on the same basis as they are reported by the Plan. For this purpose, benefit payments (including refunds of employee contributions) are recognized when due and payable in accordance with the benefit terms. Investments are reported at fair value.

O. Management Estimates

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

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NOTE 2. RECONCILIATION OF GOVERNMENT-WIDE FINANCIAL STATEMENTS AND FUND FINANCIAL STATEMENTS

A. Explanation of Certain Differences Between the Governmental Fund Balance Sheet and the Government-Wide Statement of Net Position

The governmental fund balance sheet includes a reconciliation between *fund balance – total governmental funds* and *net position – governmental activities* as reported in the government-wide statement of net position. One element of that reconciliation explains that "long-term liabilities are not due and payable in the current period and therefore are not reported in the governmental funds." The details of this $52,352,540 difference are as follows:

Bonds payable	$ (47,416,000)
Bond premium	(2,490,376)
Financed purchase payable	(808,719)
Accrued interest payable	(590,100)
Compensated absences	(1,047,345)
Net adjustment to reduce *fund balance- total governmental funds* to arrive at *net position - governmental activities*	$ (52,352,540)

Another element of that reconciliation states that the "net pension liability is not due and payable in the current period, and, therefore, not reported in governmental funds, along with related deferred outflows of resources." The details of this $1,773,543 difference are as follows:

Net pension liability	$ (1,538,365)
Deferred inflows of resources	314,591
Deferred outflows of resources	(549,769)
Net adjustment to reduce *fund balance- total governmental funds* to arrive at *net position - governmental activities*	$ (1,773,543)

NOTE 2. RECONCILIATION OF GOVERNMENT-WIDE FINANCIAL STATEMENTS AND FUND FINANCIAL STATEMENTS (CONTINUED)

B. Explanation of Certain Differences between the Governmental Fund Statement of Revenues, Expenditures, and Changes in Fund Balances and the Government-Wide Statement of Activities

The governmental fund statement of revenues, expenditures, and changes in fund balances includes a reconciliation between *net changes in fund balances – total governmental funds* and *changes in net position of governmental activities* as reported in the government-wide statement of activities. One element of that reconciliation explains that "Governmental funds report capital outlays as expenditures. However, in the statement of activities the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense." The details of this $11,519,481 difference are as follows:

Capital outlay	$ 14,787,105
Depreciation expense	(3,267,624)
Net adjustment to increase *net changes in fund balances - total governmental funds* to arrive at *changes in net position of governmental activities*	$ 11,519,481

Another element of the reconciliation states "The issuance of long-term debt provided current financial resources to governmental funds, while the repayment of the principal consumes the current financial resources of governmental funds. Neither transaction, however, has any effect on net position. Additionally, governmental funds report the effects of premiums when the debt is first issued, whereas this amount is amortized in the statement of activities." The details of this $9,144,632 difference are as follows:

Issuance of revenue bonds	$ (10,556,000)
Principal retirement of long-term debt	1,186,967
Amortization of bond premium	224,401
Net adjustment to reduce *net changes in fund balances - total governmental funds* to arrive at *changes in net position of governmental activities*	$ (9,144,632)

Another element of that reconciliation explains that "Some expenses reported in the statement of activities do not require the use of current financial resources, and, therefore, are not reported as expenditures in governmental funds." The details of this $45,010 difference are as follows:

Accrued interest payable	$ (89,462)
Compensated absences	(112,800)
Pension expense	157,252
Net adjustment to reduce *net changes in fund balances - total governmental funds* to arrive at *changes in net position of governmental activities*	$ (45,010)

NOTE 3. LEGAL COMPLIANCE - BUDGETS

The budget is officially adopted by the governing body prior to the beginning of its fiscal year, or a resolution authorizing the continuation of necessary and essential expenditures to operate the City will be adopted. The legal level of budgetary control (i.e., the level at which expenditures may not legally exceed appropriations) is the department level, within the fund. Transfers of appropriations within a department budget or within a nondepartmental expenditure category require only the approval of the Finance Director. Increases in appropriations in a departmental budget or in a nondepartmental expenditure category, require approval of the governing body in the form of amendments to the budget ordinance.

For the year ended December 31, 2024, expenditures exceeded the budget in each of the following departments which were funded by lower than budgeted expenditures in other areas or greater than anticipated revenues.

Genera Fund - public safety	$ 1,271,660

NOTE 4. DEPOSITS AND OTHER ASSETS

Custodial Credit Risk – Deposits: Custodial credit risk for deposits is the risk that, in the event of the failure of a depository financial institution, a government will not be able to recover deposits or will not be able to recover collateral securities that are in the possession of an outside party. State statutes, and City policy, require all deposits and investments (other than federal or state government instruments) to be collateralized by depository insurance, obligations of the U.S. Government, or bonds of public authorities, counties, or municipalities. As of December 31, 2024, the City's bank balances were properly collateralized as defined by state statutes.

Credit Risk – Investments: The local government investment pool, "Georgia Fund 1," created by OCGA 36-83-8, is a stable asset value investment pool, which follows Fitch's criteria for AAAf/S1 rated money market funds and is regulated by the Georgia Office of the State Treasurer. The pool is not registered with the SEC as an investment company. The pool's primary objectives are safety of capital, investment income, liquidity and diversification while maintaining principal ($1 per share value). The asset value is calculated weekly to ensure stability. The pool distributes earnings (net of management fees) on a monthly basis and determines participants' shares sold and redeemed based on $1 per share. The City has classified the Georgia Fund 1 funds as cash equivalents; therefore, cash equivalents includes $8,963,919 in Georgia Fund 1. As of December 31, 2024, the Georgia Fund 1 had a weighted-average maturity of 27 days and a credit rating of AAAf/S1.

NOTE 4. DEPOSITS AND OTHER ASSETS (CONTINUED)

Categorization of Investments. As of December 31, 2024, the City had the following investment:

Investment	Maturity	Credit Rating	Fair Value
Certificate of deposit	Less than a year	N/A	$ 1,868,193

Interest Rate Risk: The City does not have a formal policy that addresses interest rate risk. At December 31, 2024, the above investments were subject to interest rate risk. Interest rate risk is the risk that a government may face should changes in interest rates affect the fair value of its investments.

Credit Risk Policy: State statutes authorize the City to invest in obligations of the State of Georgia or other States; obligations issued by the U.S. Government; obligations fully insured or guaranteed by the U.S. Government or by a government agency of the United States; obligations of any corporation of the U.S. Government; prime bankers' acceptances; the State of Georgia's Local Government Investment Pool (Georgia Fund 1) established by state law; repurchase agreements; and obligations of other political subdivisions of the State of Georgia. As of December 31, 2024, the City's only investments were in the local government pool established by state law.

Fair Value Measurements: The City categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. The hierarchy is based on the valuation inputs used to measure the fair value of the asset. Level 1 inputs are quoted prices in active markets for identical assets; Level 2 inputs are significant other observable inputs; and Level 3 inputs are significant unobservable inputs. The Georgia Fund 1 is an investment pool which does not meet the criteria of GASB Statement No. 79 and is thus valued at fair value in accordance with GASB Statement No. 31. As a result, the City does not disclose the investment in the Georgia Fund 1 within the fair value hierarchy.

NOTE 5. RECEIVABLES

DeKalb County bills and collects real and personal property taxes for the City. Property taxes attach as an enforceable lien on property as of January 1 and are based on property values assessed as of January 1. Tax bills were levied in July 2024. The billings are considered due upon receipt by the taxpayer; however, they are considered late after November 15. After this date, the bill becomes delinquent, and penalties and interest may be assessed by the City.

In the governmental funds, the City's property tax revenues are recognized when levied to the extent that they are available. Receivables outstanding more than 60 days after year end are considered available and are recorded as deferred inflows of resources - unavailable property taxes in the City's governmental funds but are recognized as revenue in the government-wide financial statements for governmental activities.

NOTE 5. RECEIVABLES (CONTINUED)

In the enterprise funds, stormwater fees (for residential customers) are billed annually in July along with the property taxes and are due and payable in two installments. The first installment was due on August 15, 2024 and the second installment was due on November 15, 2024. After these dates, the bill becomes delinquent and penalties and interest may be assessed by the City.

Receivables at December 31, 2024, for the City's individual major funds and nonmajor funds in the aggregate, including the applicable allowances for uncollectible accounts are as follows:

	General	Special Purpose Local Option Sales Tax	ARPA	Nonmajor Governmental
Receivables:				
Taxes	$ 3,286,299	$ -	$ -	$ 144,428
Accounts	145,961	-	-	273,941
Intergovernmental	34,656	527,936	588,955	-
Less allowance for uncollectible	(410,129)	-	-	-
Net total receivable	$ 3,056,787	$ 527,936	$ 588,955	$ 418,369

	Stormwater	Sanitation
Receivables:		
Accounts	$ 1,228,406	$ 31,446
Less allowance for uncollectible	(771,510)	(7,000)
Net total receivable	$ 456,896	$ 24,446

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NOTE 6. CAPITAL ASSETS

Primary Government

Capital asset activity for the year ended December 31, 2024, is as follows:

	Beginning Balance	Increases	Transfers	Decreases	Ending Balance
Governmental activities:					
Capital assets, not being depreciated:					
Land	$ 6,837,244	$ 1,992,786	$ -	$ -	$ 8,830,030
Construction in progress	1,258,330	8,337,334	(1,635,216)	-	7,960,448
Total	8,095,574	10,330,120	(1,635,216)	-	16,790,478
Capital assets, being depreciated:					
Buildings and improvements	41,589,788	3,074,847	47,500	-	44,712,135
Infrastructure	23,791,245	187,391	5,037,834	-	29,016,470
Furniture and equipment	6,594,634	381,824	-	-	6,976,458
Park improvements	12,212,411	462,936	(3,450,118)	-	9,225,229
Vehicles	5,625,176	349,987	-	(685,339)	5,289,824
Total	89,813,254	4,456,985	1,635,216	(685,339)	95,220,116
Less accumulated depreciation for:					
Buildings and improvements	(3,712,659)	(1,052,160)	(444)	-	(4,765,263)
Infrastructure	(6,221,134)	(972,997)	(29,476)	-	(7,223,607)
Furniture and equipment	(3,578,979)	(552,119)	-	-	(4,131,098)
Park improvements	(2,341,624)	(304,380)	29,920	-	(2,616,084)
Vehicles	(4,274,557)	(385,968)	-	529,823	(4,130,702)
Total	(20,128,953)	(3,267,624)	-	529,823	(22,866,754)
Total capital assets, being depreciated, net	69,684,301	1,189,361	1,635,216	(155,516)	72,353,362
Governmental activities capital assets, net	$ 77,779,875	$ 11,519,481	$ -	$ (155,516)	$ 89,143,840

In 2024, the City allocated $4,536,228 from buildings and improvements to infrastructure via the transfers column, including any related accumulated depreciation. This adjustment more accurately reflects asset classification. There was no impact to the net total of governmental activities capital assets reported.

NOTE 6. CAPITAL ASSETS (CONTINUED)

	Beginning Balance	Increases	Decreases	Ending Balance
Business-type activities:				
Capital assets, not being depreciated:				
Land	$ 499,615	$ -	$ -	$ 499,615
Construction in progress	7,429	20,958	-	28,387
Total	507,044	20,958	-	528,002
Capital assets, being depreciated:				
Infrastructure	7,959,572	-	-	7,959,572
Buildings	125,305	-	-	125,305
Machinery and equipment	775,526	-	-	775,526
Vehicles	3,328,982	280,809	-	3,609,791
Total	12,189,385	280,809	-	12,470,194
Less accumulated depreciation for:				
Infrastructure	(7,162,116)	(127,152)	-	(7,289,268)
Buildings	(76,991)	(4,201)	-	(81,192)
Machinery and equipment	(517,419)	(68,108)	-	(585,527)
Vehicles	(2,030,645)	(351,080)	-	(2,381,725)
Total	(9,787,171)	(550,541)	-	(10,337,712)
Total capital assets, being depreciated, net	2,402,214	(269,732)	-	2,132,482
Business-type activities capital assets, net	$ 2,909,258	$ (248,774)	$ -	$ 2,660,484

NOTE 6. CAPITAL ASSETS (CONTINUED)

Discretely Presented Component Unit

	Beginning Balance	Increases	Decreases	Ending Balance
Downtown Development Authority:				
Capital assets, being depreciated:				
Buildings and improvements	$ 9,800	$ -	$ -	$ 9,800
Furniture and equipment	3,000	-	-	3,000
Total	12,800	-	-	12,800
Less accumulated depreciation for:				
Buildings and improvements	(2,009)	(490)	-	(2,499)
Furniture and equipment	(3,000)	-	-	(3,000)
Total	(5,009)	(490)	-	(5,499)
Total capital assets, being depreciated, net	7,791	(490)	-	7,301
Downtown Development Authority capital assets, net	$ 7,791	$ (490)	$ -	$ 7,301

Depreciation expense was charged to functions/programs of the primary government and its component unit as follows:

Governmental Activities	
General Government	$ 632,747
Judicial	1,897
Public Safety	1,336,913
Public Works	1,002,578
Culture and Recreation	293,489
Total depreciation expense - governmental activities	$ 3,267,624
Business-type Activities	
Stormwater	$ 298,719
Sanitation	251,822
Total depreciation expense - business-type activities	$ 550,541

NOTE 7. LONG-TERM DEBT

Primary Government

Long-term liability activity for the year ended December 31, 2024, was as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Primary Government					
Governmental activities:					
Bonds payable-direct placement	$ 37,805,000	$ 10,556,000	$ (945,000)	$ 47,416,000	$ 1,522,000
Unamortized bond premium	2,714,777	-	(224,401)	2,490,376	-
Financed purchases	1,050,686	-	(241,967)	808,719	255,275
Compensated absences *	934,545	112,800	-	1,047,345	915,396
Net pension liability	2,828,070	1,730,244	(3,019,949)	1,538,365	-
Governmental activities long-term liabilities	$ 45,333,078	$ 12,399,044	$ (4,431,317)	$ 53,300,805	$ 2,692,671

* The change in compensated absences liability is reported as a net change.

