

Popular Annual Financial Report



Celebration
CAPITAL OF TEXAS

GRANBURY, TX

for the fiscal year ended
September 30, 2024

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MEET THE LEADERS

City Council



Jim Jarratt
Mayor

About City Council

The Granbury City Council consists of the mayor and five council members elected citywide to serve three-year terms. The City Council is responsible for a wide variety of tasks including approving expenditures which exceed the amount stipulated in the Charter and by State law, appointing board and commission members, considering zoning issues, strategic planning, and approving the annual budget. Additionally, four city officers are appointed by the City

Council and operate under its guidance: City Manager, City Secretary, City Attorney and Municipal Judge.

City Council Meetings

City Council meetings are held on the first and third Tuesday of each month at 6:00 p.m. in the Council Chambers at City Hall. These meetings are open to the public and citizen input is welcome. To watch the City Council meetings live or to view past recordings go to www.granbury.org/live.



Eddie Rodriguez
Council Member
Place 2



Bruce Wadley
Mayor Pro Tem
Place 3



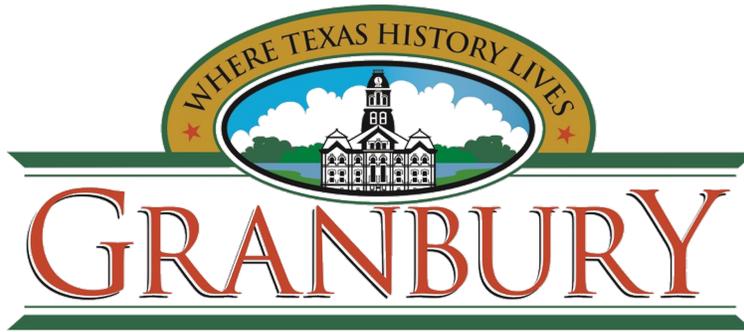
Skip Overdier
Council Member
Place 4



Zeb Ullom
Council Member
Place 5



Greg Corrigan
Council Member
Place 6



MISSION STATEMENT

“Providing quality of life through exceptional services with a friendly and responsive staff.”

VISION STATEMENT

“Where Community, Heritage, Culture, and Tourism promote and provide our City with an exceptional quality of life.”

FOCUS ELEMENTS

The Strategic Plan of the City Council established seven key focus elements of the future for Granbury. These elements are crucial for the fulfillment of the Council’s vision; therefore, they became the focal points in establishing the adopted budget.

	Service Delivery		To provide efficient and effective delivery of all City services
	Infrastructure Basics		To upgrade, enhance, expand, and maintain the existing infrastructure of the City and to prepare for future growth
	Community Development		To assure planned quality growth in the City and its extraterritorial jurisdiction
	Tourism Development		To make the City one of the “Top 20 Destinations” in the state by marketing our existing attractions and facilities and developing new ones
	Citizen Involvement		To enhance community awareness, encourage input, and increase community involvement in the decision-making process
	Intergovernmental Relationships		To cooperate with all government agencies to promote community objectives
	Economic Development		To proactively recruit economic development opportunities



Chris Coffman
City Manager

A MESSAGE FROM THE

City Manager

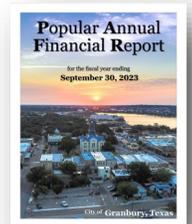
Dear Residents,

The City of Granbury is pleased to present the City’s Popular Annual Financial Report (PAFR) for fiscal year ended September 30, 2024. This report provides a community profile, accomplishments and activities overview, as well as high level, easy-to-read budgetary, financial and trend data.

The purpose of the PAFR is to provide summarized financial data and a snapshot of the City’s financial status in a more easily comprehensible format to increase awareness and knowledge of the operations of the City. The financial information contained in this report comes from the City of Granbury’s 2024 Annual Comprehensive Financial Report (ACFR), which is prepared in accordance with the Generally Accepted Accounting Principles (GAAP). The ACFR contains additional detailed and extensive information, and it can be viewed at www.granbury.org/ACFR2024.

Hope you enjoy learning more about our City.

Chris Coffman, CPM
City Manager



Last year, the City’s PAFR won the Governmental Finance Officer Association (GFOA) Award of Excellence.

Granbury History

Granbury, Texas is the county seat for **Hood County**. The Texas legislature created Hood County in 1866, and by **1871**, residents established Granbury along a bend in the Brazos River. Granbury is located along Highway 377 about 38 miles southwest of Fort Worth. The City encompasses 18 sq mi. The City has a 2023 population of **13,148**. The City is the shopping hub for the nearly 66,000 county residents. Granbury Independent School District has 10 campuses with approximately 7,727 students.



Granbury's tagline is "**Where Texas History Lives**". While Granbury has embodied that slogan since 1887, we continue to be the place where Texas history is still alive. This is seen all around town, with award-winning arts and culture inside hidden culinary locations, and walking around Texas' most historic courthouse square.

Created in 1969 and serves as a great recreational destination for both locals and tourists. The newly renovated Square also serves as a charming backdrop to an eclectic mix of art galleries, shops, wineries and eateries.



Granbury is the perfect destination for **tranquility**, with several miles of hike and bike trails that meander through the City's park system and through the new Memorial Lane section honoring our heroes.

The City of Granbury operates its own **water** and **wastewater** treatment plants, as well as an **electric** distribution system. In recent years, the City invested in AMI "smart meters" for both utility services the City offers. The City contracts out to a third-party for sanitation collection services.



