



Shining the Light

YOUR GUIDE TO COUNTY FINANCES

2025 Wakulla County, Florida
Popular Annual Financial Report
For the Fiscal Year Ended September 30, 2025



Message from the Clerk & Comptroller



Clerk of the Circuit Court & Comptroller

WAKULLA COUNTY

GREG JAMES, CFCC



Dear Residents of Wakulla County,

As your independently elected Clerk of Court & Comptroller for Wakulla County, my responsibilities include serving as the County's Chief Financial Officer, Auditor and Treasurer. I am committed to examining how your tax dollars are spent, educating the public about County financial matters and promoting transparency and accountability in County government.

I am proud to present the County's Popular Annual Financial Report (PAFR) for the fiscal year ended September 30, 2025. **Shining the Light: Your Guide to County Finances** provides a condensed version of some of the financial details in the Annual Comprehensive Financial Report (ACFR), providing a concise summary of Wakulla County's financial information, revenues collected, and how those revenues were managed and spent.

Additionally, it includes information about the County's budget, property taxes, investments, capital assets, debt, demographic, economic and other general information about our County. Information in the PAFR does not provide detailed financial information for all funds and is summarized in a format everyone can easily understand.

It is my honor and privilege to serve as your Clerk of Court & Comptroller. Thank you for your interest in the County's finances and for the trust you place in me as your Comptroller. Contact financedirector@wakullaclerk.com if you have questions or comments on PAFR, or our website at www.wakullaclerk.org for a copy of the ACFR and additional County financial reports and other helpful information.

Table of Contents

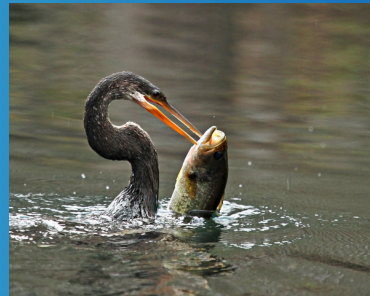
Wakulla County is in the Big Bend Region of Florida and is a captivating slice of paradise on the Gulf Coast. Known for its pristine natural beauty and charming small-town ambiance, this coastal county offers a tranquil escape from the hustle and bustle of city life. With miles of untouched coastline, stunning white-sand beaches, and crystal-clear springs, outdoor enthusiasts will find themselves immersed in a world of adventure. Explore the vast Apalachicola National Forest, home to towering pines, diverse wildlife, and scenic trails perfect for hiking and biking. Dive into the depths of Wakulla Springs, one of the world's largest freshwater springs, and marvel at the vibrant underwater ecosystem. Discover the rich history and heritage of the region through its historic landmarks, museums, and quaint downtown areas. Whether you're seeking relaxation or excitement, Wakulla County offers a captivating getaway for nature lovers and culture enthusiasts alike.

2	Message from the Clerk & Comptroller
3	Table of Contents
4	About Wakulla County
6	Role of the Clerk & Comptroller
7	Constitutional Officers
8	Board of County Commissioners
9	By the Numbers
10	Annual Budget at a Glance
11	Property Taxes
12	Revenues
14	Expenses
15	Capital Expenditures
16	Investments
17	Debt
18	Capital Assets
19	Net Position

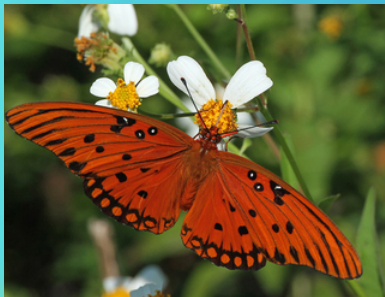
About Wakulla County

Established in 1843 as the 23rd county of Florida

- 735.74 total square miles
- 129.08 square miles of water
- 606.66 square miles of land
- 383.75 square miles protected



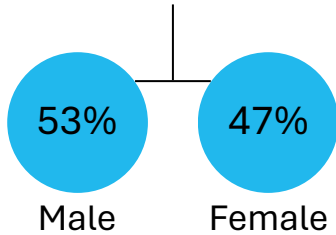
Home to Wakulla State Forest, Apalachicola National Forest, St. Marks National Wildlife Refuge, Ochlockonee State Park, Wakulla Springs State Park, San Marcos de Apalache Historic State Park, over twenty annual festivals, twelve public boat and kayak launches and two rustic sand beaches.



About Wakulla County

Population

38,089



Median Household Income

\$77,405

2% more than State
7% less than Nation

Median Age

40.1

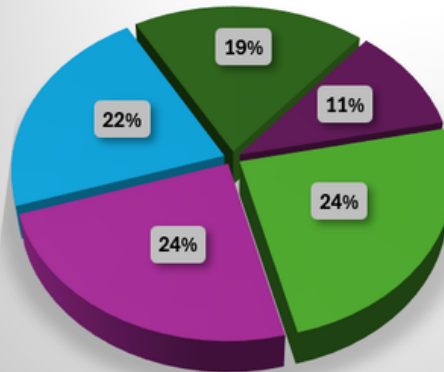
Over 65 17.1%
Under 19 22.3%

Unemployment Rate

3.4%

State 3.9%
Nation 4.2%

Top Five Employment Sectors



- Office and Administrative Support
- Executive, Managers and Administrators
- Sales
- Education, Training/Library
- Construction and Extraction

Below Poverty Line

\$15,160 - 1 person household
\$32,150 - 4 person household

11.8%

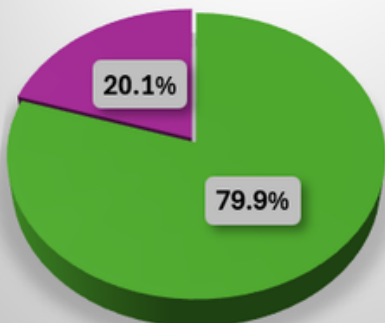
Number of Businesses

1,326

Labor Force

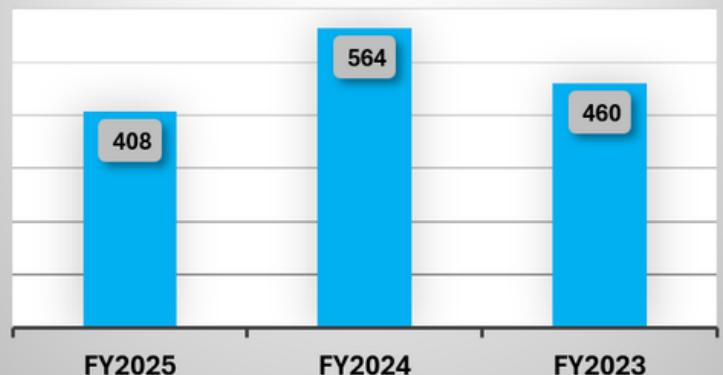
18,619

Housing



- Owners
- Renters

New Homes Added



Role of the Clerk & Comptroller

The Clerk of the Circuit Court, established by the Florida Constitution in 1838, is the local constitutional officer who serves as the Public Trustee for the County. The Clerk is independently elected to protect public funds and public records while performing several functions.



1

CLERK OF THE CIRCUIT COURT

The Clerk of Circuit Court safeguards all Court records with the utmost integrity. The Clerk is also responsible for managing the jury system, attending court hearings, and collecting and disbursing all court related monies.