For governmental activities, financed purchases, bonds payable, and the net pension liability are liquidated by the General Fund, the Urban Redevelopment Agency and the Public Facilities Authority.

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Primary Government					
Business-type activities:					
Compensated absences *	$ 145,944	$ 19,542	$ -	$ 165,486	$ 124,304
Net pension liability	337,970	235,413	(363,492)	209,891	-
Business-type activities Long-term liabilities	$ 483,914	$ 254,955	$ (363,492)	$ 375,377	$ 124,304

* The change in compensated absences liability is reported as a net change.

Bonds Payable – Direct Placement – In August 2019, the Urban Redevelopment Agency issued Series 2019 Revenue Bonds in the amount of $24,465,000 for the purpose of financing the City's urban redevelopment projects and paying the remainder of the note payable with Georgia Municipal Association. The Series 2019 Bonds bear interest rates from 2%-5% per annum payable each February 1 and August 1 with principal payable annually on February 1. Principal payments began February 1, 2020, and mature February 1, 2049.

In April 2021, the Urban Redevelopment Agency issued Series 2021 Revenue Bonds in the amount of $15,895,000 for the purpose of financing the City's urban redevelopment projects. The Series 2021 Bonds bear interest rates from 2%-5% per annum payable each February 1 and August 1 with principal payable annually on February 1. Principal payments began February 1, 2022, and mature February 1, 2046.

NOTE 7. LONG-TERM DEBT (CONTINUED)

Primary Government (Continued)

In August 2024, the Urban Redevelopment Agency issued Series 2024 Taxable Revenue Bonds in the amount of $2,085,000 for the purpose of: (a) financing the City's urban redevelopment projects and (b) paying the cost of issuing the Bonds. The Series 2024 Bonds bear an interest rate of 5.46% per annum payable each February 1 and August 1 with principal payable annually on February 1. Principal payments commence in February 2025 and mature in February 2034.

In November 2024, the Public Facilities Authority issued Series 2024 Revenue Bonds in the amount of $8,471,000 for the purposes of: (a) reimbursing the City for the acquisition of a public works facility, (b) financing the renovation and equipping of a portion of the public works facility, (c) financing a project to be used as a park and part of the City's stormwater management system, and (d) paying the cost of issuing the Bonds. The Series 2024 Bonds bear an interest rate of 4.06% per annum payable each February 1 and August 1 with principal payable annually on February 1. Principal payments commence in February 2025 and mature in February 2044.

The annual debt service requirements, as of December 31, 2024, on the City's bonds payable are as follows:

Year Ending December 31	Principal	Interest	Total
2025	$ 1,522,000	$ 1,474,775	$ 2,996,775
2026	1,504,000	1,502,073	3,006,073
2027	1,581,000	1,426,916	3,007,916
2028	1,663,000	1,347,851	3,010,851
2029	1,741,000	1,264,857	3,005,857
2030-2034	9,968,000	5,058,625	15,026,625
2035-2039	10,164,000	3,501,379	13,665,379
2040-2044	13,453,000	1,967,084	15,420,084
2045-2049	5,820,000	446,850	6,266,850
Total	$ 47,416,000	$ 17,990,410	$ 65,406,410

Financed Purchase from Direct Borrowing – In July 2023, the City entered into a financed purchase agreement in the amount of $1,050,686 for the acquisition of tasers, cameras, and other equipment for the police department. Annual principal and interest payments are required through June 2027 at an interest rate of 5.50%. As of December 31, 2024, the City had $1,050,686 of capital assets under the financed purchase agreement with $113,824 of accumulated depreciation. Annual depreciation of the assets is included in depreciation expense. The City's total debt service requirements to maturity on its financed purchase is as follows:

Year Ending December 31	Principal	Interest	Total
2025	$ 255,275	$ 44,480	$ 299,755
2026	269,316	30,439	299,755
2027	284,128	15,627	299,755
Total	$ 808,719	$ 90,546	$ 899,265

NOTE 7. LONG-TERM DEBT (CONTINUED)

Discretely Presented Component Unit

Downtown Development Authority

Long-term liability activity for the year ended December 31, 2024, was as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Downtown Development Authority:					
Bonds payable-direct placement	$ 4,235,277	$ -	$ (653,000)	$ 3,582,277	$ 685,000
Total long-term liabilities	$ 4,235,277	$ -	$ (653,000)	$ 3,582,277	$ 685,000

The Downtown Development Authority issued Series 2018 Taxable Refunding Revenue Bonds in the amount of $13,604,185 on August 31, 2018 in order to refinance 100% of the Series 2016 notes and 2017 Bonds from prior years. The Bonds carry an interest rate of prime plus .35% which adjusts every three years and mature on December 1, 2029. The DDA is currently paying $14,350 in monthly interest payments. The bond agreement calls for three different repayment options; option one maturing on December 31, 2029, option two maturing on December 31, 2032, and option three maturing on December 31, 2037. The DDA's intent is to sell the properties securing the bonds prior to these dates and for financial statement presentation, the DDA has elected to use option one. A property was sold in 2020 and properties were sold in 2021 in which the proceeds were used to pay down the outstanding balance.

The Bonds are secured by the properties and in part by a pledge of rental payments paid to the Authority by tenants leasing the properties. Additionally, the Authority entered into an intergovernmental agreement with the City to provide security for the payment of the Bonds in the event the Authority is unable to meet the annual debt service obligation and the balloon payment. Under the agreement, the City has the authority to tax property in the City at a three mill limit to the extent necessary to pay the debt service on the Bonds, and that such payments be pledged by the Authority to the holders of the Bonds.

The annual debt service requirements, as of December 31, 2024 is as follows:

Year Ending December 31	Principal	Interest	Total
2025	$ 685,000	$ 147,678	$ 832,678
2026	719,000	119,439	838,439
2027	755,000	89,799	844,799
2028	793,000	58,835	851,835
2029	630,277	25,983	656,260
Total	$ 3,582,277	$ 441,734	$ 4,024,011

NOTE 8. INTERFUND RECEIVABLES, PAYABLES, AND TRANSFERS

The composition of interfund balances as of December 31, 2024, is as follows:

Due to/from other funds:

Receivable Fund	Payable Fund	Amount
General Fund	Nonmajor Governmental Funds	$ 143,916
General Fund	ARPA Fund	47,330
General Fund	Public Facilities Authority Fund	2,347
Nonmajor Governmental Funds	General Fund	3,495
SPLOST Fund	General Fund	176,978
Nonmajor Governmental Funds	SPLOST Fund	5,578

All interfund balances resulted from the time lag between the dates that: (1) interfund goods and services are provided or reimbursable expenditures/expenses occur, (2) transactions are recorded in the accounting system, and (3) payments between funds are made. The balance between the SPLOST and General Fund is for repayment of projects initially funded by SPLOST that were later determined to not be allowable under the SPLOST project referendum. The balance between the ARPA Fund and General Fund is to pay for projects funded with coronavirus state and local fiscal recovery grant funding paid out of the General Fund. The balance between the nonmajor governmental funds and SPLOST Fund is to pay for project costs funded by SPLOST in accordance with SPLOST projects referendum. The balance between the General Fund and Public Facilities Authority Fund (PFA) is to pay for project costs incurred in the General Fund to be paid for with PFA bond proceeds.

Interfund transfers:

Transfers In	Transfers Out	Amount
General Fund	Nonmajor Governmental Funds	$ 885,846
General Fund	SPLOST Fund	165,000
SPLOST Fund	General Fund	1,031,752
Nonmajor Governmental Funds	General Fund	143,247
Nonmajor Governmental Funds	Nonmajor Governmental Funds	35,864
Nonmajor Governmental Funds	SPLOST	45,672
Sanitation Fund	General Fund	585,945

Transfers are used to: (1) move revenues from the fund that statute or budget requires collecting them to the fund that statute or budget requires to expend them, (2) use unrestricted revenues collected in the General Fund to finance various program accounts for other funds in accordance with budgetary authorizations, (3) transfer funds from the SPLOST Fund for the matching portion of grants that fund allowable SPLOST expenditures in the General Fund and Nonmajor Governmental Funds (4) to transfer funds from the General Fund to the Sanitation Fund to supplement projects, and (5) transfer funds from the General Fund to the SPLOST Fund for repayment of projects initially funded by SPLOST that were later determined to not be allowable under the SPLOST project referendum.

NOTE 9. DEFINED BENEFIT PENSION PLAN

Plan Description

The City, as authorized by the Mayor and City Council, has established a defined benefit pension plan (the "City of Chamblee Retirement Plan") covering all full-time employees. The City Council in its role as the Plan Sponsor, has the sole authority to amend the provisions, including specific benefit provisions and contribution requirements of the Plan as provided by the Plan document. The City's Pension Plan is affiliated with the Georgia Municipal Employee Benefit System (GMEBS), an agent multiple-employer pension plan administered by the Georgia Municipal Association. Contributions made by the City are comingled with contributions made by other members of GMEBS for investment purposes. The City does not own any securities on its own. Investment income from the securities is allocated on a pro rata basis. The Georgia Municipal Association issues a publicly available financial report that includes financial statements and required supplementary information for GMEBS. The plan was closed to new participants in 2010.

That report may be obtained by writing to Georgia Municipal Association, Risk Management and Employee Benefit Services, 201 Pryor Street, NW, Atlanta, Georgia 30303 or by calling (404) 688-0472 or on the internet at www.gmanet.com.

As provided by state law, benefit provisions for participants in GMEBS are established by the respective employers. As authorized by the Mayor and City Council, the Plan provides pension benefits and death and disability benefits for Plan members and beneficiaries. All employees who work at least thirty (30) hours a week are eligible to participate after one (1) year. Elected officials have no waiting period for eligibility. Benefits vest after ten years of service. A City employee who retires at age 65 with five (5) years of service is entitled to benefits of 2.0% of final average earnings in excess of covered compensation. An employee may elect early retirement at age 55 provided he or she has a minimum of ten (10) year's total credited service to receive full benefits. Elected officials are entitled to $30 for each year of service after reaching normal retirement age not to exceed twenty (20) years. Employees of the City are not required to make contributions to this Plan.

At July 1, 2024, the date of the most recent actuarial valuation, there were 119 participants consisting of the following:

Retirees and beneficiaries currently receiving benefits	64
Terminated vested participants not yet receiving benefits	38
Active participants - vested	11
Active participants - nonvested	6
Total	119

NOTE 9. DEFINED BENEFIT PENSION PLAN (CONTINUED)

Contributions

The Plan is subject to minimum funding standards of the Georgia Public Retirement Systems Standards law. The Board of Trustees of GMEBS has adopted a recommended actuarial funding policy for the Plan which meets state minimum requirements and will accumulate sufficient funds to provide the benefits under the Plan. The funding policy for the Plan is to contribute an amount equal to or greater than the recommended contribution described below. For fiscal year 2024, the City contributions to the Plan were $393,264 and represented 37.73% of covered payroll.

Net Pension Liability of the City

The City's net pension liability was measured as of March 31, 2024. The total pension liability used to calculate the net pension liability was determined by an actuarial valuation as of July 1, 2023 with update procedures performed by the actuary to rollforward to the total pension liability measured as of March 31, 2024.

Actuarial assumptions. The total pension liability in the July 1, 2023 actuarial valuation was determined using the following actuarial assumptions, applied to all periods included in the measurement:

Inflation	2.25%
Salary increases	2.25%, plus service based merit increase
Investment rate of return	7.375%, net of pension plan investment expense, including inflation

Mortality rates for the July 1, 2023 valuation were based on the sex-district Pri-2012 head count weighted Healthy Retiree Mortality Table with rates multiplied by 1.25.

The actuarial assumptions used in the July 1, 2023 valuation were based on the results of an actuarial experience study for the period January 1, 2015–June 30, 2019.

Cost-of-living adjustments were assumed to be 2.25%.

NOTE 9. DEFINED BENEFIT PENSION PLAN (CONTINUED)

Net Pension Liability of the City (Continued)

The long-term expected rate of return on pension plan investments was determined using a building-block method in which best-estimate ranges of expected future real rates of return (expected returns, net of pension plan investment expense and inflation) are developed for each major asset class. These ranges are combined to produce the long-term expected rate of return by weighting the expected future real rates of return by the target asset allocation percentage and by adding expected inflation. Best estimates of arithmetic real rates of return for each major asset class included in the pension plan's target asset allocation as of March 31, 2024 are summarized in the table below:

Asset class	Target allocation	Long-term expected real rate of return*
Domestic equity	45%	6.91%
International equity	20%	7.21%
Real estate	10%	3.61%
Global fixed income	5%	1.67%
Domestic fixed income	20%	1.61%
Cash	—%	
Total	100%	

* Rates shown are net of the 2.25% assumed rate of inflation

Discount rate. The discount rate used to measure the total pension liability was 7.375%, which did not change from the rate used in the previous year. The projection of cash flows used to determine the discount rate assumed that Plan member contributions will be made at the current contribution rate and that City contributions will be made at rates equal to the difference between actuarially determined contribution rates and the member rate. Based on those assumptions, the pension plan's fiduciary net position was projected to be available to make all projected future benefit payments of current Plan members. Therefore, the long-term expected rate of return on pension plan investments was applied to all of the projected benefit payments to determine the total pension liability.

NOTE 9. DEFINED BENEFIT PENSION PLAN (CONTINUED)

Net Pension Liability of the City (Continued)

Changes in the net pension liability of the city. The changes in the components of the net pension liability of the City for the fiscal year ended December 31, 2024 were as follows:

	Total Pension Liability (a)	Plan Fiduciary Net Position (b)	Net Pension Liability (a) - (b)
Balances at 12/31/23	$ 21,832,452	$ 18,666,412	$ 3,166,040
Changes for the year:			
Service cost	59,566	-	59,566
Interest	1,560,567	-	1,560,567
Differences between expected and actual experience	324,931	-	324,931
Contributions—employer	-	341,211	(341,211)
Net investment income	-	3,042,886	(3,042,886)
Benefit payments, including refunds of employee contributions	(1,463,574)	(1,463,574)	-
Administrative expense	-	(21,249)	21,249
Net changes	481,490	1,899,274	(1,417,784)
Balances at 12/31/24	$ 22,313,942	$ 20,565,686	$ 1,748,256

The required schedule of changes in the City's net pension liability and related ratios immediately following the notes to the financial statements presents multiyear trend information about whether the value of plan assets is increasing or decreasing over time relative to the total pension liability.