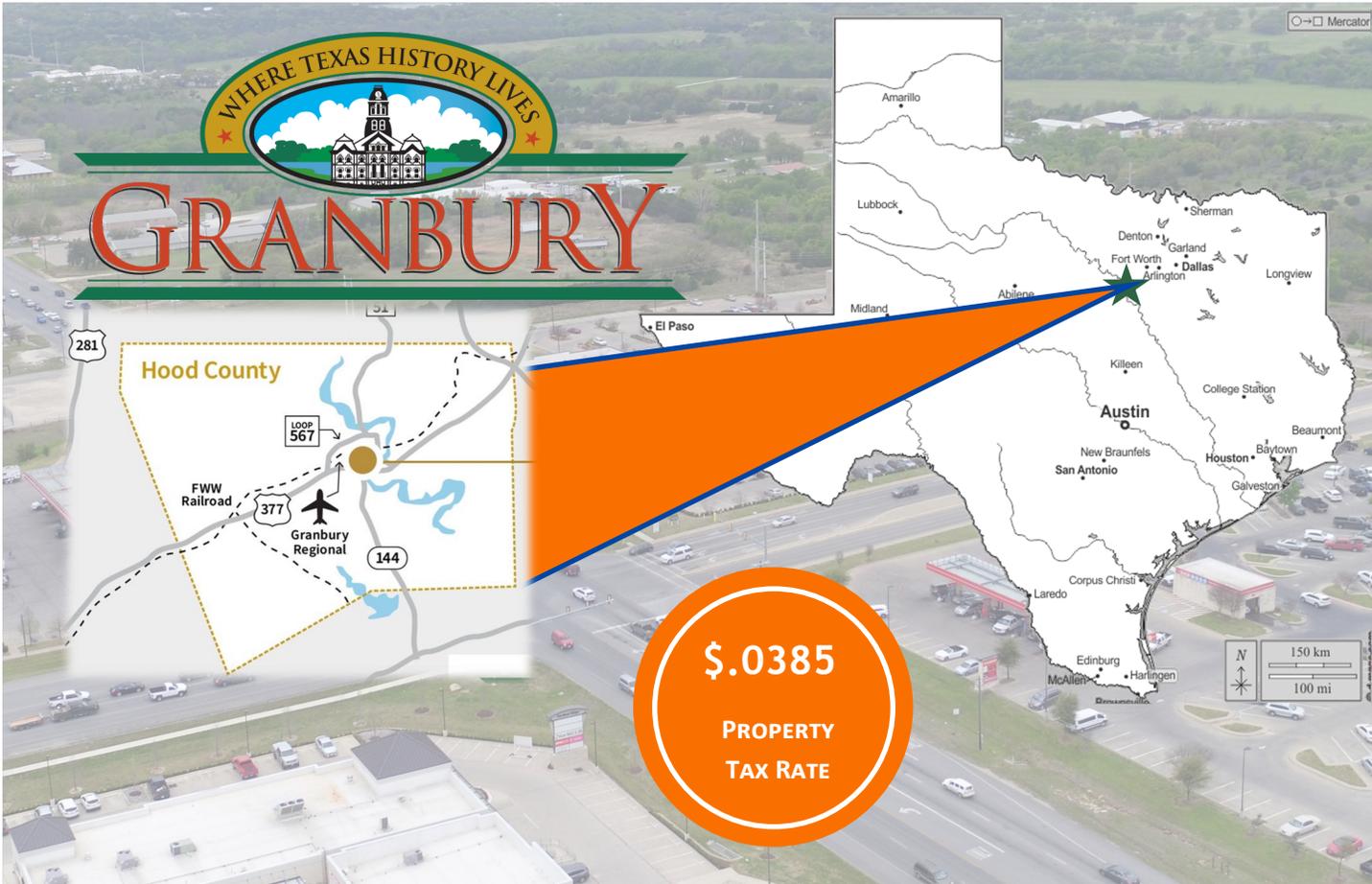
The City has **police**, volunteer **fire**, and ever expanding **community service** departments. The City also owns and operates a 15,000 sq. ft **Conference Center** along beautiful Lake Granbury. The City purchased and restored the **Opera House**, first built in 1886 on the Historic Granbury

Square with various entertainment year-round. The Granbury Regional **Airport** (KGDJ) or "The Friendliest Airport in Texas", services citizens and tourists alike with 5,200 ft of runway and 75 T-hangars.





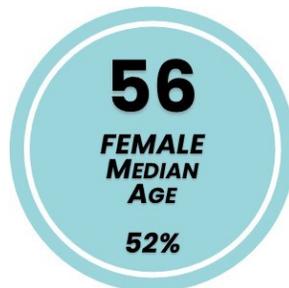
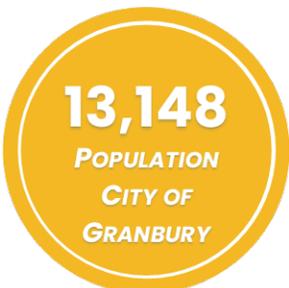
GRANBURY



Rank	Employer	Line of Business	# Employees	% of Total Employed
1	Granbury ISD	School District	1,469	4.8%
2	Lake Granbury Medical	Medical Services	700	2.3%
3	Walmart	Retail	450	1.5%
4	Hood County	County Government	364	1.2%
5	HEB Grocery	Retail	363	1.2%
6	City of Granbury	Municipal Government	202	0.7%

30,415
TOTAL # EMPLOYED
(HOOD COUNTY)

1,697
BUSINESS ESTABLISHMENTS
(HOOD COUNTY)





Major Projects

Completed Projects



Airport Runway

FY23 The City completed a new 5,200 feet long and 75 feet wide airport runway to accommodate larger aircrafts. This accommodation for jets will expand the customer market and promote both commercial and residential economic growth in the surrounding community.



Airport Terminal

During FY24, the City continued the expansion at the airport with the construction of a new terminal building (FBO). The building was complete in September 2024 along with needed utility infrastructure upgrades and street



South Wastewater Treatment Plant- Rehab

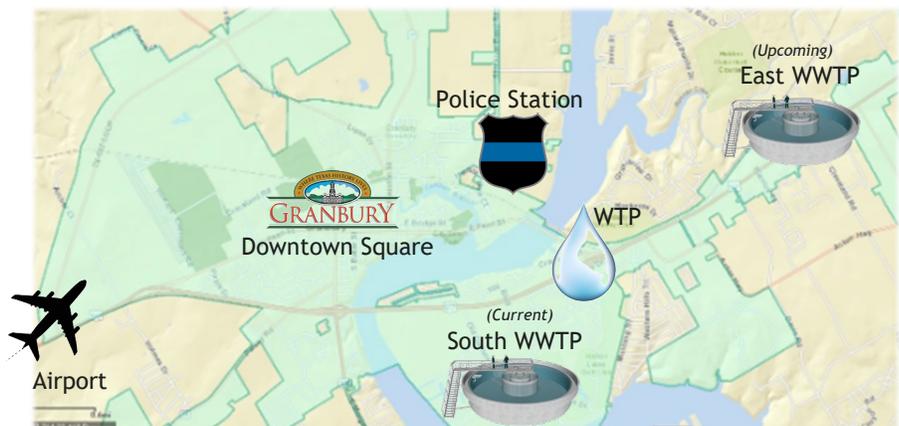
The City completed a rehab of the current South Wastewater Treatment Plant. The renovation enhanced the efficiency of the plant's operations, while keeping the capacity at 1 MGD.

Ongoing Projects

Wastewater System Improvements

In 2020, 100% of the City's wastewater treatment capacity was accounted for with existing and upcoming permitted developments. To prepare for future growth and to meet TCEQ's capacity requirements, a second treatment plant had to be constructed. While initially there were significant construction delays for the new plant, the construction of the East Wastewater Treatment Plant is currently underway, and the estimated completion date is early 2026. In the meantime, new development permits without "vested rights" are under a "moratorium" until the construction of the new plant is finalized.