2

COUNTY RECORDER

The Clerk is responsible for processing and maintaining all official public records, such as mortgages, deeds, wills, and marriage licenses. Citizens may also apply for a U.S. Passport at the Clerk's Office.

3

COUNTY COMPTROLLER

Serving as the County Chief Financial Officer, Treasurer, and Auditor, the Clerk provides a system of checks and balances on budget, revenue and spending. The Clerk also provides financial statements to the Board of County Commissioners and many federal and state agencies.

4

CLERK TO THE BOARD OF COUNTY COMMISSIONERS

The Clerk prepares and maintains public records of Commission meetings and serves as the custodian of county resolutions, ordinances, and contracts. Also, the Clerk administers the Value Adjustment Board which may be used by property owners to contest their assessed value.

Constitutional Officers

October 1, 2024 through September 30, 2025



Clerk of Court & Comptroller - Greg James

(850)926-0300 www.wakullaclerk.org

Accountant, Treasurer, Auditor



Property Appraiser - Donnie Sparkman

(850)926-0500 www.mywakullapa.com

Assesses property taxable value



Sheriff - Jared Miller

(850)745-7100 www.wcso.org

Public safety and emergency management



Supervisor of Elections - Joe Morgan

(850)926-0300 www.wakullavotes.gov

Conducts elections



Tax Collector - Lisa Craze

(850)926-3371 www.wakullacountytaxcollector.com

Collects property taxes



Board of County Commissioners

(850)926-0919 www.mywakulla.com

Levies property taxes

Separation of Duties Protects You and Your Tax Dollars

Board of County Commissioners

October 1, 2024 through September 30, 2025



District 1
Ralph Thomas



District 2
Fred Nichols



District 3
Valerie Russell



District 4
Quincee Messersmith



District 5
Josh Lawhon

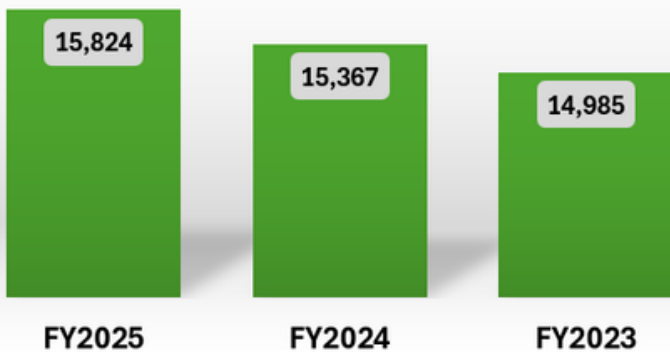


County Administrator
David Edwards

By the Numbers

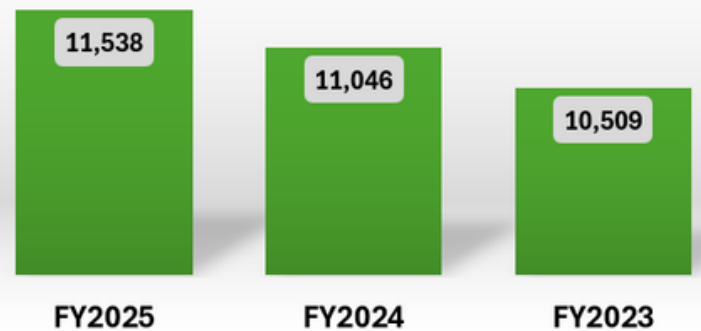
The BOCC holds two public meetings a month, with the exception of July and December each having only one meeting. At those meetings, they vote to adopt various items from an agenda published in advance of the meeting. Some of the routine items are County bills to be paid, grant awards, budget amendments and planning and zoning items. The graphs below illustrate some of the statistical outcomes of the agenda items that are adopted and are a condensed snapshot of the Comptroller's workload.

Obligations Processed

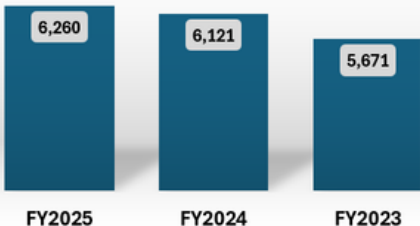


Checks Processed

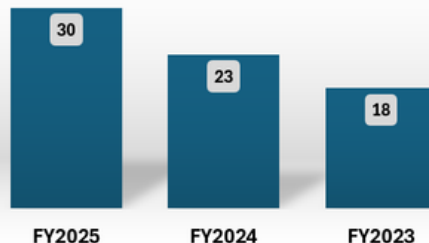
Includes payroll



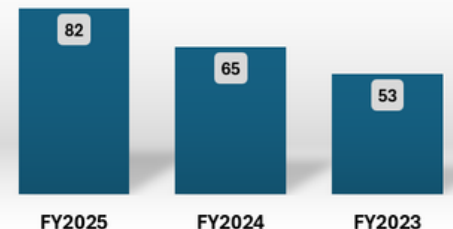
Deposits Processed



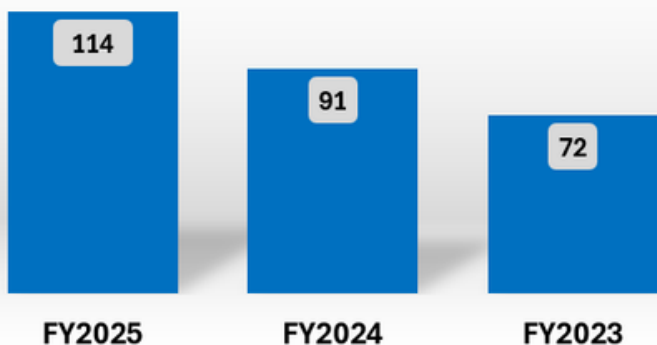
Budget Amendments Processed



Grants in Progress



Resolutions Adopted



Ordinances Adopted



Annual Budget at a Glance

January

Budget calendar is approved

March

Budget “kick-off”

