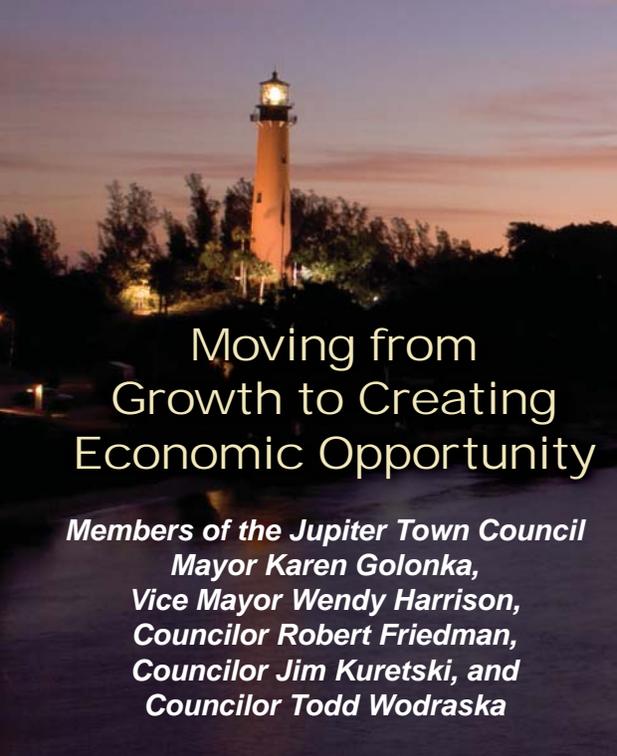




TOWN OF JUPITER

2010 ANNUAL REPORT AND 2011 PREVIEW



Moving from Growth to Creating Economic Opportunity

Members of the Jupiter Town Council
Mayor Karen Golonka,
Vice Mayor Wendy Harrison,
Councilor Robert Friedman,
Councilor Jim Kuretski, and
Councilor Todd Wodraska

2010 continued to present economic challenges for Jupiter's businesses and residents, and as we reach build-out, our challenges are shifting from managing new growth to creating economic growth and managing redevelopment.

Balancing the core elements of our vision – being a coastal community with small-town values – with the challenge of creating economic opportunity, places us in new territory. Our vision will always chart our course, but must also provide us with the wide-angle view to take our community where it needs to go. We strive to be a livable community with a variety of housing types, job opportunities, recreation and leisure activities to maintain a high quality of life, without losing focus on our history, heritage, and values.

The Town's organization has changed and contracted in the last three years in order to support the vision and its application to our changing environment. In some cases, activities have been combined for greater efficiency, and in other cases programs have been added to meet new needs. In all cases, despite a 15% reduction in overall staffing for the Town, we have maintained service levels and achieved greater efficiencies in how those services are delivered.

Now, as we look to the future, we will continue to evolve the organization's structure to meet residents' and businesses' needs, even as those needs change and adapt to the "new normal" of our economy. With a strong focus on our core vision, and an eye on a successful future, we will continue to be "uniquely Jupiter."

Photo by Larry Hughes

VISION: *Jupiter is a distinctive coastal community committed to preserving its unique character and vibrant, small-town feel.*

JUPITER AT A GLANCE

To serve the diverse needs of Jupiter's residents in the best, most efficient way, the Town Council has identified a "Financially Sustainable Town Providing Exceptional Municipal Services" as a key component in the community's strategic plan.

Being accessible to residents' needs and providing excellent customer service is critical, and Town departments can be contacted in a variety of ways.

Population	50,275
Households	20,000
Median Household Income	\$70,280
Land Area	23.1 square miles, or approx. 14,782 acres
Land Area Devoted to Parks, Natural Areas and Greenspace	2,646 acres

Sources: BEBR Florida Estimates of Populations; U.S. Census Bureau and Town of Jupiter.