Map of Major Projects





City of Granbury

FUND STRUCTURE

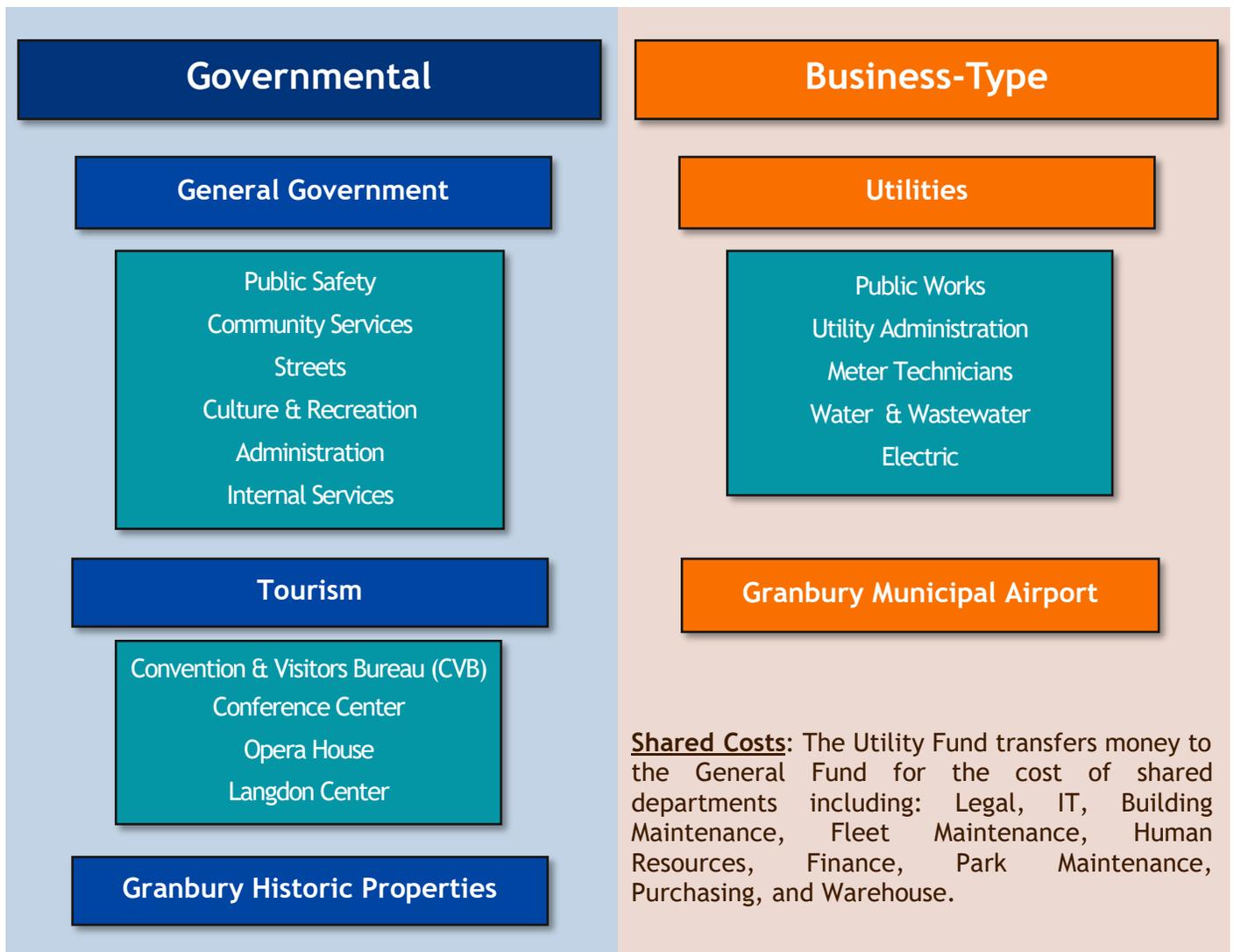
Primary Financial Funds



The City government maintains two major financial funds.

Governmental Funds represent the core services and activities of a city government and are mostly tax-supported. (i.e. Property & Sales Tax)

Business-Type Funds are the business-like activities of a city government primarily self-supported by user fees and charges. (i.e. charges for Water, Sewer & Electric services, Hangar fees and Airport Fuel sales)



Statement of Activities

The Statement of Activities accounts for the revenues and expenses of each of the major financial operations of the City during Fiscal Year 2023. **Governmental** activities combine all general government, including public safety, streets, culture, tourism and historic properties, even if accounted for in separate funds. **Business-Type** activities combine all municipal utilities and the regional airport.

The amount of which revenues exceeds (or is less than) expenses, contributes to the City's overall change in Net Position.

Statement of Activities	Governmental		Business-Type		Total		% Change
	2024	2023	2024	2023	2024	2023	
Program Revenues							
Charges For Services	2,199,224	2,176,673	29,737,231	28,971,124	31,936,455	31,147,797	
Operating Grants & Contributions	181,543	304,952	2,557,672	94,913	2,739,215	399,865	
Capital Grants & Contributions	4,693,006	1,870,999	3,931,788	11,830,891	8,624,794	13,701,890	
General Revenues							
Property Taxes	9,556,989	8,521,945	-	-	9,556,989	8,521,945	
Sales Taxes	12,898,826	12,345,857	-	-	12,898,826	12,345,857	
Hotel Occupancy Taxes	1,004,559	1,087,725	-	-	1,004,559	1,087,725	
Franchise Taxes	2,730,141	2,809,831	-	-	2,730,141	2,809,831	
Investment Earnings	1,871,149	3,421,509	1,577,858	1,547,557	3,449,007	4,969,066	
Other Revenue	336,557	365,339	2,539,924	592,481	2,876,481	957,820	
Total Revenue	35,471,994	32,904,830	40,344,473	43,036,966	75,816,467	75,941,796	-0.2%
Governmental Activities							
General Government	13,664,717	7,729,148	-	-	13,664,717	7,729,148	
Public Safety	9,703,033	9,193,643	-	-	9,703,033	9,193,643	
Community Development	638,422	628,696	-	-	638,422	628,696	
Streets	3,334,146	3,274,033	-	-	3,334,146	3,274,033	
Parks & Recreation	4,813,388	3,043,922	-	-	4,813,388	3,043,922	
Tourism	2,257,246	2,751,619	-	-	2,257,246	2,751,619	
Interest & Fiscal Charges	2,877,463	3,027,915	-	-	2,877,463	3,027,915	
Business-Type Activities							
Airport	-	-	2,685,130	1,478,281	2,685,130	1,478,281	
Water Treatment & Distribution	-	-	10,742,982	10,451,443	10,742,982	10,451,443	
Wastewater Collection & Treatment	-	-	4,522,422	3,716,435	4,522,422	3,716,435	
Electricity	-	-	10,154,437	9,380,832	10,154,437	9,380,832	
Total Expenses	37,288,415	29,648,976	28,104,971	25,026,991	65,393,386	54,675,967	19.6%
Change Before Transfers	(1,816,421)	3,255,854	12,239,502	18,009,975	10,423,081	21,265,829	
Transfers	(13,614,207)	721,183	13,614,207	(721,183)	-	-	
Change In Net Position	(15,430,628)	3,977,037	25,853,709	17,288,792	10,423,081	21,265,829	
Beginning Net Position	58,153,228	54,176,191	90,708,260	73,419,468	148,861,488	127,595,659	
Net Position	42,722,600	58,153,228	116,561,969	90,708,260	159,284,569	148,861,488	7.0%

Overall, the City's net position increased 7% or \$10.4 million.