May

Budget requests due to the BOCC

July

Preliminary budget to BOCC

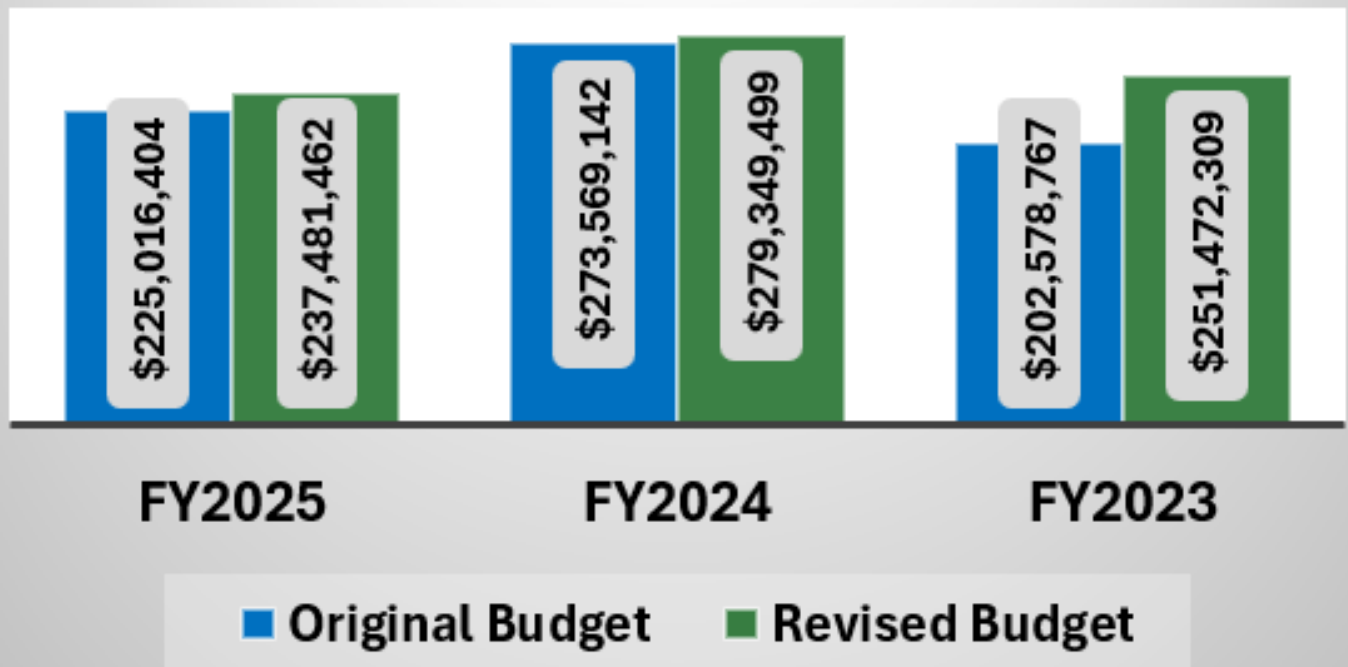
August

Final budget workshop

September

Budget is adopted in two public hearings

Original Compared to Revised Budget



The four types of funds used by the County that make up the adopted budget are:

**General
Fund**

**Special
Revenue**

**Capital
Projects**

**Business
Activities**

Property Taxes

January

Determination of market value and exemptions

July

Certification of valuations and exemptions

August

Mail out Truth in Millage (TRIM) Notices

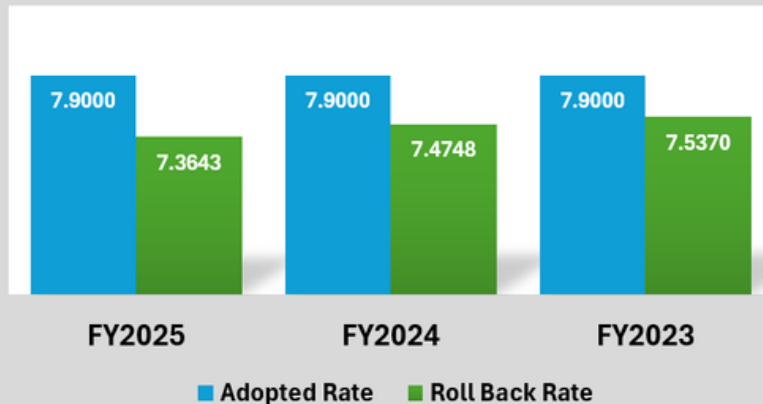
September

BOCC adopts millage rate in two public hearings

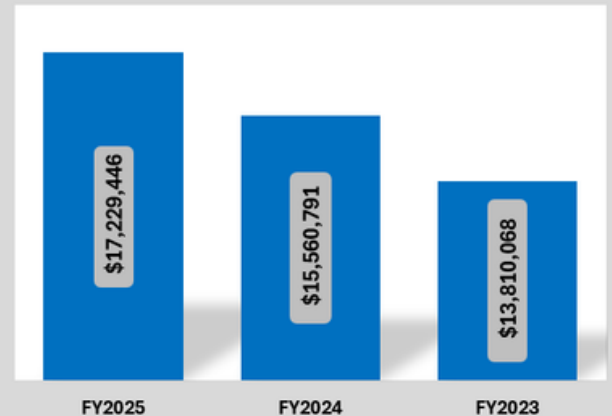
November

Tax Collector mails out tax bills and begins collection

Adopted vs. Rollback Millage Rate



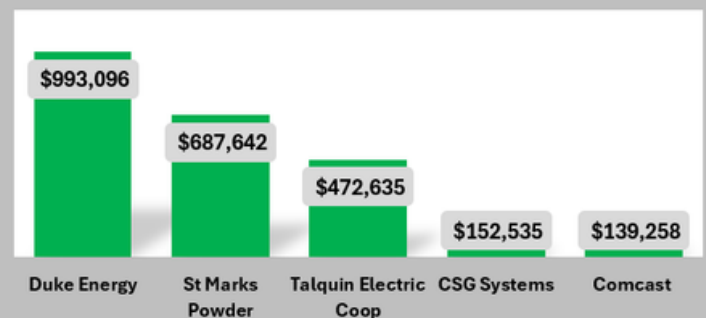
Property Taxes Collected



Did you know?

The percentage of taxes collected in FY2025 that were paid by the Top Five Taxpayers is 14.9%.

Top Five Taxpayers for FY2025

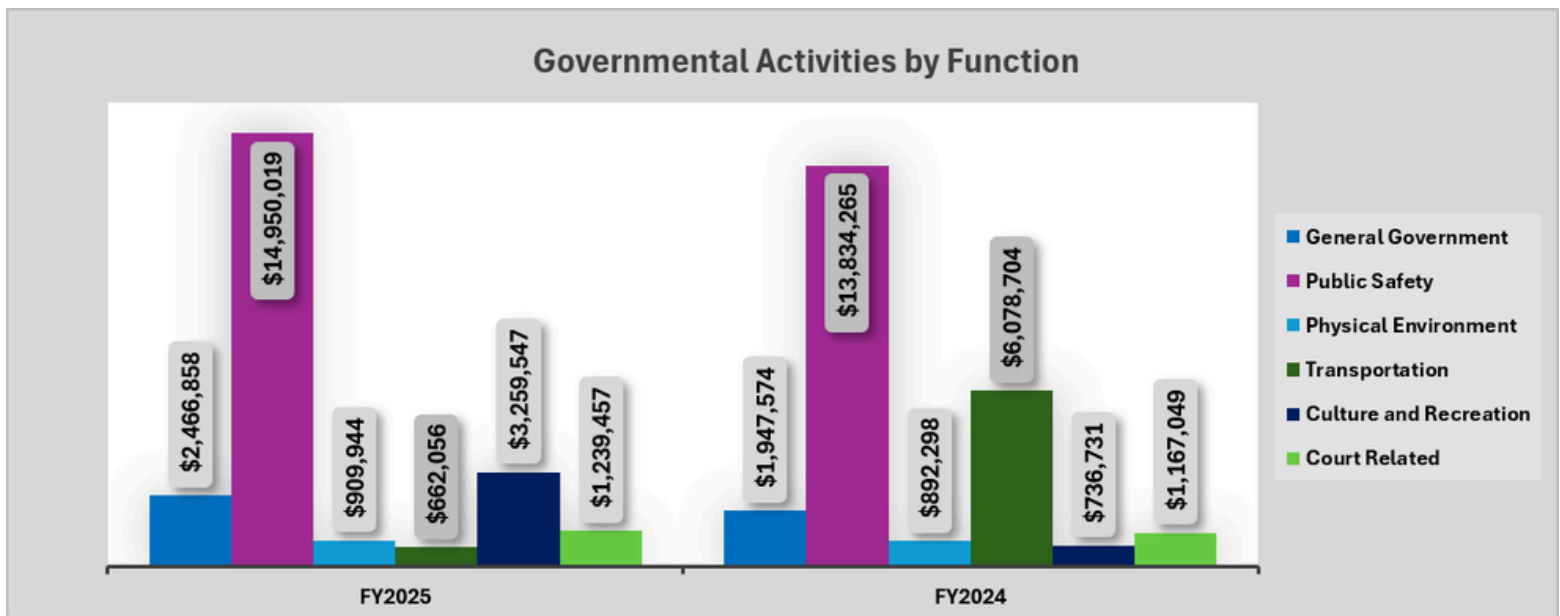


Assessed value minus exemptions divided by 1,000 multiplied by millage rate equals property tax owed