Sensitivity of the net pension liability to changes in the discount rate. The following presents the net pension liability of the City, calculated using the discount rate of 7.375%, as well as what the City's net pension liability (asset) would be if it were calculated using a discount rate that is 1-percentage-point lower (6.375%) or 1-percentage-point higher (8.375%) than the current rate:

	1% Decrease (6.375%)	Current Discount Rate (7.375%)	1% Increase (8.375%)
City's net pension liability	$ 4,237,490	$ 1,748,256	$ (350,115)

NOTE 9. DEFINED BENEFIT PENSION PLAN (CONTINUED)

Net Pension Liability of the City (Continued)

Actuarial valuations involve estimates of the value of reported amounts and assumptions about the probability of events far into the future, and actuarially determined amounts are subject to continual revision as results are compared to past expectations and new estimates are made about the future. Actuarial calculations reflect a long-term perspective. Calculations are based on the substantive plan in effect as of March 31, 2024 and the current sharing pattern of costs between employer and employee.

Pension Expense, Deferred Outflows of Resources, and Deferred Inflows of Resources Related to Pensions

For the year ended December 31, 2024, the City recognized pension expense of $277,797. At December 31, 2024, the City reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Net difference between projected and actual earnings on pension plan investments	$ -	$ 624,779
City contributions subsequent to the measurement date	357,513	-
Total	$ 357,513	$ 624,779

City contributions subsequent to the measurement date of $357,513 are reported as deferred outflows of resources and will be recognized as a reduction of the net pension liability in the year ending December 31, 2025. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to pensions will be recognized in pension expense as follows:

Year Ending December 31:	
2025	$ (822,469)
2026	292,471
2027	246,901
2028	(341,682)
Total	$ (624,779)

NOTE 10. DEFERRED COMPENSATION PLANS

457 (b) - Plan Description

The City offers its employees a deferred compensation plan created in accordance with Internal Revenue Code 457. The Plan, available to all City employees, permits them to defer a portion of their salary until future years. Participation in the Plan is optional. The deferred compensation is not available to employees until termination, retirement, death, or unforeseeable emergencies.

In accordance with Section 457 of the Internal Revenue Code, Plan assets are held in trust for the exclusive benefit of participants and beneficiaries and administered by a third party. Accordingly, the assets and liabilities of the deferred compensation plan are not included in the accompanying basic financial statements.

457 (b) - Plan Contributions

Under the Plan authorized by the Mayor and City Council, the City has elected not to make contributions to the Plan. The Plan is entirely employee funded. Employees can either have a percentage of their pay deducted or a specific dollar amount deducted and paid into this Plan. Employees contributed $718,293 during the year ended December 31, 2024. At the end of the year, there were 173 participants in the Plan. Total value of the deferred compensation plan as of year end was $4,695,173 which results in an average participant balance of $21,140.

401 (a) - Plan Description

The City offers full-time employees who are employed by the City on or after January 1, 2010; and two (2) employees initially employed prior to this date a Deferred Compensation Plan (the “Plan”) created in accordance with Internal Revenue Code Section 401 (a). The Deferred Compensation Plan for the City is available to all employees and is a defined contribution plan and permits employees to defer a portion of their salary until future years. The deferred compensation is not available to employees until termination, retirement, death or unforeseeable emergency. As required by federal regulations, these Plan assets are held in a trust for the exclusive benefit of participants and their beneficiaries. The Plan is administered by a third-party administrator, Georgia Municipal Association, who also serves as the trustee of the Plan.

The City has no fiduciary relationship with the trust. Accordingly, the Plan assets are not reported in the City’s financial statements.

401 (a) - Plan Contributions

Under the Plan authorized by the Mayor and City Council, the City has elected to make contributions to the Plan and the contributions and related investment earnings allocated to an employee’s account are fully vested after the employee’s probation period has ended, in accordance with the City’s current personnel policy. The Plan is entirely employer funded as Participants are not allowed to contribute to the Plan. City contributions and interest forfeited by employees who leave employment before becoming vested are held in the Plan and are distributed to remaining participants. The City contributed $1,341,542 during the year ended December 31, 2024. The City’s contribution rate is 10% of the employees’ gross salary. At the end of the year, there were 326 participants in the Plan. Total value of the plan as of year end was $8,213,435 which results in an average participant balance of $25,195.

NOTE 11. JOINT VENTURE

Under Georgia law, the City, in conjunction with other cities and counties in the Atlanta, Georgia area, is a member of the Atlanta Regional Commission (ARC). Dues to the ARC are assessed at the County level and are, accordingly, paid by DeKalb County. Membership in the ARC is required by the Official Code of Georgia Annotated (OCGA) Section 50-8-34 which provides for the organizational structure of the ARC in Georgia. The ARC Board membership includes the chief elected official of each county and various municipalities of the area. OCGA 50-8-39.1 provides that the member governments are liable for any debts or obligations of the ARC. Separate financial statements may be obtained from ARC, 229 Peachtree St. NE, Suite 100, Atlanta, Georgia 30303.

NOTE 12. RISK MANAGEMENT

The City is exposed to various risks of losses related to: torts; thefts of, damage to, and destruction of assets; errors and omissions; injuries to employees; and natural disasters. The City has purchased insurance for all other risks of loss, including workers' compensation. The City uses Georgia Interlocal Risk Management Agency (GIRMA) and Workers' Compensation Self-Insurance Fund (WCSIF), public entity risk pools currently operating as common risk management and insurance programs for member local governments, as their property/liability insurance and workers' compensation insurance providers.

As part of these risk pools, the City is obligated to pay all contributions and assessments as prescribed by the pools, to cooperate with the pools' agents and attorneys, to follow loss reduction procedures established by the funds, and to report as promptly as possible, and in accordance with any coverage descriptions issued, all incidents which could result in the funds being required to pay any claim of loss. The City is also to allow the pool's agents and attorneys to represent the City in investigation, settlement discussions and all levels of litigation arising out of any claim made against the City within the scope of loss protection furnished by the funds.

The funds are to defend and protect the members of the funds against liability or loss as prescribed in the member government contract and in accordance with the workers' compensation law of Georgia. The funds are to pay all cost taxed against members in any legal proceeding defended by the members, all interest accruing after entry of judgment, and all expenses incurred for investigation, negotiation or defense.

Settled claims have not exceeded the coverages in the last three (3) years.

NOTE 13. COMMITMENTS AND CONTINGENCIES

Litigation

The City is a defendant in various lawsuits. Although the outcome of these lawsuits is not presently determinable, in the opinion of management and legal counsel, the resolution of these matters will not have a material adverse effect on the financial condition of the City.

Grant Contingencies

The City has received federal and state grants for specific purposes that are subject to review and audit by the grantor agencies. Such audits could lead to the disallowance of certain expenditures previously reimbursed by those agencies. Based upon prior experience, management of the City believes such disallowances, if any, will not be significant.

NOTE 14. HOTEL/MOTEL LODGING AND MOTOR VEHICLE RENTAL TAXES

The City uses a lodging rate of 8%. The Official Code of Georgia Annotated 48-13-51 requires that all lodging taxes levied of 3% or more be expended or obligated contractually for the promotion of tourism, conventions, or trade shows. During the year ended December 31, 2024, the City received $1,642,269 in hotel/motel taxes. Of this amount, $1,585,108, or 96.5%, was used for the promotion of tourism, conventions, or trade shows.

A 3% excise tax on all rental motor vehicles within the City of Chamblee, Georgia was adopted through City ordinance on June 18, 1996. This car rental tax is intended to be used for the public safety facility building. Revenues were $233,096 for the year ended December 31, 2024. In the current year $250,001, which consisted of 100.0% of current year revenue and $16,905 of fund balance, was used for the promotion of tourism, conventions, or trade shows.

NOTE 15. TAX ABATEMENTS

For the year ended December 31, 2024, City property tax revenues were reduced by $928,644 under agreements entered into by the DeKalb County Development Authority, the City of Chamblee Development Authority, the Dunwoody Development Authority, and HDP Sterling, LLC. This amount represents 100% of abatements for fiscal year 2024. Under the agreements, taxes on both real property and personal property are reduced based on investments made by the corporation to whom the incentives were offered as long as the corporation meets certain investment targets.

CITY OF CHAMBLEE Georgia

REQUIRED SUPPLEMENTARY INFORMATION



CITY OF CHAMBLEE, GEORGIA

REQUIRED SUPPLEMENTARY INFORMATION
RETIREMENT PLAN
SCHEDULE OF CHANGES IN THE CITY'S NET PENSION LIABILITY (ASSET) AND RELATED RATIOS

	2024	2023	2022	2021	2020
Total pension liability					
Service cost	$ 59,566	$ 65,386	$ 99,368	$ 81,758	$ 102,976
Interest on total pension liability	1,560,567	1,497,481	1,537,479	1,461,343	1,446,991
Differences between expected and actual experience	324,931	731,239	(780,823)	783,890	368,799
Assumption changes	-	-	-	-	(105,691)
Benefit payments, including refunds of employee contributions	(1,463,574)	(1,402,160)	(1,326,636)	(1,297,866)	(1,242,633)
Net change in total pension liability	481,490	891,946	(470,612)	1,029,125	570,442
Total pension liability - beginning	21,832,452	20,940,506	21,411,118	20,381,993	19,811,551
Total pension liability - ending (a)	$ 22,313,942	$ 21,832,452	$ 20,940,506	$21,411,118	$ 20,381,993
Plan fiduciary net position					
Contributions - employer	$ 341,211	$ 485,306	$ 422,560	$ 418,139	$ 386,277
Net investment income	3,042,886	(1,426,315)	1,264,459	6,644,465	(1,104,478)
Benefit payments, including refunds of member contributions	(1,463,574)	(1,402,160)	(1,326,636)	(1,297,866)	(1,242,633)
Administrative expenses	(21,249)	(25,860)	(23,342)	(22,960)	(25,736)
Net change in plan fiduciary net position	1,899,274	(2,369,029)	337,041	5,741,778	(1,986,570)
Plan fiduciary net position - beginning	18,666,412	21,035,441	20,698,400	14,956,622	16,943,192
Plan fiduciary net position - ending (b)	$ 20,565,686	$ 18,666,412	$ 21,035,441	$20,698,400	$ 14,956,622
City's net pension liability (asset) - ending (a) - (b)	$ 1,748,256	$ 3,166,040	$ (94,935)	$ 712,718	$ 5,425,371
Plan fiduciary net position as a percentage of the total pension liability	92.17%	85.50%	100.45%	96.67%	73.38%
Covered payroll	$ 1,059,336	$ 1,278,836	$ 1,338,383	$ 1,572,855	$ 1,901,138
City's net pension liability (asset) as a percentage of covered payroll	165.03%	247.57%	-7.09%	45.31%	285.37%

	2019	2018	2017	2016	2015
Total pension liability					
Service cost	$ 112,949	$ 140,723	$ 138,111	$ 152,837	$ 168,056
Interest on total pension liability	1,393,310	1,378,519	1,325,641	1,278,981	1,254,839
Differences between expected and actual experience	383,922	599,086	169,634	30,959	128,462
Assumption changes	-	(394,477)	-	-	(451,992)
Benefit payments, including refunds of employee contributions	(1,086,296)	(1,007,055)	(895,134)	(826,291)	(749,401)
Net change in total pension liability	803,885	716,796	738,252	636,486	349,964
Total pension liability - beginning	19,007,666	18,290,870	17,552,618	16,916,132	16,566,168
Total pension liability - ending (a)	$ 19,811,551	$ 19,007,666	$ 18,290,870	$17,552,618	$ 16,916,132
Plan fiduciary net position					
Contributions - employer	$ 367,420	$ 340,800	$ 323,142	$ 333,636	$ 317,218
Net investment income	597,441	1,943,455	1,803,820	38,738	1,355,975
Benefit payments, including refunds of member contributions	(1,086,296)	(1,007,055)	(895,134)	(826,291)	(749,401)
Administrative expenses	(25,557)	(23,784)	(24,681)	(17,889)	(16,524)
Net change in plan fiduciary net position	(146,992)	1,253,416	1,207,147	(471,806)	907,268
Plan fiduciary net position - beginning	17,090,184	15,836,768	14,629,621	15,101,427	14,194,159
Plan fiduciary net position - ending (b)	$ 16,943,192	$ 17,090,184	$ 15,836,768	$14,629,621	$ 15,101,427
City's net pension liability (asset) - ending (a) - (b)	$ 2,868,359	$ 1,917,482	$ 2,454,102	$ 2,922,997	$ 1,814,705
Plan fiduciary net position as a percentage of the total pension liability	85.52%	89.91%	86.58%	83.35%	89.27%
Covered payroll	$ 1,919,979	$ 2,039,851	$ 2,234,710	$ 2,209,516	$ 2,452,427
City's net pension liability (asset) as a percentage of covered payroll	149.40%	94.00%	109.82%	132.29%	74.00%

CITY OF CHAMBLEE, GEORGIA

REQUIRED SUPPLEMENTARY INFORMATION
RETIREMENT PLAN
SCHEDULE OF CITY CONTRIBUTIONS

	2024	2023	2022	2021	2020
Actuarially determined contribution	$ 429,015	$ 366,552	$ 516,722	$ 440,070	$ 410,829
Contributions in relation to the actuarially determined contribution	393,264	366,552	516,722	440,070	410,829
Contribution deficiency (excess)	$ 35,751	$ -	$ -	$ -	$ -
Covered payroll	$ 1,042,373	$ 990,774	$ 1,232,023	$ 1,312,833	$ 1,697,167
Contributions as a percentage of covered payroll	37.73%	37.00%	41.94%	33.52%	24.21%

	2019	2018	2017	2016	2015
Actuarially determined contribution	$ 378,093	$ 362,362	$ 333,613	$ 319,651	$ 338,298
Contributions in relation to the actuarially determined contribution	378,093	362,362	333,613	319,651	338,298
Contribution deficiency (excess)	$ -	$ -	$ -	$ -	$ -
Covered payroll	$ 1,797,752	$ 2,008,232	$ 2,182,081	$ 2,249,272	$ 2,452,427
Contributions as a percentage of covered payroll	21.03%	18.04%	15.29%	14.21%	13.79%

Notes to the Schedule:

(1) Actuarial Assumptions:

Valuation Date	July 1, 2024
Cost Method	Projected Unit Credit
Actuarial Asset Valuation Method	Sum of actuarial value at beginning of year and the cash flow during the year plus the assumed investment return, adjusted by 10% of the amounts that the value exceeds or is less than the fair value at the end of the year. The actuarial value is adjusted, if necessary, to be within 20% of market value.
Assumed Rate of Return on Investments	7.375%
Projected Salary Increases	2.25% plus service based merit increases
Cost-of-Living Adjustment	2.25%
Amortization Method	Closed level dollar for remaining unfunded liability
Remaining Amortization Period	Varies for the bases, with a net effective period of 11 years

CITY OF CHAMBLEE, GEORGIA

NONMAJOR GOVERNMENTAL FUNDS

Special Revenue Funds

Special Revenue Funds are used to account and report the proceeds of specific revenue sources that are restricted or committed to expenditures for specified purposes other than debt services and capital projects.