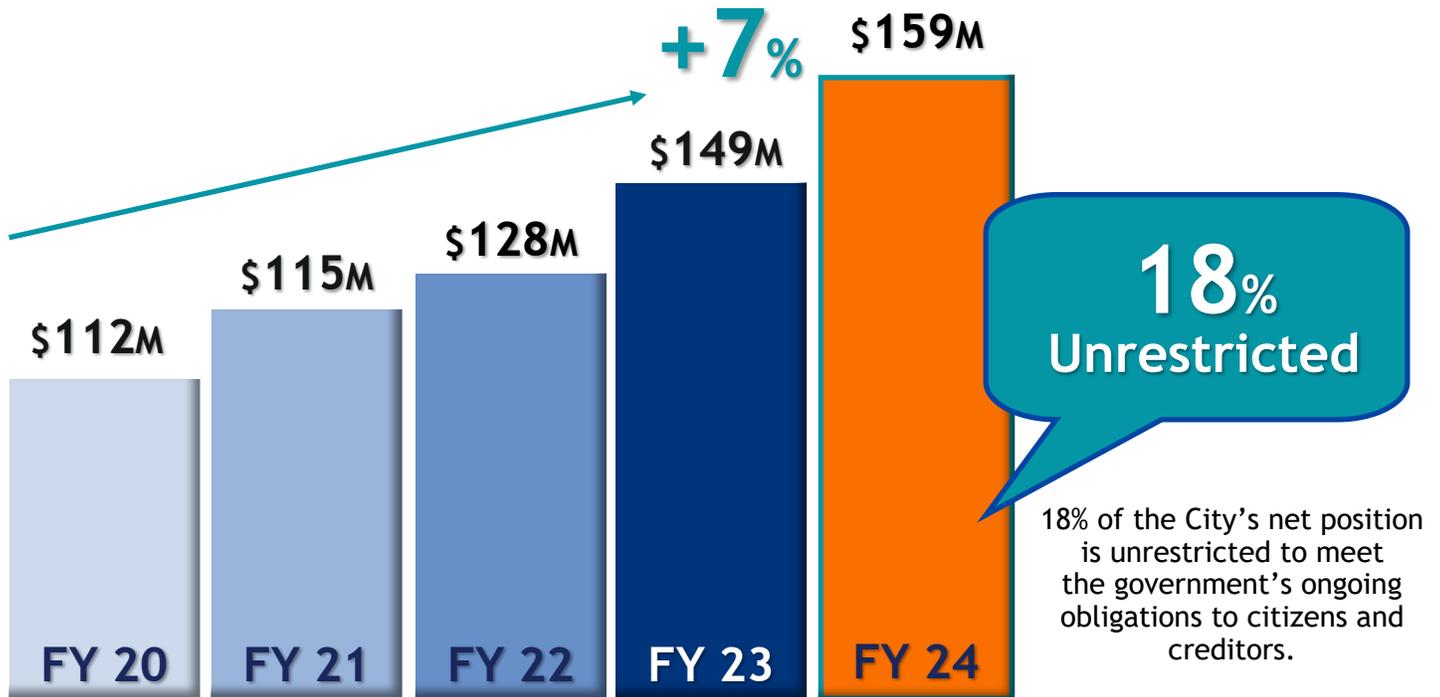
Revenues in General **Government** activities increased for sales & property tax indicating a strong growth in commerce in the City, but there was a decrease caused by disposal of property donated back to the Granbury ISD. Expenses increased in General **Government** activities by almost \$6M due to the purchase of additional buildings for City operations.

Revenues decreased in the **Business-Type** activities from the decrease in capital grants and contributions received in the prior fiscal year. **Business-Type** expenses increased for airport capital investments and fuel purchases in connection with the expanded runway and newly completed terminal building.

The \$13.6M transfer from **Governmental** to **Business-Type** activities is the City's investment in utility infrastructure using the 2022 CO.

Net Position

The Statement of Net Position reflects the overall financial position of the organization at a given moment in time. As demonstrated by the increasing net position in the graph below, the City of Granbury has set itself up effectively to meet the needs of its citizens while also being prepared for unforeseen future expenditures.



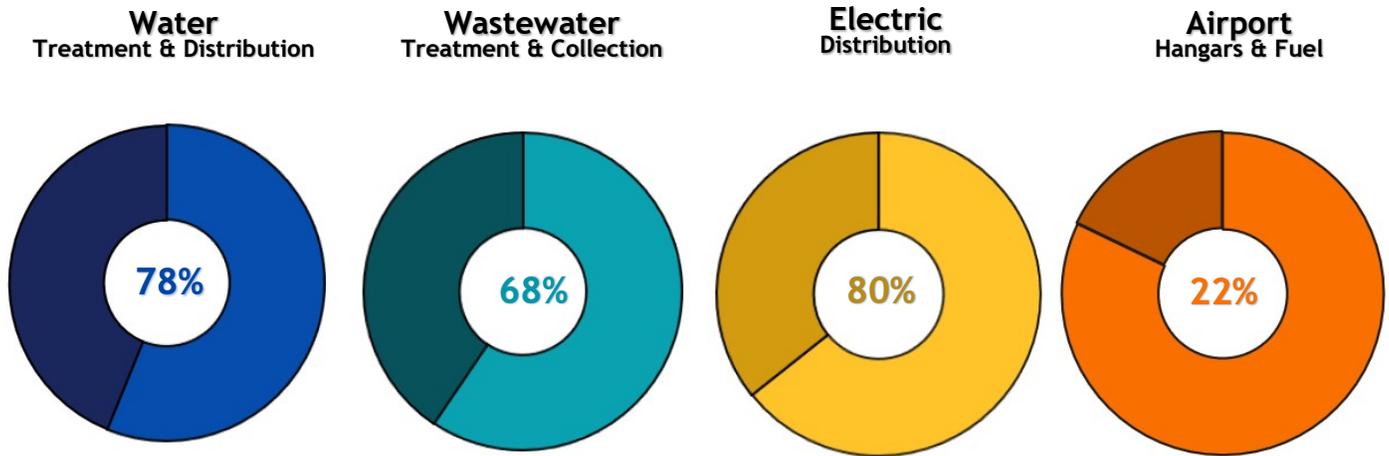
Net Position	Governmental		Business-type		Total	
	2024	2023	2024	2023	2024	2023
Current and other assets	58,215,469	75,689,254	36,448,459	40,663,426	94,663,928	116,352,680
Capital assets	78,793,710	77,527,059	166,156,897	142,068,037	244,950,607	219,595,096
Total Assets	137,009,179	153,216,313	202,605,356	182,731,463	339,614,535	335,947,776
Deferred outflows of resources	4,226,882	5,523,284	1,016,203	1,283,577	5,243,085	6,806,861
Current Liabilities	5,281,317	3,767,309	5,687,377	8,609,378	10,968,694	12,376,687
Long-term Liabilities	92,886,053	96,621,349	80,076,820	83,543,767	172,962,873	180,165,116
Total Liabilities	98,167,370	100,388,658	85,764,197	92,153,145	183,931,567	192,541,803
Deferred inflow of resources	346,091	197,711	1,295,393	1,153,635	1,641,484	1,351,346
Net Position	42,722,600	58,153,228	116,561,969	90,708,260	159,284,569	148,861,488
Liquidity of Net Position:						
Net Investment in Capital Assets	27,449,553	42,887,572	96,069,566	71,019,468	123,519,119	113,907,040
Restricted	2,262,710	2,275,282	4,404,702	3,930,121	6,667,412	6,205,403
Unrestricted	13,010,337	12,990,374	16,087,701	15,758,671	29,098,038	28,749,045
Net Position	42,722,600	58,153,228	116,561,969	90,708,260	159,284,569	148,861,488