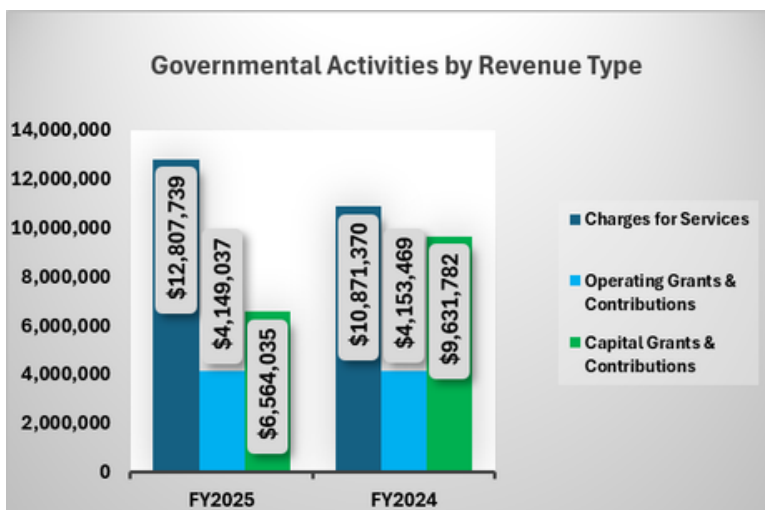
- Other taxing authorities also impose property taxes
- Save Our Homes Act caps taxable value increase to 3%

Revenues

There is a distinction between activities that the County is responsible for that are not intended to function like a business, that is, make a profit or break even. These activities are called “governmental activities” and are accounted for in the General Fund, Special Revenue Funds, and Capital Project Funds. Governmental revenues can be compared by the function or the department/s that collect them, as shown in the charts below. Comparatively, governmental activities revenue decreased 4.6% from the prior fiscal year due to a decrease in capital grants.



The revenue can also be compared by the type.

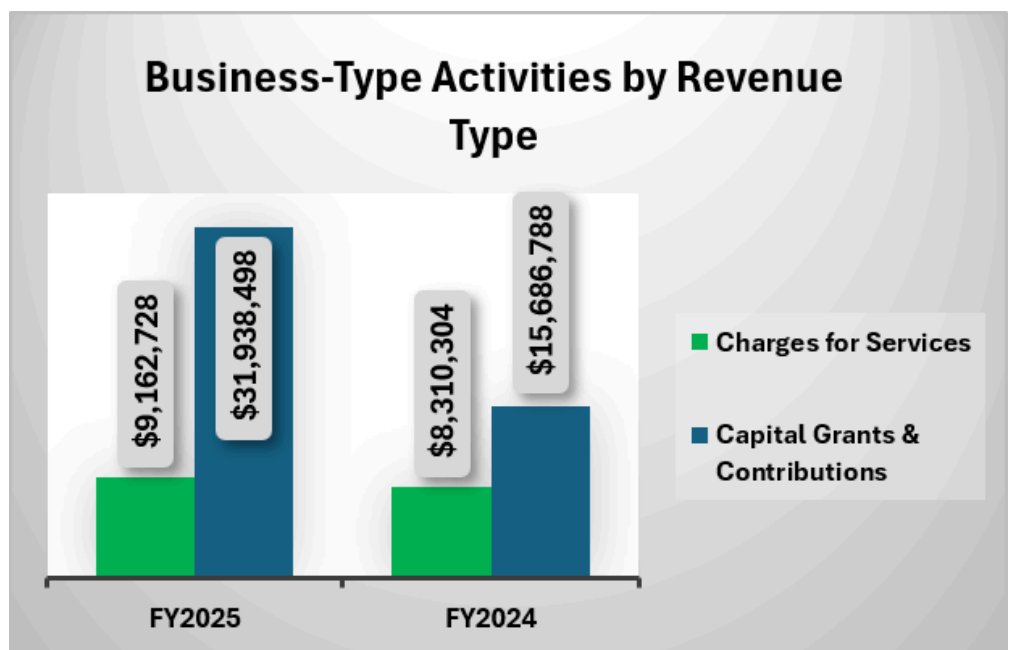
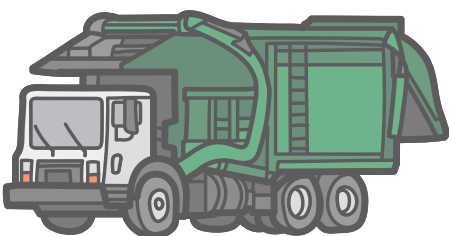
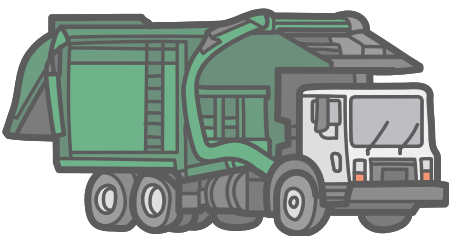
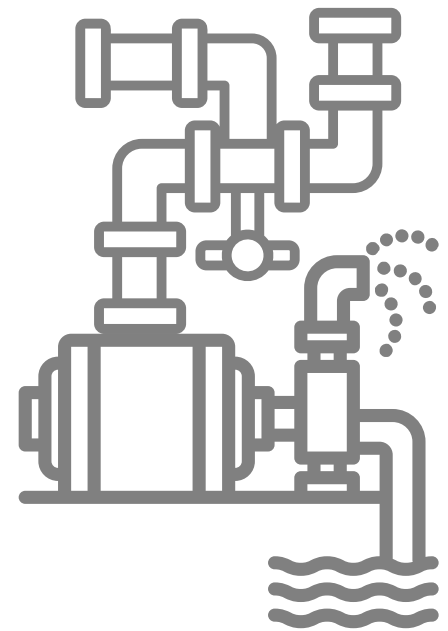
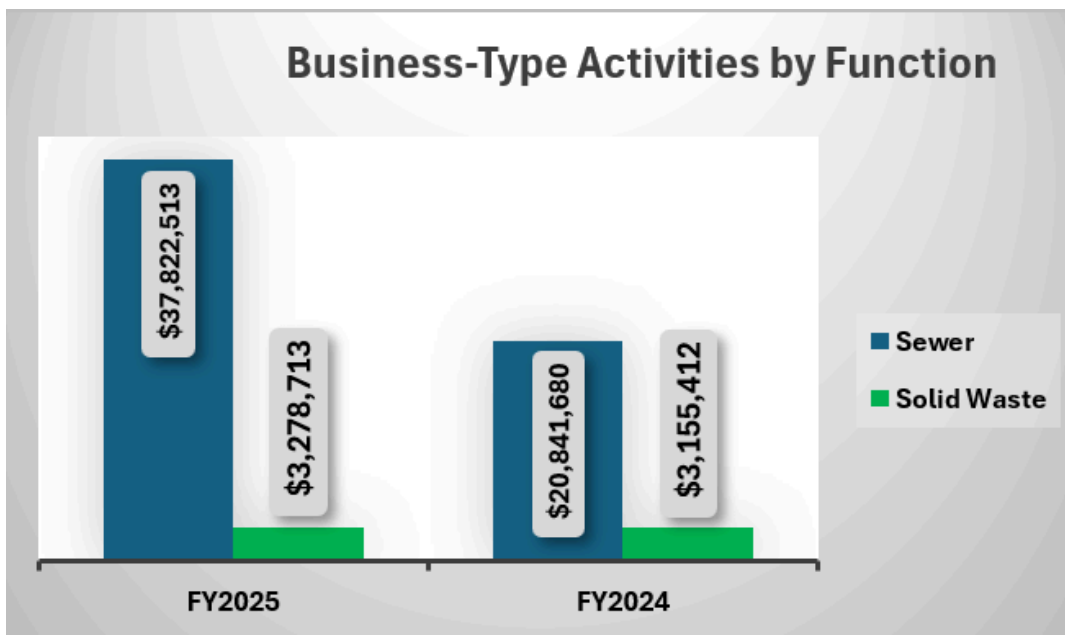