E911 Fund – To account for the E911 fees collected that are required to be spent on the costs of operating a 911 emergency call center as restricted by state law.

Confiscated Assets Fund – This fund is used to account for the City's share of monies that have been forfeited through the court system and are restricted for law enforcement purposes.

Multiple Grants Fund – This fund is used to account for governmental grants received and the related expenditures. These grant funds are restricted by federal and state grantor agencies.

Hotel/Motel Tax Fund – To account for the 8% lodging tax levied in the City. Forty percent of the proceeds of this tax are restricted by state law to promote tourism, conventions, and cultural events within the City.

Police Technology Fund – To account for the technology fees on fines and forfeitures that are committed to be spent on police technology enhancement costs.

Downtown Special Service Fund – To account for the cost of providing special service to the City's downtown, which is restricted by City ordinance.

Capital Project Funds

Capital Projects Funds are used to account for the acquisition and construction of major items, such as buildings, infrastructure, parks, streets, and other major capital facilities.

Rental Motor Vehicle Excise Tax Fund – This fund is used to account for the collection and expenditures of an excise tax levied on motor vehicles in the City. The proceeds of this tax are restricted by state law for capital projects.

Urban Redevelopment Agency (URA) – This fund is used to provide financing for the City related to redevelopment of certain areas within the City.

CITY OF CHAMBLEE, GEORGIA

COMBINING BALANCE SHEET
NONMAJOR GOVERNMENTAL FUNDS
DECEMBER 31, 2024

	Special Revenue Funds						Capital Project Funds		
ASSETS	E911 Fund	Confiscated Assets Fund	Multiple Grants Fund	Hotel/Motel Tax Fund	Police Technology Fund	Downtown Special Service District Fund	Rental Motor Vehicle Excise Tax Fund	Urban Redevelopment Agency	Total Nonmajor Governmental Funds
Cash and cash equivalents	$ 161,484	$ 264,923	$ 176,001	$ 439,257	$ 88,562	$ 491,598	$ 47,059	$ 1,593,161	$ 3,262,045
Taxes receivable	-	-	-	118,390	-	6,698	19,340	-	144,428
Accounts receivable	103,856	-	170,085	-	-	-	-	-	273,941
Prepaid items	6,707	-	-	-	-	-	-	-	6,707
Due from other funds	-	-	5,578	-	3,495	-	-	-	9,073
Total assets	$ 272,047	$ 264,923	$ 351,664	$ 557,647	$ 92,057	$ 498,296	$ 66,399	$ 1,593,161	$ 3,696,194
LIABILITIES AND FUND BALANCES									
LIABILITIES									
Accounts payable	$ 14,705	$ -	$ 326,791	$ 143,584	$ -	$ -	$ -	$ 15,113	$ 500,193
Accrued liabilities	32,499	-	-	-	-	-	-	-	32,499
Due to other funds	-	-	-	-	-	-	-	143,916	143,916
Total liabilities	47,204	-	326,791	143,584	-	-	-	159,029	676,608
DEFERRED INFLOWS OF RESOURCES									
Unavailable revenue - property taxes	-	-	-	-	-	614	-	-	614
Total deferred inflows of resources	-	-	-	-	-	614	-	-	614
FUND BALANCES									
Fund Balances:									
Nonspendable:									
Prepaid items	6,707	-	-	-	-	-	-	-	6,707
Restricted:									
Public safety	-	264,923	-	-	-	-	-	-	264,923
Tourism	-	-	-	57,161	-	-	-	-	57,161
Capital projects	-	-	-	-	-	497,682	66,399	1,434,132	1,998,213
Committed for:									
Police technology resources	-	-	-	-	92,057	-	-	-	92,057
Assigned for:									
Public safety	218,136	-	-	-	-	-	-	-	218,136
Capital projects	-	-	24,873	-	-	-	-	-	24,873
Tourism	-	-	-	356,902	-	-	-	-	356,902
Total fund balances	224,843	264,923	24,873	414,063	92,057	497,682	66,399	1,434,132	3,018,972
Total liabilities, deferred inflows of resources, and fund balances	$ 272,047	$ 264,923	$ 351,664	$ 557,647	$ 92,057	$ 498,296	$ 66,399	$ 1,593,161	$ 3,696,194

CITY OF CHAMBLEE, GEORGIA

COMBINING STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES
NONMAJOR GOVERNMENTAL FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2024

	Special Revenue Funds						Capital Project Funds		
	E911 Fund	Confiscated Assets Fund	Multiple Grants Fund	Hotel/Motel Tax Fund	Police Technology Fund	Downtown Special Service Fund	Rental Motor Vehicle Excise Tax Fund	Urban Redevelopment Agency	Total Nonmajor Governmental Funds
REVENUES									
Taxes	$ -	$ -	$ -	$ 1,642,269	$ -	$ 354,741	$ 233,096	$ -	$ 2,230,106
Intergovernmental	-	-	740,051	-	-	-	-	-	740,051
Fines and forfeitures	-	42,459	-	-	-	-	-	-	42,459
Charges for services	620,444	-	-	-	63,336	-	-	-	683,780
Interest income	-	-	-	-	-	-	-	55,697	55,697
Total revenues	620,444	42,459	740,051	1,642,269	63,336	354,741	233,096	55,697	3,752,093
EXPENDITURES									
Current:									
General government	-	-	46,006	-	-	3,074	-	-	49,080
Public safety	1,115,280	3,999	-	-	-	74,340	-	-	1,193,619
Public works	-	-	-	-	-	852	-	-	852
Culture & recreation	-	-	-	-	-	75,257	-	-	75,257
Housing and development	-	-	-	953,399	-	-	-	-	953,399
Capital outlay	-	-	755,706	-	-	-	-	156,100	911,806
Debt service:									
Bond issuance costs	-	-	-	-	-	-	-	78,968	78,968
Principal retirements	-	-	-	-	-	-	-	945,000	945,000
Interest and fiscal charges	-	-	-	-	-	-	-	1,177,906	1,177,906
Total expenditures	1,115,280	3,999	801,712	953,399	-	153,523	-	2,357,974	5,385,887
Excess (deficiency) of revenues over expenditures	(494,836)	38,460	(61,661)	688,870	63,336	201,218	233,096	(2,302,277)	(1,633,794)
Other financing sources (uses)									
Proceeds from bond issuance	-	-	-	-	-	-	-	2,085,000	2,085,000
Transfers in	163,247	-	61,536	-	-	-	-	-	224,783
Transfers out	-	-	-	(631,709)	(40,000)	-	(250,001)	-	(921,710)
Total other financing sources (uses)	163,247	-	61,536	(631,709)	(40,000)	-	(250,001)	2,085,000	1,388,073
Net change in fund balances	(331,589)	38,460	(125)	57,161	23,336	201,218	(16,905)	(217,277)	(245,721)
FUND BALANCES, beginning of year	556,432	226,463	24,998	356,902	68,721	296,464	83,304	1,651,409	3,264,693
FUND BALANCES, end of year	$ 224,843	$ 264,923	$ 24,873	$ 414,063	$ 92,057	$ 497,682	$ 66,399	$ 1,434,132	$ 3,018,972

CITY OF CHAMBLEE, GEORGIA

E911 SPECIAL REVENUE FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL
FOR THE YEAR ENDED DECEMBER 31, 2024

	Budget			Variance With
	Original	Final	Actual	Final Budget
REVENUES				
Charges for services	$ 480,000	$ 480,000	$ 620,444	$ 140,444
Total revenues	480,000	480,000	620,444	140,444
EXPENDITURES				
Public safety	1,208,986	1,208,986	1,115,280	93,706
Total expenditures	1,208,986	1,208,986	1,115,280	93,706
Deficiency of revenues over expenditures	(728,986)	(728,986)	(494,836)	234,150
OTHER FINANCING SOURCES				
Transfers in	163,247	163,247	163,247	-
Net change in fund balances	(565,739)	(565,739)	(331,589)	234,150
FUND BALANCES, beginning of year	556,432	556,432	556,432	-
FUND BALANCES, end of year	$ (9,307)	$ (9,307)	$ 224,843	$ 234,150

CITY OF CHAMBLEE, GEORGIA

MULTIPLE GRANTS SPECIAL REVENUE FUND
SCHEDULE OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL
FOR THE YEAR ENDED DECEMBER 31, 2024

	Budget			Variance With
	Original	Final	Actual	Final Budget
REVENUES				
Intergovernmental	$ 40,000	$ 1,461,662	$ 740,051	$ (721,611)
Total revenues	40,000	1,461,662	740,051	(721,611)
EXPENDITURES				
Current:				
Public safety	-	339,151	46,006	293,145
Judicial	40,000	40,000	-	40,000
Capital outlay	300,000	1,382,511	755,706	626,805
Total expenditures	340,000	1,761,662	801,712	959,950
Deficiency of revenues over expenditures	(300,000)	(300,000)	(61,661)	238,339
OTHER FINANCING SOURCES				
Transfers in	300,000	300,000	61,536	(238,464)
Total other financing sources	300,000	300,000	61,536	(238,464)
Net change in fund balances	-	-	(125)	(125)
FUND BALANCES, beginning of year	24,998	24,998	24,998	-
FUND BALANCES, end of year	$ 24,998	$ 24,998	$ 24,873	$ (125)

CITY OF CHAMBLEE, GEORGIA

HOTEL/MOTEL TAX SPECIAL REVENUE FUND
SCHEDULE OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL
FOR THE YEAR ENDED DECEMBER 31, 2024

	Budget			Variance With
	Original	Final	Actual	Final Budget
REVENUES				
Taxes	$ 1,600,000	$ 1,600,000	$ 1,642,269	$ 42,269
Total revenues	1,600,000	1,600,000	1,642,269	42,269
EXPENDITURES				
General:				
Culture and recreation	1,000,000	1,000,000	953,399	46,601
Total expenditures	1,000,000	1,000,000	953,399	46,601
Excess of revenues over expenditures	600,000	600,000	688,870	88,870
OTHER FINANCING USES				
Transfers out	(600,000)	(600,000)	(631,709)	(31,709)
Total other financing uses	(600,000)	(600,000)	(631,709)	(31,709)
Net change in fund balances	-	-	57,161	57,161
FUND BALANCES, beginning of year	356,902	356,902	356,902	-
FUND BALANCES, end of year	$ 356,902	$ 356,902	$ 414,063	$ 57,161

CITY OF CHAMBLEE, GEORGIA

POLICE TECHNOLOGY SPECIAL REVENUE FUND
SCHEDULE OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL
FOR THE YEAR ENDED DECEMBER 31, 2024

	Budget			Variance With
	Original	Final	Actual	Final Budget
REVENUES				
Charges for services	$ 40,000	$ 40,000	$ 63,336	$ 23,336
Total revenues	40,000	40,000	63,336	23,336
OTHER FINANCING USES				
Transfers out	(40,000)	(40,000)	(40,000)	-
Net change in fund balances	-	-	23,336	23,336
FUND BALANCES, beginning of year	68,721	68,721	68,721	-
FUND BALANCES, end of year	$ 68,721	$ 68,721	$ 92,057	$ 23,336

CITY OF CHAMBLEE, GEORGIA

DOWNTOWN SPECIAL SERVICE SPECIAL REVENUE FUND
SCHEDULE OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL
FOR THE YEAR ENDED DECEMBER 31, 2024

	Budget			Variance With
	Original	Final	Actual	Final Budget
REVENUES				
Property Taxes	$ 324,600	$ 324,600	$ 354,741	$ 30,141
Total revenues	324,600	324,600	354,741	30,141
EXPENDITURES				
General Government	4,500	4,500	3,074	1,426
Public Safety	157,800	157,800	74,340	83,460
Public Works	30,743	30,743	852	29,891
Culture and recreation	75,257	75,257	75,257	-
Total expenditures	268,300	268,300	153,523	114,777
Net change in fund balances	56,300	56,300	201,218	144,918
FUND BALANCES, beginning of year	296,464	296,464	296,464	-
FUND BALANCES, end of year	$ 352,764	$ 352,764	$ 497,682	$ 144,918

CITY OF CHAMBLEE, GEORGIA

RENTAL MOTOR VEHICLE EXCISE TAX CAPITAL PROJECTS FUND
SCHEDULE OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL
FOR THE YEAR ENDED DECEMBER 31, 2024