Revenues

Business-Type Service Charges

The majority of the City's business-type revenues come from providing utility services to the citizens of Granbury.

Revenues Exceed Expenditures by...

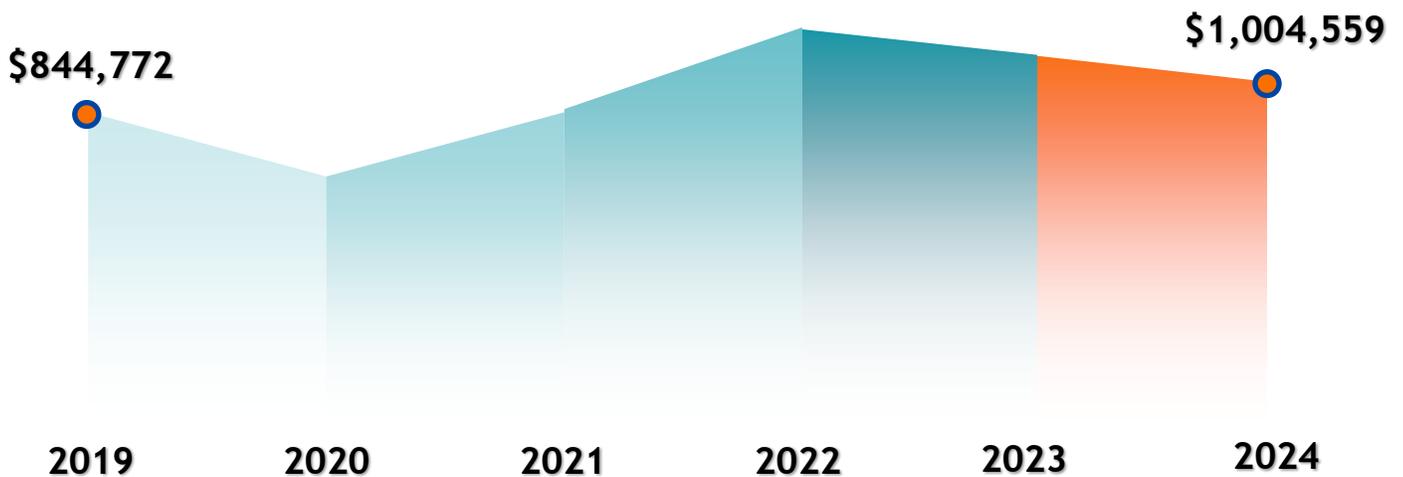


Tourism Hotel/Motel Taxes (HOT)

Hotel Occupancy Tax Revenue is remitted to the City after being collected by all room rental establishments as a % of the room rate. This revenue is legally restricted for the use of expenditures related to promoting local tourism in the City of Granbury.

HOT rates are **7%** for the City and 6% for the State totaling 13%.

HOT Revenue



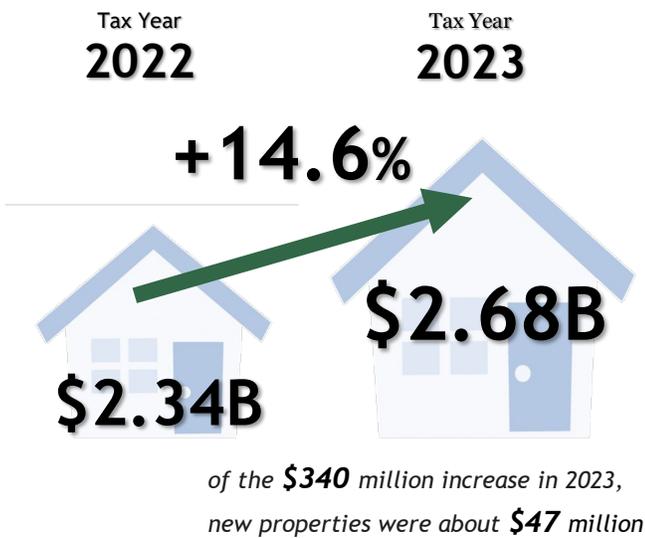
Revenues

Property Tax Revenue



The City's property tax rate was increased to **\$0.38500** per \$100 valuation in FY 2024. On average, Granbury homeowners paid a total of **\$3,204** in property taxes on a \$200,000 home in 2024. The City of Granbury only received **\$770**, (or about **24%**) of the total property tax amount paid by homeowners.

Total Assessed Values



Property Tax Uses

49%
O&M

49% of the total Property Tax collected was applied toward the General Fund's Operations & Maintenance Expenditures

51%
I&S

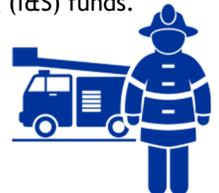
the other 51% of the total Property Tax collected was applied toward the City's debt obligations or interest and sinking (I&S) funds.