	FY2025		FY2024	
Property Taxes	\$	17.23	\$	15.56
Sales Taxes	\$	9.11	\$	8.48
Gas Taxes	\$	2.33	\$	2.30
Communications Service Tax	\$	0.91	\$	0.84
Intergovernmental	\$	10.38	\$	9.99
Investment Income	\$	0.74	\$	1.23
Miscellaneous	\$	0.51	\$	0.74
Transfers	\$	(2.30)	\$	2.70

\$ In Millions

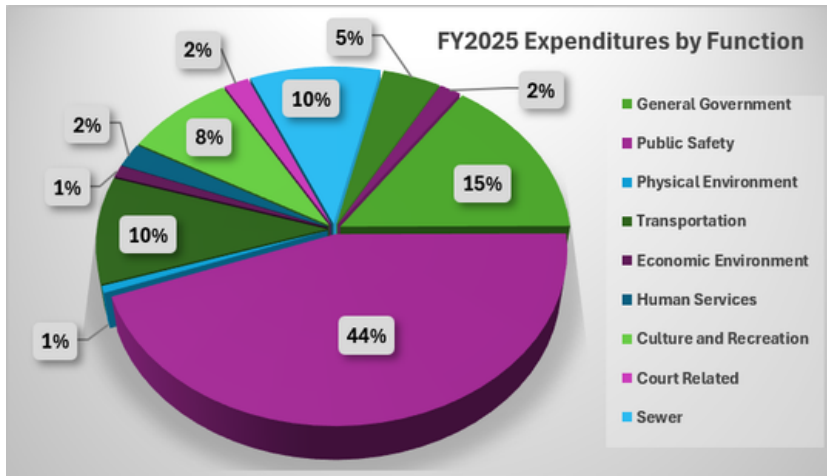
Revenues

Activities that are more narrowly defined and are intended to function like a business, make a profit or break even, are called “business-type activities.” The County has two such business-type activities. They are accounted for in the Sewer Fund and Solid Waste Fund. Comparatively, business-type activities charges for services revenue increased 10.3% and capital grants and contributions revenue increased 103.6% from the prior fiscal year. It should be noted that capital grants and contributions revenue can vary greatly from year to year due to the number and amount of grants received and other factors.



Expenditures

Total expenditures were \$66.79 million compared to \$62.57 million in the prior fiscal year, an increase of \$4.23 million. Public safety accounts for the largest increase in governmental activities expenditures at \$2.47 million and sewer accounts for the largest increase in business-type activities expenditures at \$1.73 million.



	FY2025	FY2024
Public Safety	\$ 29.66	\$ 27.19
General Government	\$ 10.17	\$ 12.43
Sewer	\$ 6.71	\$ 0.41
Transportation	\$ 6.62	\$ 6.78
Culture and Recreation	\$ 5.62	\$ 2.84
Solid Waste	\$ 2.98	\$ 3.86
Human Services	\$ 1.47	\$ 0.37
Court Related	\$ 1.28	\$ 1.20
Interest on Long Term Debt	\$ 1.11	\$ 4.98
Economic Environment	\$ 0.75	\$ 1.26
Physical Environment	\$ 0.43	\$ 1.23

\$ In Millions

Citizen Services



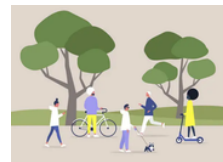
General Government

County Administration
Facilities Management
Planning and Zoning



Public Safety

Fire Rescue
Law Enforcement
E911



Culture & Recreation

Parks
Recreation
Library



Transportation

Roads
Bridges
Airport



Economic Environment

Veterans Services
Housing / SHIP



Health & Human Services

Medicare / Medicaid
Crisis Stabilization
Animal Services



Physical Environment

Agriculture Extension
Solid Waste
Sewer



Court Related

Courthouse
Guardian Ad Litem
Legal Aid

Capital Expenditures

The County spent \$92,805,340 on capital projects to meet the increased demand on County resources and infrastructure. This included the acquisition of land and equipment, and the construction of buildings and infrastructure systems. There are numerous capital improvement projects in progress with the focus on upgrading the Otter Creek Wastewater Treatment Plant (WWTP) and expanding central sewer capacity.

Land

\$20,658 spent on lots for road right-of-way and stormwater drainage. Approximately 22 acres of land in Panacea at Mineral Springs was donated to the County. To accompany the donation, the County spent an additional \$5,028 in survey, appraisal and closing costs for the land.

Equipment

\$3,063,953 spent on countywide emergency radios. \$871,421 spent on ambulances and emergency medical equipment. \$430,879 spent on 9 vehicles for various county departments. \$500,330 spent on one firetruck chassis. \$177,289 spent on equipment for Wakulla Sands golf course. \$220,698 spent on heavy equipment, pumps and specialty equipment for the WWTP. \$32,011 spent on 30 yard dumpsters and specialty equipment for the Landfill.