	Budget			Variance With
	Original	Final	Actual	Final Budget
REVENUES				
Taxes	$ 200,000	$ 200,000	$ 233,096	$ 33,096
Total revenues	200,000	200,000	233,096	33,096
OTHER FINANCING USES				
Transfers out	(250,000)	(250,000)	(250,001)	(1)
Net change in fund balances	(50,000)	(50,000)	(16,905)	33,095
FUND BALANCES, beginning of year	83,304	83,304	83,304	-
FUND BALANCES, end of year	$ 33,304	$ 33,304	$ 66,399	$ 33,095

CITY OF CHAMBLEE, GEORGIA

SPECIAL PURPOSE LOCAL OPTION SALES TAX CAPITAL PROJECTS FUND
SCHEDULE OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES - BUDGET AND ACTUAL
FOR THE YEAR ENDED DECEMBER 31, 2024

	Budget			Variance With
	Original	Final	Actual	Final Budget
REVENUES				
Intergovernmental revenue	$ 5,731,360	$ 5,731,360	$ 5,436,009	$ (295,351)
Interest income	-	-	365,541	365,541
Total revenues	5,731,360	5,731,360	5,801,550	70,190
EXPENDITURES				
Capital outlay	15,746,568	15,746,568	5,475,024	10,271,544
Total expenditures	15,746,568	15,746,568	5,475,024	10,271,544
Excess (deficiency) of revenues over expenditures	(10,015,208)	(10,015,208)	326,526	10,341,734
OTHER FINANCING SOURCES (USES)				
Transfers out	-	-	(210,672)	(210,672)
Transfers in	1,321,102	1,321,102	1,031,752	(289,350)
other financing sources (uses)	1,321,102	1,321,102	821,080	(500,022)
Net change in fund balances	(8,694,106)	(8,694,106)	1,147,606	9,841,712
FUND BALANCES, beginning of year	9,105,538	9,105,538	9,105,538	-
FUND BALANCES, end of year	$ 411,432	$ 411,432	$ 10,253,144	$ 9,841,712

CITY OF CHAMBLEE, GEORGIA

SCHEDULE OF PROJECTS CONSTRUCTED WITH SPECIAL PURPOSE LOCAL OPTION SALES TAX PROCEEDS FOR THE YEAR ENDED DECEMBER 31, 2024

PROJECT	ORIGINAL ESTIMATED COST	REVISED ESTIMATED COST	PRIOR YEARS	CURRENT YEAR	TOTAL
SPLOST:					
Pavement Management	$ 6,600,000	$ 7,524,977	$ 4,863,121	$ 2,661,856	$ 7,524,977
Existing Capital Asset Maintenance	1,081,000	1,081,000	-	-	-
Transportation Improvements	12,467,077	15,903,963	12,880,123	3,023,840	15,903,963
TOTAL SPLOST	**$ 20,148,077**	**$ 24,509,940**	**$ 17,743,244**	**$ 5,685,696**	**$ 23,428,940**

CITY OF CHAMBLEE Georgia

Downtown Development Authority
Discretely Presented Component Unit



CITY OF CHAMBLEE, GEORGIA

STATEMENT OF NET POSITION
PROPRIETARY COMPONENT UNIT - DOWNTOWN DEVELOPMENT AUTHORITY
DECEMBER 31, 2024

ASSETS		
CURRENT ASSETS		
Cash and cash equivalents	$	409,722
Accounts receivable		457,517
Total current assets		867,239
CAPITAL ASSETS		
Depreciable assets		12,800
Accumulated depreciation		(5,499)
Capital assets, net		7,301
Other assets held for redevelopment		7,843,946
Total assets		8,718,486
LIABILITIES		
CURRENT LIABILITIES		
Accounts payable		8,387
Accrued interest payable		14,351
Bonds payable, due within one year		685,000
Total current liabilities		707,738
LONG-TERM LIABILITIES		
Bonds payable, due in more than one year		2,897,277
Total noncurrent liabilities		2,897,277
Total liabilities		3,605,015
NET POSITION		
Investment in capital assets		7,301
Unrestricted		5,106,170
Total net position	$	5,113,471

CITY OF CHAMBLEE, GEORGIA

STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN NET POSITION
PROPRIETARY COMPONENT UNIT - DOWNTOWN DEVELOPMENT AUTHORITY
FOR THE YEAR ENDED DECEMBER 31, 2024

OPERATING REVENUES		
Payments in lieu of taxes	$	786,524
Rental income		44,150
Total operating revenues		830,674
OPERATING EXPENSES		
Development activities		132,378
Contractual services		53,151
Depreciation expense		490
Total operating expenses		186,019
Operating income		644,655
NONOPERATING EXPENSES		
Interest expense		(172,206)
Total nonoperating expenses		(172,206)
Change in net position		472,449
Total net position, beginning of year		4,641,022
Total net position, end of year	$	5,113,471

CITY OF CHAMBLEE, GEORGIA

STATEMENT OF CASH FLOWS
DISCRETELY PRESENTED COMPONENT UNIT
DOWNTOWN DEVELOPMENT AUTHORITY
FOR THE YEAR ENDED DECEMBER 31, 2024

	Downtown Development Authority
CASH FLOWS FROM OPERATING ACTIVITIES	
Receipts from customers and users	$ 858,233
Payments to vendors	(177,142)
Net cash provided by operating activities	681,091
CASH FLOWS FROM INVESTING ACTIVITIES	
Acquisition of property held for resale	(48,233)
Net cash used in investing activities	(48,233)
CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES	
Principal payments on long-term debt	(653,000)
Interest paid	(172,206)
Net cash used in capital and related financing activities	(825,206)
Net decrease in cash and cash equivalents	(192,348)
Cash and cash equivalents, beginning of year	602,070
Cash and cash equivalents, end of year	$ 409,722
Reconciliation of operating income to net cash provided by operating activities:	
Operating income	$ 644,655
Adjustments to reconcile operating income to net cash provided by operating activities:	
Depreciation	490
Change in assets and liabilities:	
Decrease in accounts receivable	23,995
Increase in prepaid items	3,564
Net cash provided by operating activities	$ 681,091

CITY OF CHAMBLEE, GEORGIA
STATISTICAL SECTION

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

Page

Financial Trends **69**

These schedules contain trend information to help the reader understand how the City's financial performance and well-being have changed over time.

Revenue Capacity **74**

These schedules contain information to help the reader assess the City's most significant local revenue source and property tax.

Debt Capacity **79**

These schedules present information to help the reader assess the affordability of the City's current levels of outstanding debt and the City's ability to issue additional debt in the future.

Demographic and Economic Information **82**

These schedules offer demographic and economic indicators to help the reader understand the environment within which the City's financial activities take place.

Operating Information **84**

These schedules contain service and infrastructure data to help the reader understand how the information in the City's financial report relates to the services the City provides and the activities it performs.

Sources: Unless otherwise noted, the information in these schedules is derived from the City's financial report for the relevant year.

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 1
NET POSITION BY COMPONENT
LAST TEN YEARS
(accrual basis of accounting)

	2024	2023	2022	2021	2020	2019	2018	2017	2016	2015
Governmental activities										
Net investment in capital assets	$ 43,141,950	$ 37,669,100	$ 29,128,119	$ 28,541,674	$ 30,631,785	$ 25,938,453	$ 23,945,988	$ 21,933,240	$ 19,516,311	$ 10,990,044
Restricted	13,153,285	8,328,088	5,848,437	6,972,687	2,011,169	5,695,678	3,657,416	2,446,834	5,069,936	4,437,932
Unrestricted	13,758,192	16,358,271	23,632,369	19,172,181	16,888,692	13,625,679	14,152,543	12,054,627	8,930,260	6,566,126
Total governmental activities net position	$ 70,053,427	$ 62,355,459	$ 58,608,925	$ 54,686,542	$ 49,531,646	$ 45,259,810	$ 41,755,947	$ 36,434,701	$ 33,516,507	$ 21,994,102
Business-type activities										
Net investment in capital assets	$ 2,660,484	$ 2,909,258	$ 2,531,785	$ 1,899,545	$ 2,114,820	$ 2,388,074	$ 2,525,947	$ 2,598,679	$ 2,724,976	$ 3,224,889
Restricted	-	-	-	-	-	-	-	-	-	-
Unrestricted	2,824,880	2,983,721	3,751,565	2,455,553	3,512,176	3,236,652	3,487,647	3,483,388	4,059,476	3,347,840
Total business-type activities net position	$ 5,485,364	$ 5,892,979	$ 6,283,350	$ 4,355,098	$ 5,626,996	$ 5,624,726	$ 6,013,594	$ 6,082,067	$ 6,784,452	$ 6,572,729
Primary government										
Net investment in capital assets	$ 45,802,434	$ 40,578,358	$ 31,659,904	$ 30,441,219	$ 32,746,605	$ 28,326,527	$ 26,471,935	$ 24,531,919	$ 22,241,287	$ 14,214,933
Restricted	13,153,285	8,328,088	5,848,437	6,972,687	2,011,169	5,695,678	3,657,416	2,446,834	5,069,936	4,437,932
Unrestricted	16,583,072	19,341,992	27,383,934	21,627,734	20,400,868	16,862,331	17,640,190	15,538,015	12,989,736	9,913,966
Total primary government net position	$ 75,538,791	$ 68,248,438	$ 64,892,275	$ 59,041,640	$ 55,158,642	$ 50,884,536	$ 47,769,541	$ 42,516,768	$ 40,300,959	$ 28,566,831

Source: Current year and prior year financial statements of the City of Chamblee, Georgia

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 2
CHANGES IN NET POSITION
LAST TEN YEARS
(accrual basis of accounting)

	2024 (7)	2023	2022 (6)	2021 (4) (5)	2020 (3)	2019	2018	2017 (1) (2)	2016	2015
Expenses										
Governmental activities:										
General government	$ 8,865,855	$ 8,798,542	$ 9,874,236	$ 3,871,003	$ 4,136,521	$ 4,124,051	$ 3,114,199	$ 1,126,232	$ 2,565,818	$ 2,023,765
Judicial	634,615	665,929	531,696	534,469	436,286	419,754	392,477	347,921	336,953	306,565
Public safety	15,350,325	13,571,689	11,995,194	12,269,719	12,484,234	11,299,156	9,795,317	9,866,900	8,428,508	8,202,652
Public works	5,994,145	5,533,207	3,434,686	3,491,321	3,288,983	1,906,616	2,421,353	1,737,868	2,142,122	1,509,538
Parks and recreation	2,381,289	1,623,160	1,127,823	1,385,098	1,429,789	2,353,131	1,534,268	3,140,256	1,427,043	1,249,850
Housing and development	3,930,436	2,948,720	3,764,660	3,006,281	2,973,622	4,475,789	4,083,974	5,574,418	2,770,970	1,925,243
Interest on long-term debt	1,272,568	971,755	891,376	1,451,710	856,317	876,658	124,661	76,150	9,148	13,963
Total governmental activities expenses	38,429,233	34,113,002	31,619,671	26,009,601	25,605,752	25,455,155	21,466,249	21,869,745	17,680,562	15,231,576
Business-type activities:										
Stormwater	2,897,222	2,348,525	1,550,457	2,779,988	1,603,967	1,124,577	1,076,411	1,365,942	858,972	780,900
Sanitation	2,849,997	2,430,672	2,130,094	1,687,407	1,684,305	1,794,339	1,533,609	1,455,424	1,307,507	1,105,695
Criminal history	-	-	-	-	108,379	196,037	181,232	182,234	206,329	215,685
Total business-type activities expenses	5,747,219	4,779,197	3,680,551	4,467,395	3,396,651	3,114,953	2,791,252	3,003,600	2,372,808	2,102,280
Total primary government expenses	$ 44,176,452	$ 38,892,199	$ 35,300,222	$ 30,476,996	$ 29,002,403	$ 28,570,108	$ 24,257,501	$ 24,873,345	$ 20,053,370	$ 17,333,856
Program Revenues										
Governmental activities:										
Charges for services	$ 3,988,666	$ 3,519,627	$ 5,585,551	$ 5,063,414	$ 2,927,984	$ 4,263,863	$ 4,981,664	$ 4,847,515	$ 4,845,438	$ 4,282,860
Operating grants and contributions	511,485	20,000	790	117,633	3,478,458	-	-	-	-	-
Capital grants and contributions	12,358,974	7,112,471	6,021,183	5,022,085	4,310,010	4,677,035	3,487,303	2,858,063	9,707,855	1,197,701
Total governmental activities program revenues	16,859,125	10,652,098	11,607,524	10,203,132	10,716,452	8,940,898	8,468,967	7,705,578	14,553,293	5,480,561
Business-type activities:										
Charges for services	4,753,659	4,135,116	4,444,438	2,502,715	3,032,711	2,991,339	3,057,198	2,807,145	3,016,053	2,406,255
Operating grants and contributions	-	-	-	48,600	-	-	-	-	-	-
Capital grants and contributions	-	-	-	-	-	-	-	-	-	-
Total business-type activities program revenues	4,753,659	4,135,116	4,444,438	2,551,315	3,032,711	2,991,339	3,057,198	2,807,145	3,016,053	2,406,255
Total primary government program revenues	$ 21,612,784	$ 14,787,214	$ 16,051,962	$ 12,754,447	$ 13,749,163	$ 11,932,237	$ 11,526,165	$ 10,512,723	$ 17,569,346	$ 7,886,816

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 2
CHANGES IN NET POSITION
LAST TEN YEARS
(accrual basis of accounting)