Property Tax Revenue for O&M in FY2024:

\$ 4,682,924



Public Safety Expenditures:
\$ 9,703,033

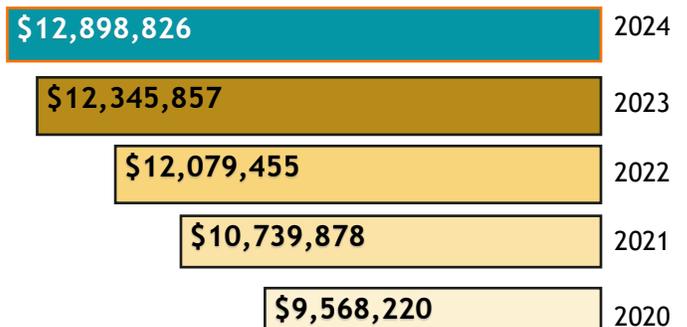


The amount collected in property taxes for operations & maintenance, funds **less than 50%** of public safety's average annual expenditures. Governmental operations are primarily funded with City sales tax revenue.

Sales Tax Revenue

Granbury's sales tax rate is 8.25%. This revenue is divided between three different taxing entities. The State of Texas receives 6.25%, Hood County receives 0.50% and the City of Granbury receives **1.5%**.

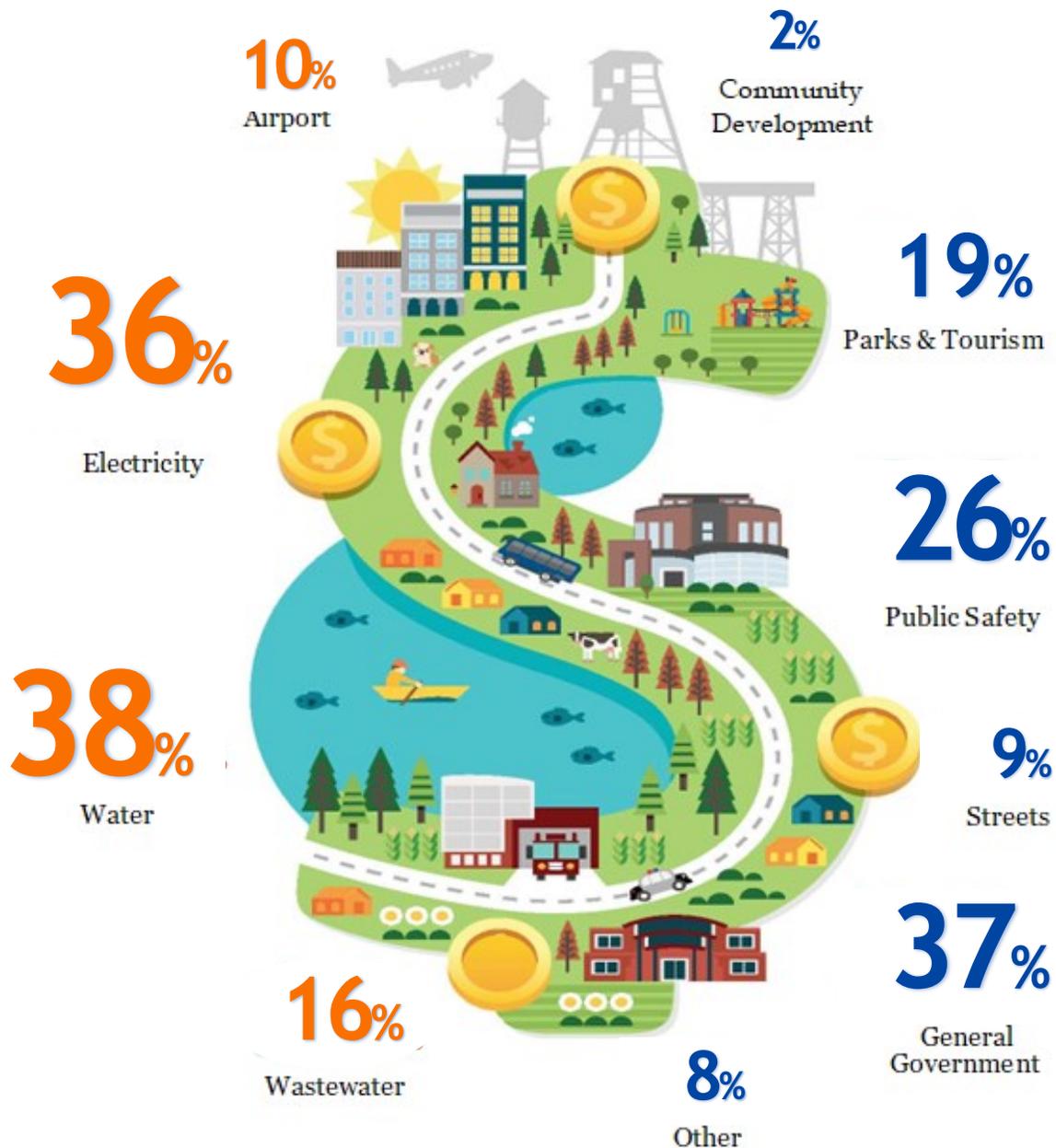
Of the City's 1.5% of sales tax, 1% is for General Fund operations and 0.5% is for property tax relief. The City has benefited from steady growth in sales tax revenues for more than ten years. In fiscal year 2024, sales tax receipts were up **4%** compared to the previous year.



Expenses

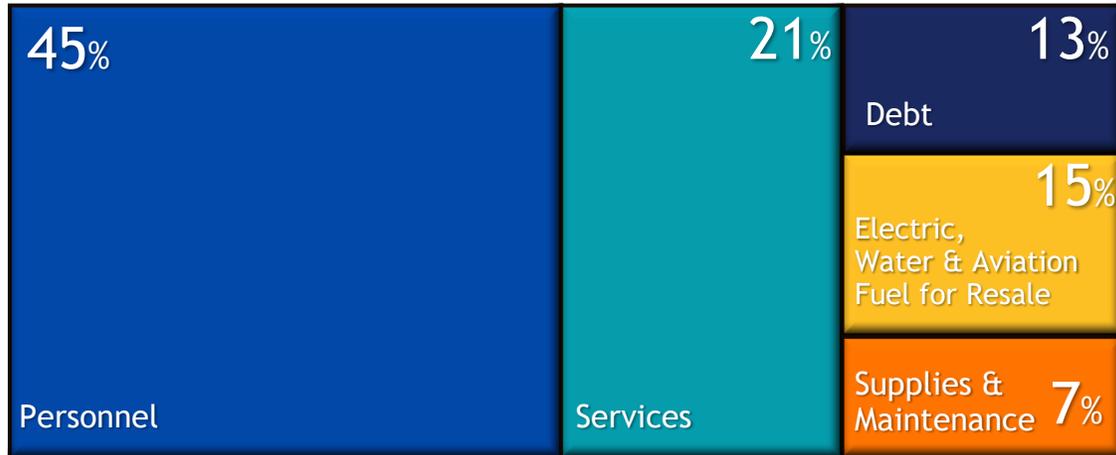
The largest spending category for **GOVERNMENTAL** expenses is public safety, accounting for **40%** of the City's total expenses. Public safety includes police, court, building inspections and supporting Granbury's volunteer fire department. **GOVERNMENTAL** services are funded primarily with property and sales tax.