Building

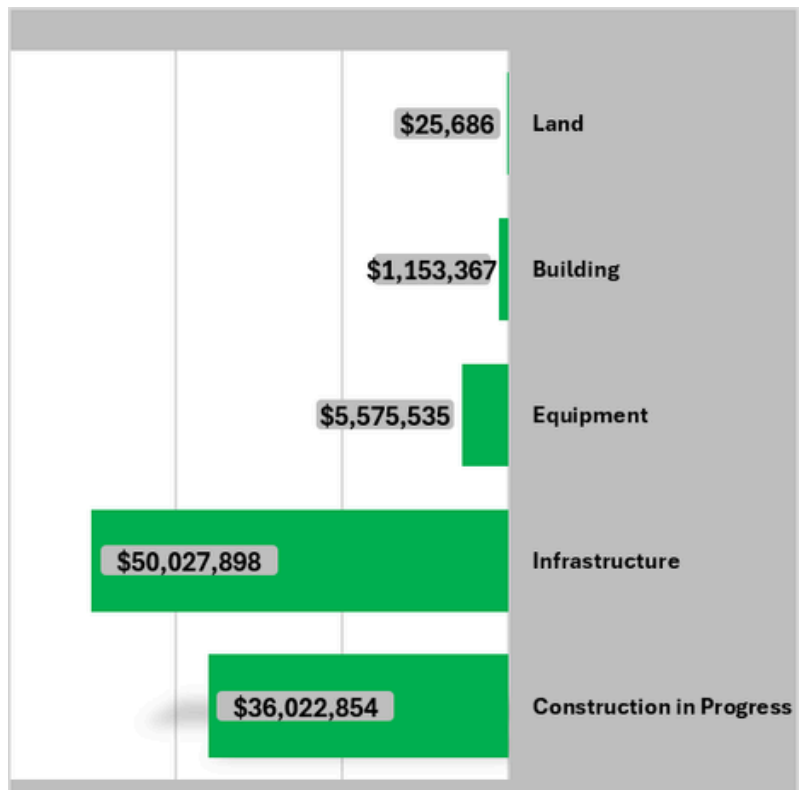
\$1,056,507 spent on the construction of a vehicle maintenance garage at the Sheriff Office. \$96,860 spent on renovations and improvements at the Animal Shelter.

Infrastructure

\$9,782,267 spent on 6 tower sites for the countywide emergency radio system. \$471,691 spent on Whiddon Lake Road realignment. \$212,765 spent on a Hazardous Waste Collection Center at the Landfill. \$39,142,959 spent on various sewer infrastructure such as lift station construction and mitigation, Wakulla Gardens Phases 3, 4 and 6 and Magnolia Gardens Phase 4.

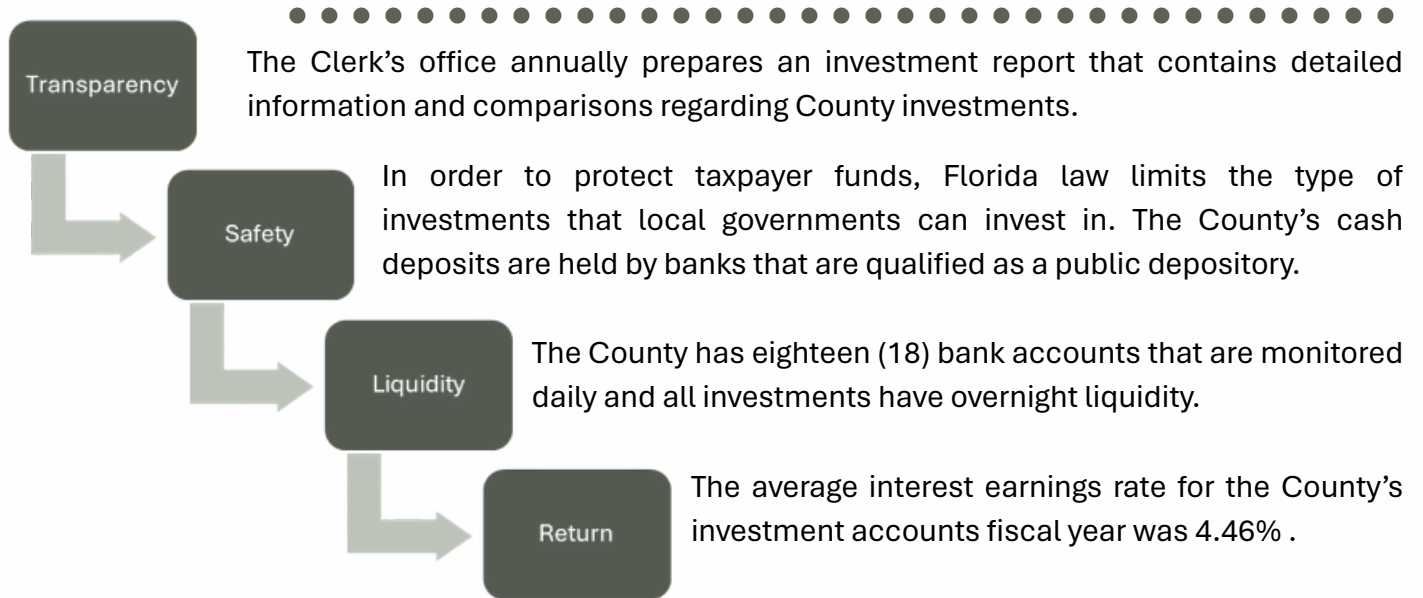
Construction in Progress

\$36,319,576 spent on projects that were still under construction at the close of the fiscal year. Most notably, expansion of the WWTP, Wildwood sewer connection, Mashers Sands Pier and the Emergency Operations Center.

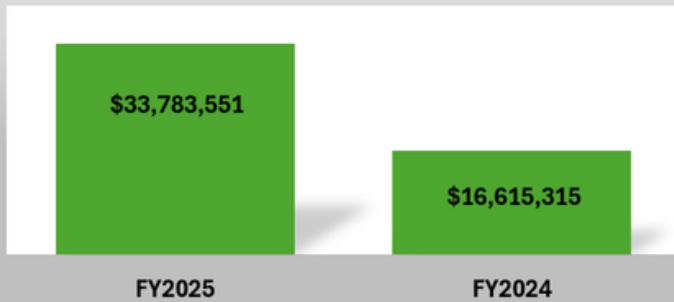


County Investments

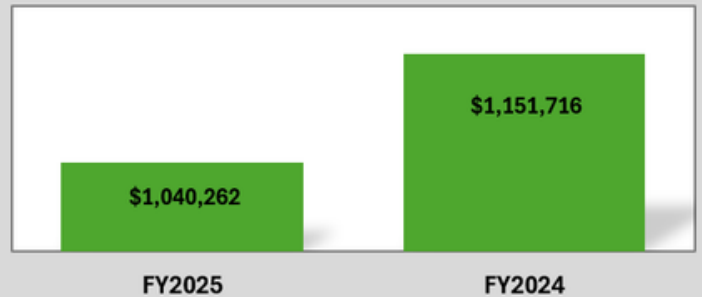
There are four (4) investment objectives of the County, listed in order of importance. The order of these objectives is intended to minimize the risks inherent to any investment of funds. The Clerk's Office prepares an annual investment report that is available on the website.