	2024 (7)	2023	2022 (6)	2021 (4) (5)	2020 (3)	2019	2018	2017 (1) (2)	2016	2015
Net (expense)/revenue										
Governmental activities	$ (21,570,108)	$ (23,460,904)	$ (20,012,147)	$ (15,806,469)	$ (14,889,300)	$ (16,514,257)	$ (12,997,282)	$ (14,164,167)	$ (3,127,269)	$ (9,751,015)
Business-type activities	(993,560)	(644,081)	763,887	(1,916,080)	(363,940)	(123,614)	265,946	(196,455)	643,245	303,975
Total primary government net (expense) revenue	$ (22,563,668)	$ (24,104,985)	$ (19,248,260)	$ (17,722,549)	$ (15,253,240)	$ (16,637,871)	$ (12,731,336)	$ (14,360,622)	$ (2,484,024)	$ (9,447,040)
General Revenues and Other Changes in Net Position										
Governmental activities:										
Property taxes	$ 15,952,869	$ 14,308,047	$ 12,766,492	$ 11,835,451	$ 10,187,770	$ 9,950,581	$ 8,799,426	$ 7,872,112	$ 7,111,044	$ 6,829,110
Franchise taxes	2,631,031	2,356,017	2,287,050	2,146,475	2,320,934	2,142,077	2,117,081	2,272,675	2,017,253	1,940,064
Excise taxes	233,096	215,997	188,205	200,514	111,251	195,143	193,498	194,361	187,617	228,086
Insurance premium taxes	2,876,355	2,673,923	2,440,337	2,238,826	2,156,042	2,041,401	1,921,821	1,782,018	1,674,197	893,924
Business taxes	3,518,277	3,349,099	3,961,358	2,977,609	2,745,588	2,860,056	2,800,294	2,253,105	2,068,895	2,021,719
Other taxes	1,016,455	909,133	669,490	647,990	419,064	202,370	286,574	218,079	149,315	110,434
Hotel/motel taxes	1,642,269	1,724,445	1,586,378	1,044,029	816,733	1,529,560	1,248,844	1,416,491	442,257	408,587
Alcohol taxes	442,250	480,488	471,806	403,993	319,578	329,692	322,755	302,949	276,615	315,242
Unrestricted investment earnings	836,297	1,143,065	437,553	23,160	171,023	322,372	139,090	52,127	15,783	5,400
Gain on sale of assets	-	44,069	55,575	-	80,145	38,603	23,362	26,154	28,965	45,193
Miscellaneous	705,122	256,865	234,651	87,500	191,055	140,951	131,364	175,451	159,311	183,377
Transfers	(585,945)	(253,710)	(1,164,365)	(644,182)	(358,047)	265,314	334,419	516,839	518,422	(370,268)
Total governmental activities	29,268,076	27,207,438	23,934,530	20,961,365	19,161,136	20,018,120	18,318,528	17,082,361	14,649,674	12,610,868
Business-type activities:										
Gain on sale of assets	-	-	-	-	8,163	-	-	10,909	86,900	10,400
Transfers	585,945	253,710	1,164,365	644,182	358,047	(265,314)	(334,419)	(516,839)	(518,422)	370,268
Total business-type activities	585,945	253,710	1,164,365	644,182	366,210	(265,314)	(334,419)	(505,930)	(431,522)	380,668
Total primary government	$ 29,854,021	$ 27,461,148	$ 25,098,895	$ 21,605,547	$ 19,527,346	$ 19,752,806	$ 17,984,109	$ 16,576,431	$ 14,218,152	$ 12,991,536
Change in Net Position										
Governmental activities	$ 7,697,968	$ 3,746,534	$ 3,922,383	$ 5,154,896	$ 4,271,836	$ 3,503,863	$ 5,321,246	$ 2,918,194	$ 11,522,405	$ 2,859,853
Business-type activities	(407,615)	(390,371)	1,928,252	(1,271,898)	2,270	(388,928)	(68,473)	(702,385)	211,723	684,643
Total primary government	$ 7,290,353	$ 3,356,163	$ 5,850,635	$ 3,882,998	$ 4,274,106	$ 3,114,935	$ 5,252,773	$ 2,215,809	$ 11,734,128	$ 3,544,496

Source: Current year and prior year financial statements of the City of Chamblee, Georgia

Notes:

(1) Housing and Development expenses include $2.2m in new streetscapes.

(2) Stormwater expenditures include $550k in maintenance and repair projects.

(3) In 2020, the City received $3.4 million in grant revenue due to COVID-19 grant from the U.S. Treasury.

(4) Governmental operating grants and contributions decreased because in 2020, the City received $3.4 million in grant revenue due to COVID-19 grant from the U.S. Treasury. This funding was unique in 2020.

(5) The Criminal History Fund was closed in 2021 and transferred to the General Fund.

(6) The City approved compensation increases and stormwater rate increases in 2022.

(7) Governmental activities capital grants and contributions increased due to an increase attributable to capital expenditures and related recognition of revenue for coronavirus state and local fiscal recovery funds in 2024.

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 3
FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN YEARS
(modified accrual basis of accounting)

	2024	2023	2022	2021	2020	2019	2018	2017	2016	2015
General fund										
Nonspendable	$ 173,658	$ 132,399	$ 135,202	$ 195,968	$ 442,535	$ 172,615	$ 89,050	$ 284,513	$ 66,388	$ 61,993
Restricted	-	-	-	-	-	-	-	-	-	-
Assigned	-	-	750,958	1,887,084	2,018,318	656,636	957,720	18,081	953,025	-
Unassigned	16,171,068	16,879,469	18,566,209	18,142,513	15,229,813	14,884,808	14,736,370	13,661,992	9,782,944	8,590,739
Total General Fund	$ 16,344,726	$ 17,011,868	$ 19,452,369	$ 20,225,565	$ 17,690,666	$ 15,714,059	$ 15,783,140	$ 13,964,586	$ 10,802,357	$ 8,652,732
All other governmental funds										
Nonspendable	$ 6,707	$ 5,742	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 9,075
Restricted	17,865,876	9,772,942	9,789,863	21,772,590	11,922,222	27,809,644	3,657,416	2,446,834	5,069,936	4,437,932
Committed	92,057	1,720,130	2,641,859	1,967,228	2,058,764	451,284	676,796	687,357	593,675	367,825
Assigned	599,911	871,417	1,582,451	1,250,844	824,460	413,952	241,744	-	-	-
Unassigned (deficit)	-	-	-	-	-	-	-	(9,597)	-	(1,500)
Total all other governmental funds	$ 18,564,551	$ 12,370,231	$ 14,014,173	$ 24,990,662	$ 14,805,446	$ 28,674,880	$ 4,575,956	$ 3,124,594	$ 5,663,611	$ 4,813,332

Source: Current year and prior year financial statements of the City of Chamblee, Georgia

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 4
CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS
LAST TEN YEARS
(modified accrual basis of accounting)

	2024 (4)	2023	2022	2021	2020 (2) (3)	2019 (1)	2018	2017	2016	2015
Revenues										
Taxes	$ 28,316,135	$ 26,403,927	$ 24,060,367	$ 21,734,162	$ 18,782,279	$ 19,198,448	$ 17,645,562	$ 16,301,905	$ 13,925,606	$ 12,757,978
Licenses and permits	1,836,567	1,233,421	2,871,862	2,002,591	1,227,205	2,165,220	2,531,111	2,460,306	1,764,837	1,378,754
Intergovernmental	12,504,918	6,668,049	5,853,512	5,116,455	7,788,273	4,677,035	3,487,303	2,858,063	2,108,124	1,197,701
Fines and forfeitures	908,252	754,216	1,037,038	1,587,443	703,783	1,156,973	1,569,249	1,466,338	1,924,680	1,955,922
Charges for services	1,243,847	1,531,990	1,676,651	1,473,380	996,996	941,670	881,304	920,871	1,155,921	948,184
Interest income	1,201,838	1,607,487	606,014	46,423	171,218	322,372	139,090	52,127	15,783	5,400
Other revenues	705,122	256,865	234,651	87,500	191,055	140,951	131,364	175,451	159,311	183,377
Total revenues	46,716,679	38,455,955	36,340,095	32,047,954	29,860,809	28,602,669	26,384,983	24,235,061	21,054,262	18,427,316
Expenditures										
General government	8,218,566	8,513,425	6,834,928	3,785,990	3,882,065	3,963,745	3,145,743	2,489,323	2,067,447	1,888,113
Judicial	633,301	627,262	561,613	531,332	397,483	411,952	392,476	346,649	337,601	305,157
Public safety	14,850,209	15,552,276	11,523,530	10,194,727	10,524,671	10,550,591	9,211,473	10,507,708	8,736,636	8,006,067
Public works	2,589,635	2,754,756	2,220,185	2,658,259	2,255,521	2,024,793	2,109,822	1,690,883	2,113,053	1,616,339
Parks and recreation	7,252,334	1,839,689	1,024,477	1,171,326	1,042,786	2,627,537	1,736,580	6,211,608	1,458,569	1,328,887
Capital outlay	9,472,550	7,709,631	18,882,828	12,824,992	18,957,095	2,349,446	1,682,516	2,853,405	577,919	-
Housing and development	5,630,425	4,265,498	3,739,050	3,081,359	2,922,133	4,297,757	4,156,799	5,553,473	3,104,274	2,121,304
Debt service										
Principal	1,186,967	895,000	794,059	759,743	799,744	4,303,373	910,710	423,211	210,492	268,257
Bond issuance cost	171,813	-	-	420,383	-	647,366	-	-	-	-
Interest	1,235,694	1,223,906	1,413,194	807,641	771,153	84,342	126,729	68,447	9,755	14,833
Total expenditures	51,241,494	43,381,443	46,993,864	36,235,752	41,552,651	31,260,902	23,472,848	30,144,707	18,615,746	15,548,957
Excess (deficiency) of revenues over expenditures	(4,524,815)	(4,925,488)	(10,653,769)	(4,187,798)	(11,691,842)	(2,658,233)	2,912,135	(5,909,646)	2,438,516	2,878,359
Other financing sources (uses)										
Issuance of financed purchase	-	1,050,686	-	-	-	-	-	1,489,562	-	-
Proceeds from sale of capital assets	81,938	44,069	68,449	119,790	157,062	38,603	23,362	45,457	42,966	45,193
Proceeds from bond issuance	10,556,000	-	-	15,895,000	-	24,465,000	-	-	-	-
Issuance of bond premium	-	-	-	1,537,305	-	1,919,159	-	-	-	-
Issuance of notes payable	-	-	-	-	-	-	-	4,481,000	-	-
Transfers in	2,307,381	3,601,367	6,473,891	3,706,378	6,443,231	2,504,757	1,964,338	2,735,792	2,012,403	1,754,396
Transfers out	(2,893,326)	(3,855,077)	(7,638,256)	(4,350,560)	(6,801,278)	(2,239,443)	(1,629,919)	(2,218,953)	(1,493,981)	(2,124,664)
Total other financing sources (uses)	10,051,993	841,045	(1,095,916)	16,907,913	(200,985)	26,688,076	357,781	6,532,858	561,388	(325,075)
Net change in fund balances	$ 5,527,178	$ (4,084,443)	$ (11,749,685)	$ 12,720,115	$ (11,892,827)	$ 24,029,843	$ 3,269,916	$ 623,212	$ 2,999,904	$ 2,553,284
Debt Service as a Percentage of noncapital expenditures	7.12%	6.72%	6.91%	8.49%	6.71%	18.29%	5.00%	1.74%	1.32%	1.93%

Source: Current year and prior year financial statements of the City of Chamblee, Georgia

(1) The City issued URA Bonds in 2019 and also paid off a note payable of $4 million.

(2) The City received $3.4 million in intergovernmental revenue due to COVID-19.

(3) The City began construction on the new police headquarters in 2020.

(4) The City issued Series 2024 PFA and URA Revenue Bonds in 2024.

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 5
GOVERNMENTAL ACTIVITIES TAX REVENUES BY SOURCE
LAST TEN YEARS
(accrual basis of accounting)

Fiscal Year	Property Tax	Franchise Tax	Excise Tax	Insurance Premium Tax	Business Tax	Other Tax	Hotel Motel Tax	Alcohol Tax	Total
2015	$ 6,829,110	$ 1,940,064	$ 228,086	$ 893,924	$ 2,021,719	$ 110,434	$ 408,587	$ 315,242	$ 12,747,166
2016	7,111,044	2,017,253	187,617	1,674,197	2,068,895	149,315	442,257	276,615	13,927,193
2017(1)	7,872,112	2,272,675	194,361	1,782,018	2,253,105	218,079	1,416,491	302,949	16,311,790
2018	8,799,426	2,117,081	193,498	1,921,821	2,800,294	286,574	1,248,844	322,755	17,690,293
2019	9,950,581	2,142,077	195,143	2,041,401	2,860,056	202,370	1,529,560	329,692	19,250,880
2020 (2)	10,187,770	2,320,934	111,251	2,156,042	2,745,588	419,064	816,733	319,578	19,076,960
2021	11,835,451	2,146,475	200,514	2,238,826	2,977,609	647,990	1,044,029	403,993	21,494,887
2022	12,766,492	2,287,050	188,205	2,440,337	3,961,358	669,490	1,586,378	471,806	24,371,116
2023	14,308,047	2,356,017	215,997	2,673,923	3,349,099	909,133	1,724,445	480,488	26,017,149
2024	15,952,869	2,631,031	233,096	2,876,355	3,518,277	1,016,455	1,642,269	442,250	28,312,602

Source: Current year and prior year financial statements of the City of Chamblee, Georgia

(1) During 2017, the Hotel/Motel tax rate was raised from 5% to 8% and a major hotel that was annexed into the City on Dec. 30, 2013 began to pay taxes with back pay.

(2) During 2020, Hotel/Motel revenue decreased due to the COVID-19 pandemic and hotels were shutdown for a portion of the year.