The City's **BUSINESS-TYPE** expenses include: electric service, delivery and treatment of water, collection and treatment of wastewater, and the regional airport. **BUSINESS-TYPE** activities are primarily funded with user fees and charges.



Expenses

City-Wide Operating Expense Types



Personnel is the largest expenditure, but greatest asset for the City.

Services support daily operations like utilities, police dispatch, IT support, software & internet services and engineering.

Supplies & Maintenance includes City equipment fuel, maintenance, building maintenance & janitorial, non-capital items and wearing apparel.

Electric, Water & Aviation Fuel for Resale is a large expenditure for commodities that are sold through the City's business-type funds to generate revenue to both offset their cost and some of the costs in other categories.

Debt annual payments for long-term financing on capital projects around the City.

Reserve Requirements

The City of Granbury has a policy to maintain budgeted minimum reserves in the working capital/fund balances to provide a secure, healthy financial base for the City in the event of a natural disaster or other emergency. This also allows stability of City operations, should revenues fall short of budgeted projections and provides available resources to implement budgeted expenditures without regard to actual timing of cash flows into the City.

The unassigned fund balance in the General Fund and unrestricted fund balance in the Utility Fund should equal 25% of annual budgeted expenditures.

As of Sept. 30, 2024, the City's : **General Fund** had a reserve rate of **62%**

Utility Fund had a reserve rate of **74%**

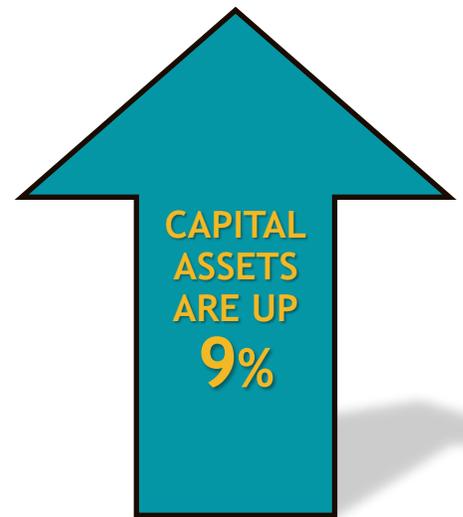
Capital Asset

Increases to City-Wide Capital Assets

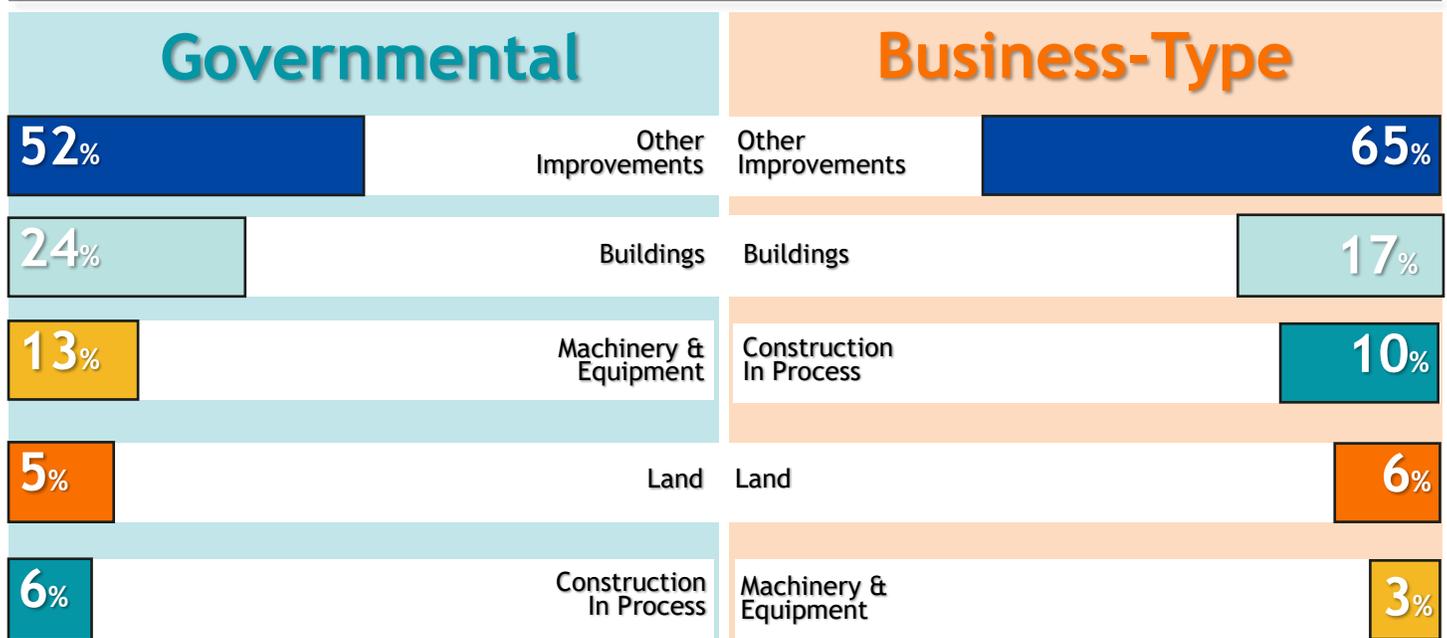
Capital assets are the items the City owns that hold value. As shown below, the total amount of capital assets increased 9% in the last year. The majority of this change was due to the completion of the South WWTP Rehab (\$30.8M) and the Airport FBO (\$5M). Construction in Progress still accounts for the work being done on the East WWTP, and some ongoing utility infrastructure projects. As these projects are completed, a large amount of construction in progress will be reclassified to land, buildings, equipment, or other improvements.

During FY 2024, the City donated property located at 210 N Jones back to the Granbury Independent School District and purchased two properties: Kings Plaza and Granbury Square Plaza.

City-Wide Capital Asset Values	2024	2023
Land	\$ 20,365,135	\$ 19,512,341
Buildings	\$ 72,679,832	\$ 41,560,708
Other Improvements	\$ 219,919,335	\$ 212,292,942
Machinery & Equipment	\$ 25,424,662	\$ 22,991,050
Construction in Progress	\$ 29,647,583	\$ 41,167,301
Total	\$ 368,036,551	\$ 337,526,365



Types of Capital Assets



Debt

The City of Granbury had a total bonded debt, notes payable and capital leases payable in the amount of **\$147,709,894**. The City's **AA** bond rating is one of the highest ratings a city can receive from Fitch Ratings and Standard & Poor's rating agencies. The higher rating saves the taxpayers money by securing a more favorable interest rate on debt for the City when borrowing funds for major projects.