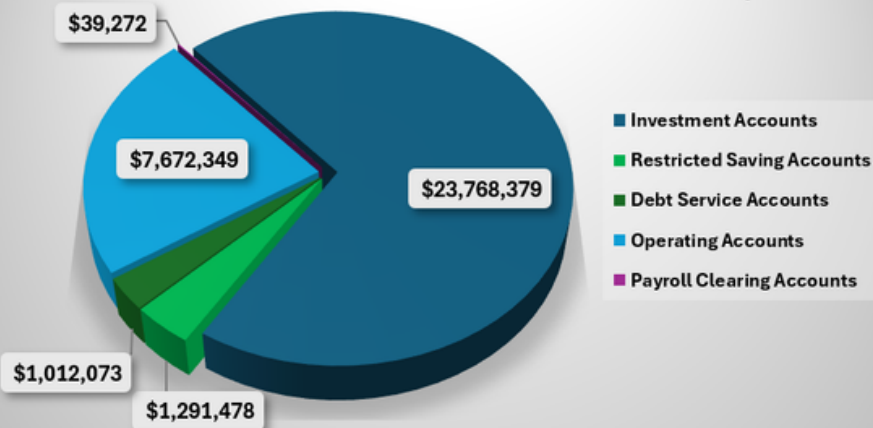
Cash Balances on September 30



Interest Income



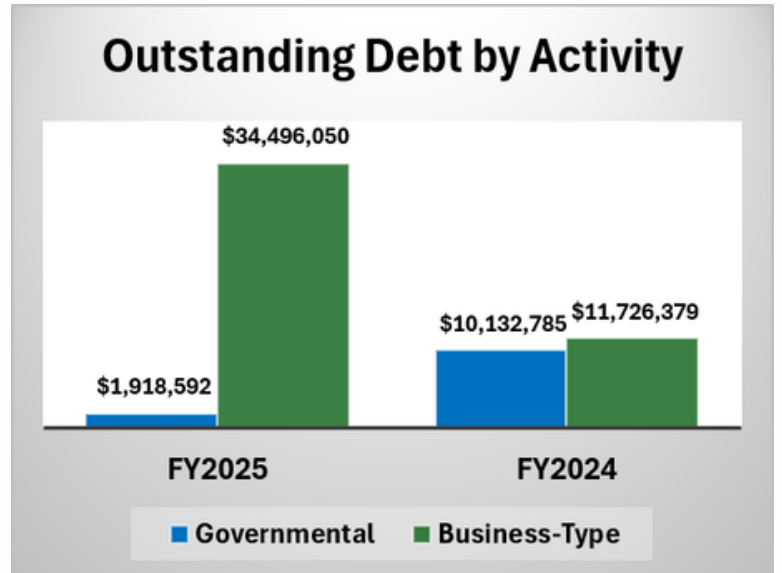
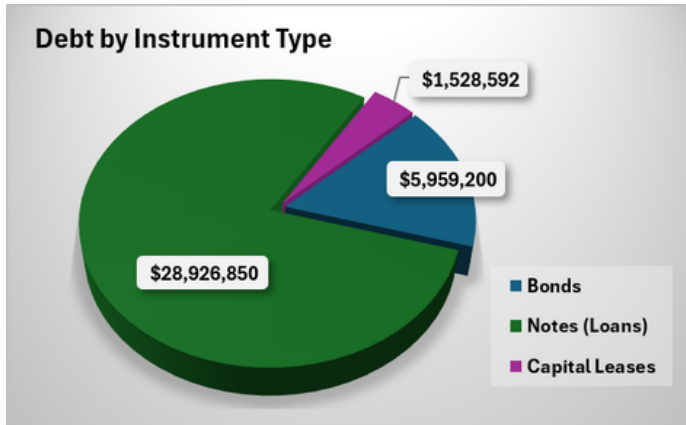
Cash and Investments on September 30



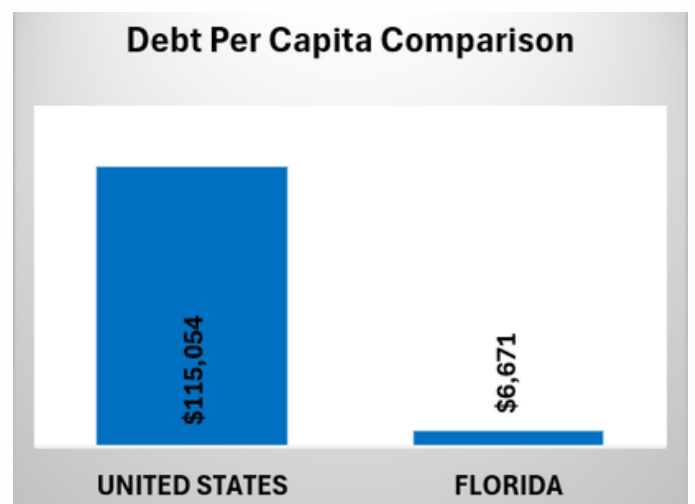
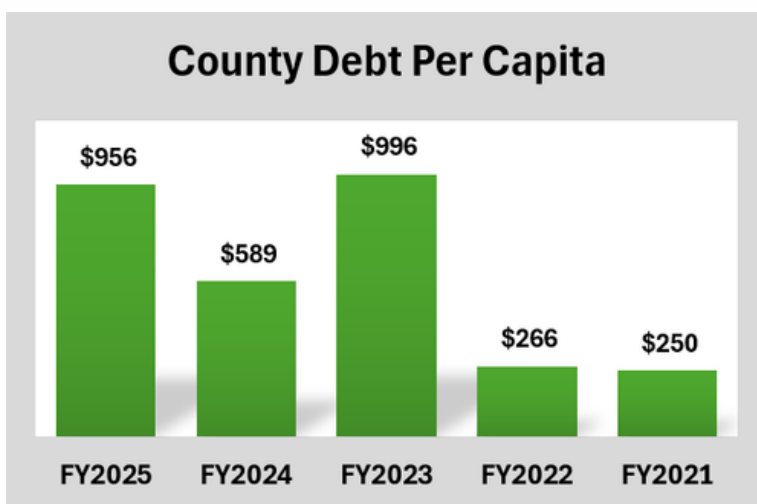
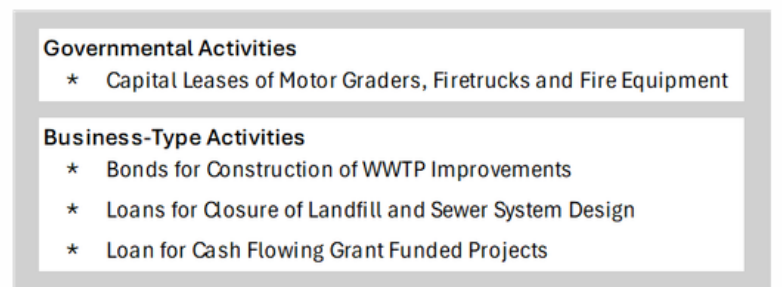
The County invests excess funds that are not needed at that time for paying the bills of the County. Investments are diversified across local banks and governmental trusts.

County Debt

At the end of fiscal year 2025, the County had total debt outstanding of \$36.4 million, compared to \$21.9 million in the prior fiscal year, an increase of \$14.6 million. This substantial increase in outstanding debt is due to the County taking a \$18 million draw against a line of credit entered into in FY2023. This is also the reason for the increase in County debt per capita in FY2025. The Clerk's Office prepares an annual debt report that is available on the website.