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 6
ASSESSED VALUE AND ESTIMATED ACTUAL VALUE
ALL TAXABLE PROPERTY
LAST TEN YEARS
(accrual basis of accounting)

	Real Property		Personal Property		Public Utility		Motor Vehicle		Total Property				
Year	Assessed Value	Estimated True Value	Assessed Value	Estimated True Value	Assessed Value	Estimated True Value	Assessed Value	Estimated True Value	Assessed Value	Estimated True Value	Total Direct Tax Rate	Ratio of Total Assessed to Total Estimated Actual Value	Percent Increase in Estimated Actual Value Over Prior Year
2015	$ 959,013,951	$ 2,397,534,878	$ 164,295,251	$ 410,738,128	$ 15,151,224	$ 37,878,060	$ 20,050,020	$ 50,125,050	$ 1,158,510,446	$ 2,896,276,115	6.40	40%	13.17%
2016	1,080,144,856	2,700,362,140	179,441,139	448,602,848	13,476,415	33,691,038	15,797,850	39,494,625	1,288,860,260	3,222,150,650	6.40	40%	11.25%
2017	1,187,590,127	2,968,975,318	182,538,317	456,345,793	15,092,786	37,731,965	13,893,880	34,734,700	1,399,115,110	3,497,787,775	6.40	40%	8.55%
2018	1,379,410,542	3,448,526,355	182,445,491	456,113,728	14,634,923	36,587,308	8,355,600	20,889,000	1,584,846,556	3,962,116,390	6.25	40%	13.27%
2019	1,552,043,917	3,880,109,793	210,419,629	526,049,073	15,637,406	39,093,515	6,635,960	16,589,900	1,784,736,912	4,461,842,280	6.25	40%	12.61%
2020	1,715,772,725	4,289,431,813	225,405,056	563,512,640	16,672,646	41,681,615	5,258,770	13,146,925	1,963,109,197	4,907,772,993	6.25	40%	9.99%
2021	1,902,631,901	4,756,579,753	254,421,805	636,054,513	17,222,708	43,056,770	3,846,230	9,615,575	2,178,122,644	5,445,306,610	6.25	40%	10.95%
2022	2,076,544,805	5,191,362,013	288,324,515	720,811,288	17,956,129	44,890,323	3,154,090	7,885,225	2,385,979,539	5,964,948,848	6.25	40%	9.54%
2023	2,321,624,268	5,804,060,670	349,360,629	873,401,573	19,706,781	49,266,953	2,879,210	7,198,025	2,693,570,888	6,733,927,220	6.25	40%	12.89%
2024	2,647,930,767	6,619,826,918	394,310,754	985,776,885	18,244,230	45,610,575	2,717,300	6,793,250	3,063,203,051	7,658,007,628	6.25	40%	13.72%

Source: City of Chamblee Finance Department

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 7
DIRECT AND OVERLAPPING PROPERTY TAX RATES
LAST TEN TAX DIGEST YEARS
(Rate per $1,000 of assessed value)

	Direct Rates			Overlapping Rates			Total
	City of Chamblee						Direct and
Tax Digest Year	Operating Millage	Debt Service	Total	State of Georgia	DeKalb County	County School System	Overlapping Millage Rate
2015	6.40	-	6.40	0.50	14.57	23.73	45.20
2016	6.40	-	6.40	0.00	12.66	23.38	42.44
2017	6.40	-	6.40	0.00	13.01	23.28	42.69
2018	6.25	-	6.25	0.00	13.45	23.18	42.88
2019	6.25	-	6.25	0.00	13.04	23.08	42.37
2020	6.25	-	6.25	0.00	13.18	23.08	42.51
2021	6.25	-	6.25	0.00	12.49	23.08	41.82
2022	6.25	-	6.25	0.00	12.65	23.08	41.98
2023	6.25	-	6.25	0.00	12.46	22.98	41.69
2024	6.25	-	6.25	0.00	12.90	22.88	42.03

Source: City of Chamblee Finance Department and DeKalb County Financial Statements

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 8
PRINCIPAL PROPERTY TAXPAYERS
CURRENT YEAR AND NINE YEARS AGO

	2024			2015		
Taxpayer	**Taxable Assessed Value**	**Rank**	**Percentage of Taxable Assessed Value**	**Taxable Assessed Value**	**Rank**	**Percentage of Taxable Assessed Value**
Highwoods Forsyth Limited Part	$ 40,779,880	1	1.76%			
Bel Clairmont LLC	33,600,000	2	1.45%			
USRIG Johnson Ferry GA Partners LLC	31,519,195	3	1.36%			
IMP Parkview LLC	30,148,320	4	1.30%			
WOP Keswick LLC	28,699,912	5	1.24%			
Highwoods Forsyth LP	28,672,500	6	1.24%			
Southwind Dekalb LLC	27,159,702	7	1.17%			
JBE Realty Holdings LLLP	24,800,000	8	1.07%			
Dedicated Peachtree LP	22,857,320	9	0.98%			
AV Huntungtin Station LLC	21,800,000	10	0.94%			
Clairmont Apartments Atl LLC				$ 19,700,000	1	2.11%
Johnson Ferry Apartment				18,033,762	2	1.93%
LG Century Center LLC				16,447,500	3	1.76%
AP Chatsworth LLC				14,996,171	4	1.60%
Morguard Savoy Apartments LLC				13,398,536	5	1.43%
Perimeter Park 230 LLC				10,680,148	6	1.14%
JBE Realty Holding LLP				10,641,866	7	1.14%
SG Miller Station LLC				10,030,270	8	1.07%
Camden Creekstone LLC				9,600,000	9	1.03%
Interstone Atlanta				9,569,480	10	1.02%
All Others	2,031,587,439		87.51%	801,261,541		85.76%
Totals	$ 2,321,624,268		100.00%	$ 934,359,274		100.00%

Source: DeKalb County

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 9
PROPERTY TAX LEVIES AND COLLECTIONS
LAST TEN FISCAL YEARS

Fiscal Year	Total Tax Levy	Collected Within The Fiscal Year of the Levy		Collections In Subsequent Years	Total Collections To Date	
		Amount	Percentage of Levy		Amount	Percentage Of Levy
2015	$ 6,172,771	$ 6,035,706	97.78%	$ 105,971	$ 6,141,677	99.50%
2016	7,014,868	6,734,022	96.00%	249,285	6,983,307	99.55%
2017	7,858,983	7,548,274	96.05%	310,709	7,858,983	100.00%
2018	8,446,707	8,409,565	99.56%	-	8,409,565	99.56%
2019	9,445,473	9,254,459	97.98%	1,046	9,255,505	97.99%
2020	9,975,501	9,370,254	93.93%	140,897	9,511,151	95.35%
2021	11,121,046	10,558,765	94.94%	562,281	11,121,046	100.00%
2022	12,261,898	11,576,644	94.41%	451,444	12,028,088	98.09%
2023	13,413,790	13,131,348	97.89%	282,442	13,413,790	100.00%
2024	15,015,358	14,541,506	96.84%	-	14,541,506	96.84%

Source: City of Chamblee Finance Department

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 10
RATIOS OF OUTSTANDING DEBT BY TYPE
LAST TEN YEARS

	Governmental Activities						Business-Type Activities				
Fiscal Year	General Obligation Bonds	Financed Purchases	Notes Payable	Bonds Payable	Percentage of Estimated Actual Value of Taxable Property	Per Capita	Financed Purchases	Notes Payable	Total Primary Government	Percentage of Personal Income	Per Capita
2015	$ -	$ 643,009	$ -	$ -	0.02%	23	$ 8,160	$ -	$ 651,169	0.09%	23
2016	-	432,517	-	-	0.01%	15	-	841,056	1,273,573	0.17%	45
2017	-	1,564,959	4,414,441	-	0.17%	208	-	630,520	6,609,920	0.88%	230
2018	-	1,058,957	4,009,692	-	0.13%	175	-	412,662	5,481,311	0.72%	189
2019	-	691,281	-	26,384,159	0.61%	893	-	167,226	27,242,666	2.86%	899
2020	-	388,802	-	25,778,069	0.53%	863	-	65,543	26,232,414	2.59%	866
2021	-	79,059	-	42,643,217	0.78%	1385	-	-	42,722,276	3.56%	1,385
2022	-	-	-	41,648,282	0.70%	1394	-	-	41,648,282	3.58%	1,394
2023	-	1,050,686	-	40,519,777	0.62%	1392	-	-	41,570,463	3.57%	1,392
2024	-	808,719	-	49,906,376	0.66%	1593	-	-	50,715,095	3.43%	1,593

Source: City of Chamblee Finance Department

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 11
DIRECT AND OVERLAPPING GOVERNMENTAL ACTIVITIES DEBT
December 31, 2024

Governmental Unit	Net General Obligation Bonded Debt Outstanding		Percentage Applicable to City of Chamblee (1)	Amount Applicable to City of Chamblee
DeKalb County	$ 67,535,000		8.10%	$ 5,470,736
Fulton-DeKalb Hospital Authority (DeKalb portion)	27,935,000	(2)	8.10%	2,262,901
DeKalb County Board of Education	19,470,000	(2)	8.10%	1,577,186
Total Overlapping Debt	114,940,000			9,310,822
City Direct Debt:				
Notes Payable	-		100.00%	-
Bonds Payable	49,906,376		100.00%	49,906,376
Financed Purchases	808,719		100.00%	808,719
Total Direct and Overlapping Debt	$ 115,748,719			$ 60,025,917

Source: Assessed value data used to estimate applicable percentages provided by the DeKalb County Tax Assessor and the DeKalb County Financial Statements

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

(1) The percentage of overlapping debt applicable is estimated using taxable assessed property values. Applicable percentages were estimated by determining the portion of the County's taxable assessed value that is within the City's boundaries and dividing it by the County's total taxable assessed value.

(2) The net bonded debt outstanding for Fulton-DeKalb Hospital Authority (DeKalb portion) and DeKalb County Board of Education was not readily available for the City's 2024 ACFR, and as a result the 2023 figures were used for the statistic.

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 12
LEGAL DEBT MARGIN INFORMATION
LAST TEN YEARS

Year	Assessed Value	Percent	Debt Limit	Amount Applicable (1)	Legal Debt Margin
2015	$ 1,158,510,446	10%	$ 115,851,045	$ -	$ 115,851,045
2016	1,288,860,260	10%	128,886,026	-	128,886,026
2017	1,399,115,110	10%	139,911,511	-	139,911,511
2018	1,584,846,556	10%	158,484,656	-	158,484,656
2019	1,784,736,912	10%	178,473,691	-	178,473,691
2020	1,963,109,197	10%	196,310,920	-	196,310,920
2021	2,178,122,644	10%	217,812,264	-	217,812,264
2022	2,385,979,539	10%	238,597,954	-	238,597,954
2023	2,693,570,888	10%	269,357,089	-	269,357,089
2024	3,063,203,051	10%	306,320,305	-	306,320,305

Source: City of Chamblee Finance Department

Note:

(1) The City of Chamblee has had no general obligation bonds outstanding during the last ten years.

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 13
DEMOGRAPHIC AND ECONOMIC STATISTICS INFORMATION
LAST TEN FISCAL YEARS

Fiscal Year	Population (1)	Personal Income (1)	Per Capita Income (1)	Median Age (2)	Median Education Level in Years of Formal Schooling (2)	School Enrollment (4)	Unemployment Rate (3)
2015	27,981	$ 734,675,376	$ 26,256	29.0	12	5,114	5.9%
2016	28,328	743,785,350	26,256	29.0	12	5,134	5.2%
2017	28,679	753,008,289	26,256	29.0	12	5,373	4.1%
2018	29,035	762,345,591	26,256	33.0	12	5,283	3.6%
2019	30,307	951,609,493	31,399	33.0	12	5,215	3.2%
2020	30,307	1,012,829,633	33,419	32.0	12	5,289	3.2%
2021	30,842	1,200,370,640	38,920	32.0	12	4,520	4.8%
2022	29,869	1,164,891,000	39,000	33.3	12	4,881	3.3%
2023	29,869	1,164,891,000	39,000	33.0	12	4,861	2.0%
2024	31,841	1,477,040,308	46,388	33.6	12	4,751	2.6%

Notes:

(1) City of Chamblee Development Department

(2) Source: U.S. Census

(3) Source: Georgia Department of Labor

(4) Includes: Chamblee Charter High School, Chamblee Middle School, Huntley Hills Elementary School, Sophia Academy (left City in 2017) Dresden Elementary School, and St. Pius X Catholic High School.

Note: The 2023 population data and per capita income were not readily available and, as a result, the City used the 2022 figures for 2023.

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 14
PRINCIPAL EMPLOYERS
CURRENT YEAR AND NINE YEARS PREVIOUS

	2024			2015		
Employer	Employees	Rank	Percentage of Total Employees	Employees	Rank	Percentage of Total Employees
Walmart Supercenter #3621	344	1	2.3%	348	1	3.2%
Jim Ellis Volkswagen	335	2	2.3%	293	2	2.7%
World Toyota	225	3	1.5%	157	8	1.4%
The Winter Construction Co	200	4	1.3%			
Jim Ellis Atlanta	195	5	1.3%	192	5	1.8%
Wheels Up Partners	193	6	1.3%			
Sherwin-Williams Company	164	7	1.1%			
Epps Air Service, Inc.	155	8	1.0%	136	9	1.3%
Curry Cars, LLC	153	9	1.0%	189	6	1.7%
Lowe's Home Centers	149	10	1.0%	133	10	1.2%
Sam's Club #6643				165	7	1.5%
RR Donnelley				213	3	2.0%
UniHealth Post-Acute Care of Brookhaven				195	4	1.8%
All Others	12,769			8,856		
Totals	14,882			10,877		

Source: City of Chamblee Finance Department

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 15
FULL-TIME EQUIVALENT CITY GOVERNMENT EMPLOYEES BY FUNCTION/PROGRAM
LAST TEN YEARS

Function	2015	2016	2017	2018	2019	2020	2021 (1)	2022 (2)	2023 (2)	2024 (3)
Administrative	19	18	13	14	14	15	28	45	49	53
Police	68	67	75	75	79	93	83	85	94	109
Public Works	19	20	21	21	14	14	17	19	16	16
Parks and Recreation	10	10	10	10	5	4	3	3	4	4
E-911	15	15	15	15	11	10	11	12	13	14
Stormwater	6	5	5	5	5	5	5	4	4	7
Sanitation	17	17	18	18	17	19	20	17	24	24
	154	152	157	158	145	160	167	185	204	227

Source: City of Chamblee Finance Department

Notes:

(1) The City underwent an organizational restructure of departments.

(2) Administration now includes planning and development, court, and economic development.

(3) Increase to Police headcount due to general expansion of the department.