Funding Source	Amount Outstanding as of 9/30/24	Type of Debt	Amount Outstanding as of 9/30/24
Tax-Supported	\$ 46,587,744	Certificates of Obligation	\$ 136,634,000
Self-Supported	\$ 100,076,256	General Obligation	\$ 10,030,000
Total	\$ 146,664,000	Financing Arrangements	\$ 854,852
		Leases	\$ 179,027
		"Texas Capital Fund" Loan	\$ 12,015
		Total	\$ 147,709,894

Tax-Supported debt is backed by a pledge of property taxes levied within the City's boundaries. Some tax-supported debt may be secured by a combination of property taxes and other revenue sources.

Revenue-Supported debt is secured by non-property tax revenue such as sales tax, charges for service, water, or electric municipal utility charges

Certificates of Obligation (CO's) are debts secured by ad valorem taxes and surplus utility revenues. CO's are the most common debt type for the City of Granbury due to their lower interest rates and double-backed revenue sources. This debt is used to pay for large capital infrastructure.

General Obligation (GO's) bonded debt is backed by the full faith and credit of the government.

Financing Arrangements pertains to an energy retrofit project and associated equipment being financed as a lease/purchase.

Leases refers to the value of the City's "right to use" an underlying asset like a multi-year copier lease with a third party.

"Texas Capital Fund" Loan is a special assessment debt to be repaid by lease revenues received from companies who lease facilities acquired or rehabilitated with these funds.

By the Numbers

Operations

295

City
Employees

47

Police Officers

65

Volunteer
Firefighters

3

Fire Stations

113

Miles
Electric Lines

14

Water Wells

7.5

Millions of Gallons/Day
Water Treatment Plant Capacity

45

Wastewater
Lift Stations

2.9

Miles
Hike & Bike Trail

8

Soccer Fields

2

Volleyball Pits
Boat Ramps

9

Baseball Fields

6

Playgrounds

93

Airplane Hangars

5,200

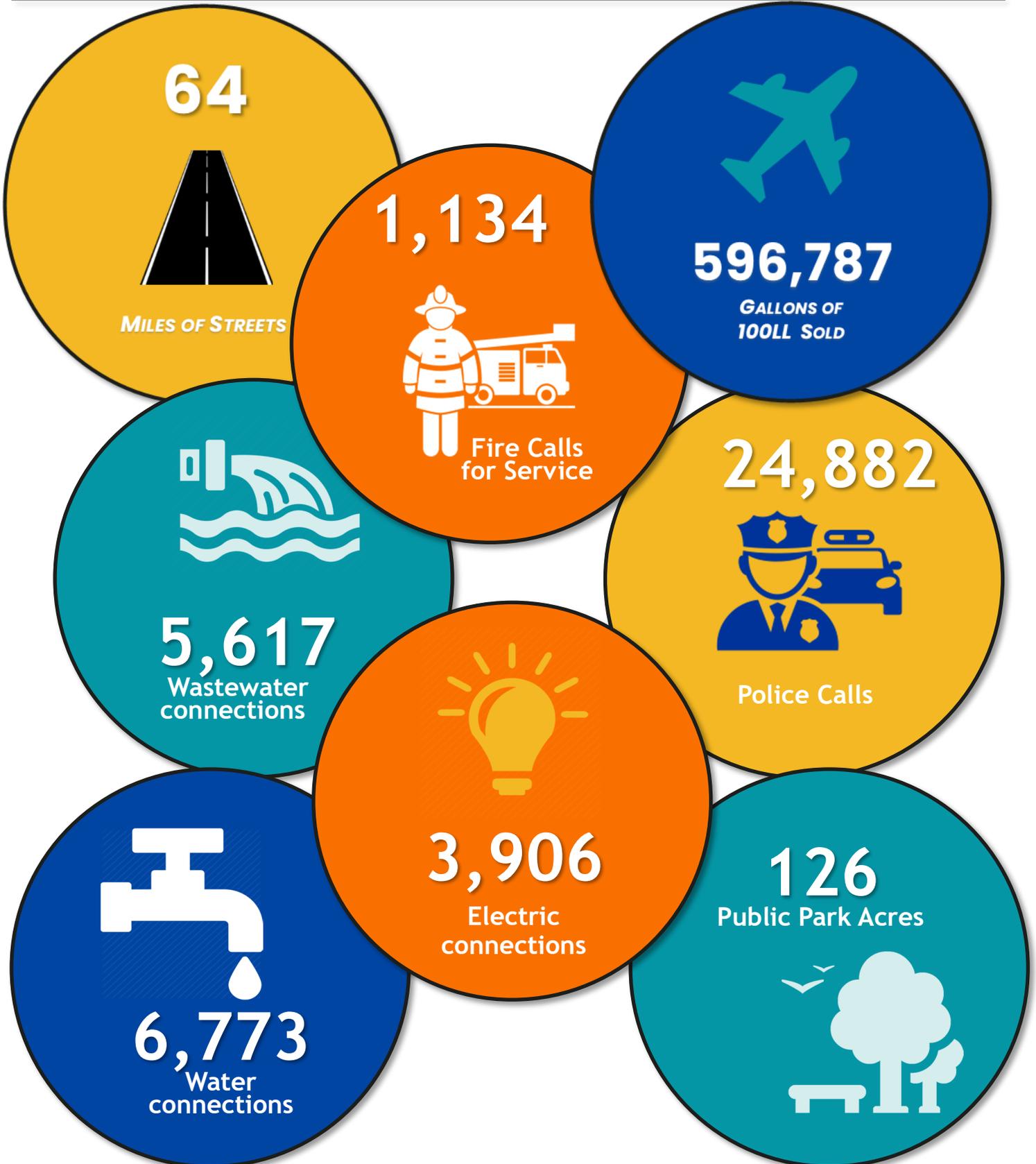
Feet
of Airport Runway

1

Municipal Pool
Skate Park
Dog Park
Beach
Disc Golf Course

By the Numbers

Services



Annual Events in Granbury



Goosebump Jump



Founder's Day



Granbury Wine Walk



Lone Star Street Rod



Hood County Stampede Rodeo



Lakefest



Labor Day Weekend



Memorial Day Weekend



Oktoberfest



Harvest Moon Festival



Christmas in Granbury



Labor Day Weekend

Stay Informed

Social Media

 [.com/cityofgranbury](https://twitter.com/cityofgranbury)

 [.com/GranburyTv](https://www.youtube.com/GranburyTv)

 [.com/cityofgranbury](https://www.facebook.com/cityofgranbury)

 [.com/GranburyMedia](https://www.facebook.com/GranburyMedia)

City Websites

[Granbury.org](https://www.Granbury.org)

[/OpenGov](https://www.OpenGov)

 Online Payments Court Utility	 Employment View Openings	 Agendas & Minutes Stay Informed
 Notify Me Sign Up & View Inspection Portal Code Enforcement	 Report It Submit Issue Concerns	 Play Explore Attractions



OPENGOV
Financial Transparency