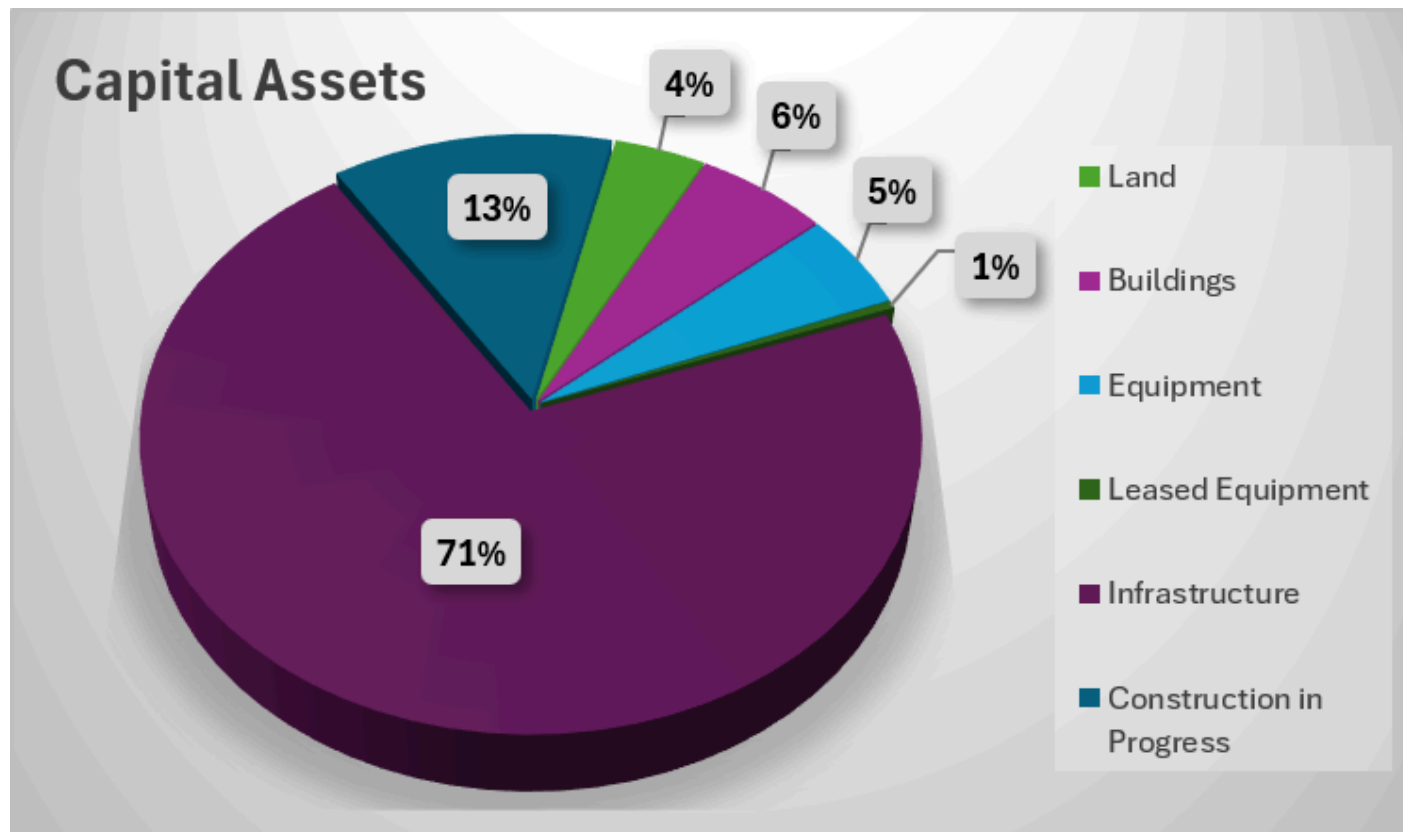


Debt per capita is the County's total debt divided by the current population. The County's goal is not to exceed \$500 per person.



Capital Assets

The County's investment in capital assets as of September 30, 2025 amounts to \$220.40 million, net of accumulated depreciation. During fiscal year 2025, governmental activities infrastructure assets increased by \$10.70 million and business-type activities infrastructure assets increased by \$40.09 million from the prior year.



Infrastructure, such as roads, and the various components of the wastewater system, account for the largest portion of County-owned assets at 71.35%

Land	\$	9.13
Buildings	\$	13.22
Equipment	\$	11.72
Leased Equipment	\$	0.91
Infrastructure	\$	157.25
Construction in Progress	\$	28.15

\$ In Millions

Did you know?

**Wakulla County
maintains 580 miles
of roads, and 243
miles of wastewater
collection lines.**

Net Position

The statement of net position presents what the County owns (assets) less what the County owes (liabilities) and reports the difference between them as net position. Governmental activities represent services provided to Wakulla County citizens that are principally supported by taxes, and federal, state or other local revenue. Business-type activities are services for which all costs are recovered through the users of the services.

Summarized Statement of Net Position (\$ in Millions)		Governmental Activities		Business-Type Activities		Total	
		2025	2024	2025	2024	2025	2024
ASSETS							
Cash, investments, net receivables, other assets	\$	32.44	\$ 35.72	\$ 38.91	\$ 5.32	\$ 71.35	\$ 41.03
Net capital assets	\$	107.71	\$ 103.75	\$ 112.69	\$ 85.84	\$ 220.40	\$ 189.59
Total Assets	\$	140.16	\$ 139.46	\$ 151.60	\$ 91.16	\$ 291.76	\$ 230.62
DEFERRED OUTFLOWS OF RESOURCES							
Deferred outflows related to pensions and OPEB	\$	20.65	\$ 21.46	\$ -	\$ -	\$ 20.65	\$ 21.46
Total Deferred Outflows of Resources	\$	20.65	\$ 21.46	\$ -	\$ -	\$ 20.65	\$ 21.46
LIABILITIES							
Current and other liabilities	\$	6.36	\$ 6.18	\$ 8.99	\$ 6.23	\$ 15.35	\$ 12.40
Long-term liabilities	\$	34.66	\$ 47.25	\$ 35.14	\$ 10.56	\$ 69.79	\$ 57.81
Total Liabilities	\$	41.02	\$ 53.43	\$ 44.12	\$ 16.78	\$ 85.14	\$ 70.21
DEFERRED INFLOWS OF RESOURCES							
Deferred inflows related to pensions and OPEB	\$	14.73	\$ 8.79	\$ -	\$ -	\$ 14.73	\$ 8.79
Total Deferred Inflows of Resources	\$	14.73	\$ 8.79	\$ -	\$ -	\$ 14.73	\$ 8.79
NET POSITION							
Invested in capital assets	\$	104.10	\$ 95.15	\$ 86.20	\$ 76.24	\$ 190.31	\$ 171.38
Restricted	\$	16.36	\$ 15.19	\$ 0.10	\$ -	\$ 16.46	\$ 15.19
Unrestricted	\$	(15.41)	\$ (11.63)	\$ 21.17	\$ (1.86)	\$ 5.76	\$ (13.49)
Total net position	\$	105.06	\$ 98.71	\$ 107.48	\$ 74.37	\$ 212.53	\$ 173.08

At the close of fiscal year FY2025, the County reported a total net position of \$212.53 million an increase of \$39.45 million, or 22.79%, in comparison to the prior fiscal year. The increase in net position for governmental activities was \$6.35 million, or 6.43%. Business-type activities increased \$33.10 million, or 44.51% predominantly due to an increase in cash, investments, net receivables and other assets of \$33.59 million compared to the prior year.

www.wakullaclerk.org