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 16
OPERATING INDICATORS BY FUNCTION/PROGRAM
LAST TEN FISCAL YEARS

Function	2015	2016 (1)	2017 (2)	2018 (2)	2019	2020	2021	2022	2023	2024
Police										
Physical Arrests	2,807	2,163	1,883	2,230	1,729	1,318	1,099	1,051	1,189	1,470
Traffic Violations	10,954	10,642	7,547	9,937	8,843	6,285	6,309	4,352	5,764	7,234
Sanitation										
Refuse Collected (tons/year)	3,590	4,614	4,713	4,833	4,826	5,409	5,750	5,839	5,241	5,163
Recyclables Collected (tons/year)	2,050	638	623	661	616	651	201	457	465	600
Public Safety										
Police Patrol Units	33	33	57	57	57	57	66	84	84	108

Source: City of Chamblee Finance Department

Notes:

(1) The City ended its glass recycling program.

(2) The City added 24 units in implementing a take home car program.

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 17
CAPITAL ASSETS STATISTICS BY FUNCTION/PROGRAM
LAST TEN FISCAL YEARS

Function	2015	2016	2017 (1),(2)	2018	2019	2020 (3)	2021 (4)	2022	2023	2024 (5)
City Hall										
Buildings	1	1	1	1	1	1	1	1	1	1
Vehicles	3	1	1	1	1	1	1	1	1	7
Public Safety										
Police stations	1	1	1	1	1	1	1	1	1	1
Vehicles	61	61	85	85	85	76	66	84	84	91
Buildings	1	1	1	1	1	1	1	1	1	1
Public Works										
Buildings	1	1	1	1	1	1	1	1	1	1
Vehicles	14	14	15	15	16	15	16	16	16	16
Culture and recreation										
Parks acreage	75.1	76.1	102.1	102.1	102.1	102.1	96.1	96.1	106.3	106.3
Parks	8	9	11	11	11	11	11	11	11	11
Tennis courts	2	2	2	2	2	2	2	2	2	2
Community centers	1	1	1	1	1	1	1	1	1	1
Vehicles	5	5	4	4	4	4	3	3	3	3
Sanitation										
Vehicles	16	16	16	16	14	16	16	20	21	21
Stormwater										
Vehicles	7	7	7	7	12	11	11	12	16	16

Source: City of Chamblee Finance Department

(1) The City added 24 police vehicles to implement a take home car program.
(2) The City spent $4.5m to purchase land for 2 new parks.
(3) The City completed construction on a new Public Safety building.
(4) The City's park acreage decreased due to the construction of the new Public Safety building.
(5) Vehicle increase attributable to the City's Planning and Department divisions.

CITY OF CHAMBLEE, GEORGIA
SCHEDULE 18
AD VALOREM PROPERTY TAX DIGEST
LAST SIX FISCAL YEARS

Property Type	2020	2021	2022	2023	2024
Residential	$ 694,683,549	$ 753,877,052	$ 845,916,441	$ 979,176,120	$ 1,051,154,920
Brownfield	3,739,216	3,739,216	5,848,800	-	34,525,200
Commercial	1,020,284,887	1,135,345,169	1,212,172,106	1,328,714,945	1,609,645,607
Industrial	251,556,729	264,092,269	300,931,973	363,093,832	346,915,794
Utility	16,672,646	17,222,708	17,956,129	19,706,781	18,244,230
Motor Vehicle	5,258,770	3,846,230	3,154,090	2,879,210	2,717,300
Heavy Equipment	-	4,688	-	-	-
Gross Digest (Total Assessed Value)	**$ 1,992,195,797**	**$ 2,178,127,332**	**$ 2,385,979,539**	**$ 2,693,570,888**	**$ 3,063,203,051**
Bond Exemptions	$ 13,034,766	$ 7,948,612	$ -	$ -	$ -
Net Bond Digest	1,979,161,031	2,170,178,720	2,385,979,539	2,693,570,888	3,063,203,051
M&O Exemptions	248,464,126	258,238,052	270,852,554	289,712,910	353,153,422
Net M&O Digest	1,743,731,671	1,919,889,280	2,115,126,985	2,403,857,978	2,710,049,629
Estimated Actual Value	**$ 3,984,391,594**	**$ 4,356,254,664**	**$ 4,771,959,078**	**$ 5,387,141,776**	**$ 6,126,406,102**

	2019
Residential	$ 640,257,917
Brownfield	3,739,216
Commercial	911,196,132
Industrial	209,272,333
Utility	15,637,406
Motor Vehicle	6,635,960
Heavy Equipment	-
Gross Digest (Total Assessed Value)	**$ 1,786,738,964**
Bond Exemptions	$ 5,482,836
Net Bond Digest	1,781,256,128
M&O Exemptions	171,888,988
Net M&O Digest	1,614,849,976
Estimated Actual Value	**$ 3,573,477,928**

Source: City of Chamblee Finance Department

Note: The City began reporting the statistical information above as part of a continuing disclosure agreement related to the Series 2019 and Series 2021 Bond issuances.

Note 2: Several estimated actual subtotals were revised in 2024.

CITY OF CHAMBLEE Georgia

COMPLIANCE SECTION



MAULDIN & JENKINS
CPAs & ADVISORS

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

The Honorable Mayor and Members
of City Council
City of Chamblee, Georgia

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, the discretely presented component unit, each major fund, and the aggregate remaining fund information of the City of Chamblee, Georgia (the "City"), as of and for the year ended December 31, 2024, and the related notes to the financial statements, which collectively comprise the City of Chamblee, Georgia's basic financial statements, and have issued our report thereon dated June 20, 2025.

Report on Internal Control over Financial Reporting

In planning and performing our audit of the financial statements, we considered the City of Chamblee, Georgia's internal control over financial reporting ("internal control") as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, we do not express an opinion on the effectiveness of the City's internal control.

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

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies and therefore, material weaknesses or significant deficiencies may exist that were not identified. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. We identified a certain deficiency in internal control, described in the accompanying Schedule of Findings and Questioned Costs as item 2024-001 that we consider to be a significant deficiency.

Report on Compliance and Other Matters

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

City's Response to Finding

Government Auditing Standards requires the auditor to perform limited procedures on the City's response to the finding identified in our audit and described in the accompanying Schedule of Findings and Questioned Costs. The City's response was not subjected to the other auditing procedures applied in the audit of the financial statements, and accordingly, we express no opinion on the response.

Purpose of This Report

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

Mauldin & Jenkins, LLC

Atlanta, Georgia
June 20, 2025

MAULDIN & JENKINS
CPAs & ADVISORS

INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE FOR EACH MAJOR FEDERAL PROGRAM AND ON INTERNAL CONTROL OVER COMPLIANCE REQUIRED BY THE UNIFORM GUIDANCE

The Honorable Mayor and Members
of City Council
City of Chamblee, Georgia

Report on Compliance for Each Major Federal Program

Opinion on Each Major Federal Program

We have audited the City of Chamblee, Georgia's (the "City") compliance with the types of compliance requirements identified as subject to audit in the OMB *Compliance Supplement* that could have a direct and material effect on each of the City's major federal programs for the year ended December 31, 2024. The City's major federal programs are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

In our opinion, the City complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on each of its major federal programs for the year ended December 31, 2024.

Basis for Opinion on Each Major Federal Program

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States; and the audit requirements of Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). Our responsibilities under those standards and the Uniform Guidance are further described in the Auditor's Responsibilities for the Audit of Compliance section of our report.

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

Responsibilities of Management for Compliance

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

Auditor's Responsibility for the Audit of Compliance

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

In performing an audit in accordance with generally accepted auditing standards, *Government Auditing Standards*, and the Uniform Guidance, we:

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

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

Report on Internal Control over Compliance

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

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

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

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

Mauldin & Jenkins, LLC

Atlanta, Georgia
June 20, 2025

CITY OF CHAMBLEE, GEORGIA

SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS
FOR THE YEAR ENDED DECEMBER 31, 2024

Federal Grantor/Pass-Through Grantor/Program Title	Assistance Listing Number	Grant/Contract Number	Federal Expenditures
U.S. DEPARTMENT OF TRANSPORTATION			
Passed Through the Georgia Department of Transportation			
Recreational Trails Program	20.219	UP2338.1	$ 279,897
Recreational Trails Program	20.219	PI 0017807	182,687
			462,584
Highway Planning and Construction	20.205	PI 0019789	122,889
Highway Safety Cluster:			
State and Community Highway Safety	20.600	GA-2024-402PT-157	40,885
Total Highway Safety Cluster			40,885
Total U.S. Department of Transportation			626,358
U.S. DEPARTMENT OF THE TREASURY			
COVID-19 - Coronavirus State and Local Fiscal Recovery Fund	21.027	751-190030	4,590,378
Passed Through the Office of Planning and Budget			
COVID-19 - Improving Neighborhood Outcomes in Disproportionately Impacted Communities Program	21.027	019935036	265,892
COVID-19 - Public Safety and Community Violence Reduction Program	21.027	GA-0013923	323,063
			588,955
Total U.S. Department of the Treasury			5,179,333
Total Expenditures of Federal Awards			$ 5,805,691

See accompanying notes to Schedule of Expenditures of Federal Awards.

CITY OF CHAMBLEE, GEORGIA
NOTES TO SCHEDULE OF EXPENDITURES OF FEDERAL AWARDS
FOR THE YEAR ENDED DECEMBER 31, 2024

(1) Summary of Significant Accounting Policies

Basis of Presentation and Accounting

The accompanying Schedule of Expenditures of Federal Awards is presented using the modified accrual basis of accounting. Under the modified accrual basis of accounting, expenditures are recognized when the related liability is incurred.

In instances where the grant agreement requires the City to match grant awards with local funds, such matching funds are excluded in the accompanying Schedule of Expenditures of Federal Awards.

Federal grant programs which are administered through State agencies (pass-through awards) have been included in this report. These programs are operated according to federal regulations promulgated by the federal agency providing the funding.

The information in this schedule is presented in accordance with the requirements of Title 2 U.S. *Code of Federal Regulations* (CFR) Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards*. Therefore, some amounts presented in this schedule may differ from amounts presented in, or used in the preparation of the financial statements.

The City did not utilize the 10% de minimus indirect cost rate permitted by the Uniform Guidance.

CITY OF CHAMBLEE, GEORGIA

SCHEDULE OF FINDINGS AND QUESTIONED COSTS
FOR THE YEAR ENDED DECEMBER 31, 2024

SECTION I
SUMMARY OF AUDITOR'S RESULTS

Financial Statements

Type of report the auditor issued on whether the financial statements audited were prepared in accordance with GAAP:	Unmodified
Internal control over financial reporting:	
Material weaknesses identified?	_____ yes __X__ no
Significant deficiencies identified?	__X__ yes ____ none reported
Noncompliance material to financial statements noted?	_____ yes __X__ no

Federal Awards

Internal control over major programs:	
Material weaknesses identified?	____ yes __X__ no
Significant deficiencies identified?	____ yes __X__ none reported
Type of auditor's report issued on compliance for major federal programs	Unmodified
Any audit findings disclosed that are required to be reported in accordance with 2 CFR 200.516(a)?	____ yes __X__ no

Identification of major programs:

Federal Assistance Listing Number	Name of Federal Program or Cluster
21.027	COVID-19 - Coronavirus State and Local Fiscal Recovery Fund

Dollar threshold used to distinguish between Type A and Type B programs:	$750,000
Auditee qualified as low-risk auditee?	____ yes __X__ no

CITY OF CHAMBLEE, GEORGIA

SCHEDULE OF FINDINGS AND QUESTIONED COSTS
FOR THE YEAR ENDED DECEMBER 31, 2024

SECTION II
FINANCIAL STATEMENT FINDINGS AND RESPONSES

2024-001 Recording of Capital Assets – Construction in Progress

Criteria: Internal controls should be in place to ensure that the City is properly recording capital assets, including its project costs, within its capital assets ledger in accordance with accounting standards generally accepted in the United States of America (US GAAP).

Condition: For the year ended December 31, 2024, an audit adjustment was required to record construction in progress (CIP) activity for an ongoing project to properly record and report the City's capital asset activity.

Cause: During our testing of capital assets, we noted that project and construction costs incurred for a new capital project were omitted from the capital asset ledger and CIP rollforward schedule. An adjustment of $726,728 was required within the governmental activities capital asset ledger to increase the total value of CIP and non-depreciable assets.

Effect: An audit adjustment of $726,728 was required to record and report the costs of a current, ongoing construction project as part of the City's total capital assets.

Recommendation: We recommend that the City strengthen its internal controls over capital assets and perform a review during financial close-out to ensure that there are no omissions of any newly acquired assets or construction in progress.

Auditee's Response: The City agrees with the finding and will strengthen its internal controls over capital assets and perform quarterly reviews during financial close-out to ensure no omissions of any newly acquired assets or construction in progress.

CITY OF CHAMBLEE, GEORGIA

SCHEDULE OF FINDINGS AND QUESTIONED COSTS
FOR THE YEAR ENDED DECEMBER 31, 2024

SECTION III
FEDERAL AWARDS FINDINGS AND QUESTIONED COSTS

None reported.

CITY OF CHAMBLEE, GEORGIA

STATUS OF PRIOR AUDIT FINDINGS
FOR THE YEAR ENDED DECEMBER 31, 2024

None reported.

MANAGEMENT'S CORRECTIVE ACTION PLAN
FOR THE YEAR ENDED DECEMBER 31, 2024

2024-001 Recording of Capital Assets - Construction in Progress

Name of Contact Person Responsible for the Corrective Action Plan:
Julie Pero, Finance Director

Corrective Action Plan:
The City will develop and implement a Standard Operating Procedure (SOP) for managing Capital Assets. The Finance Department will coordinate with the Capital Projects Team to clarify the distinction between project completion from an accounting perspective and operational completion. This will ensure that project reports are accurately submitted at the end of each quarter for proper reconciliation.

Anticipated Date of Completion:
December 31, 2025

CITY OF CHAMBLEE, GEORGIA

CHAMBLEEGA.COM

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CHAMBLEE, GA 30341