DEPARTMENTS/SERVICES & CONTACTS

Building Department/Building	741-2669	rogerh@jupiter.fl.us	Information Systems	741-2351	kingw@jupiter.fl.us
Business Registration	741-2319	angelac@jupiter.fl.us	Neighborhood Services	741-2524	satuo@jupiter.fl.us
Business Development (JBiz)	741-BIZJ (2495)		Open Space Program (natural areas)	741-2565	shawnn@jupiter.fl.us
Citizen Action Office (resident inquiries)	741-CALL (2255)	action@jupiter.fl.us	Parks & Recreation	741-2334	stacey@jupiter.fl.us
Code Compliance Officer	741-2381	frankm@jupiter.fl.us	Planning & Zoning	741-2323	cathyr@jupiter.fl.us
Community Center	741-2400		Police Department	746-6201	www.jupiter.fl.us/jpd
Community Redevelopment Agency; Riverwalk	741-2261	brendaa@jupiter.fl.us	Public Works	741-2766	lauriev@jupiter.fl.us
Engineering	741-2225	nancym@jupiter.fl.us	Town Manager's Office	741-2214	andy@jupiter.fl.us
Community Relations	741-2575	katem@jupiter.fl.us	Town Clerk	741-2352	debrag@jupiter.fl.us
Finance and Property Tax Information	741-2218	michaelv@jupiter.fl.us	Town Council and Mayor	741-2214	towncouncil@jupiter.fl.us
Human Resources & Staffing	741-5134	741-2520/24-Hour Job Line	Water and Stormwater Utilities	741-2270	winfo@jupiter.fl.us
Hurricane & Storm Information Line	743-7013				

Main Town Website, Access to all Departments & Programs - www.jupiter.fl.us

Police Department - www.jupiter.fl.us/JPD

Hurricane & Emergency Preparedness - www.jupiter.fl.us/STORM

Recreation Programs, Camps & Events - www.jupiter.fl.us/parksrecreation

Public Meeting Agendas & Minutes - www.jupiter.fl.us/agendas

Town Newsletter - www.jupiter.fl.us/TownTimes

Online Community Calendar of Town & Area Events, Classes & Meetings - www.jupiter.fl.us/Town_Calendar

210 Military Trail, Jupiter, FL 33458-5784 • (561) 746-5134 • Fax (561) 575-7785 • www.jupiter.fl.us

2010: YEAR AT A GLANCE

Policy Actions & Accomplishments in 2010

In 2010, we continued to face economic challenges as a community and as individual families and businesses. Knowing that we would continue to face declining property values and employment rates, as well as rising costs, Jupiter continued to look for more efficient ways to deliver services in 2010. Despite most economic factors working against a tighter budget, Jupiter was able to adopt a financial plan that relies on no increases in tax rates or utility rates for the year beginning October 1, 2010.

With a changing economic landscape and a shift from a community relying on new residential development to one facing the challenges of redevelopment, the Town's organization re-tooled a bit. For the third straight year, the Town of Jupiter reduced its workforce by eliminating non-essential positions, and reallocated existing resources to address these challenges. As a result, more resources are now shared between functions, and departments combined or reassigned for more efficiency. Some examples include the merging of the Public Works and Parks Maintenance departments into one team that provides excellent, efficient maintenance services for our parks, roadways, and public infrastructure. Another example is the creation of the Business Development office, which was created using existing personnel. By providing programs and services for Jupiter's local business community, Business Development will support local economic growth.



In order to support the need for redevelopment in the Town, several changes to the Town's comprehensive plan were adopted in 2010. In addition, in an effort to strike a balance between the needs of residents and businesses in mixed-use areas, the Town Council looked at several ordinances and policies, including the Town's noise ordinance, parking regulations, and sign regulations. And amazingly, even in a down economy with struggling residents and businesses, our Police department continued to support Jupiter's goal of having safe and secure neighborhoods by reducing the overall crime rate significantly in 2010.

The water utility's new nanofiltration water treatment plant was completed in 2010, coming online in the Fall. This state-of-the-art facility allows Jupiter to provide very high-quality drinking water with no reliance on drought-prone water supply sources, such as Lake Okeechobee.



Engaging residents in the decisions of their local government was also a focus in 2010, and through frequent meetings, forums, and webcasts, Town Council

and members of Town Staff gathered citizens' input on important topics. Informational meetings and webcasts dealt with issues impacting all residents, such as the Town's budget or future plans for mass transportation, as well as those impacting specific groups, such as the Town's industrial businesses or local, small businesses.

A Look Ahead To 2011

Optimistic economists predict a slow but steady rise from the economic decline in 2011. Your local government has worked hard over the past five years to create a sustainable financial plan that can both weather the current storm and position us well for a bright future.

In 2011, the Town will continue to work on its policies for infill and redevelopment, ensuring that the smart growth policies of the past several decades are now complemented by future redevelopment activities. And, as the economy strengthens, the Town will continue to focus on supporting its local business community – be it large bioscience opportunities or small, entrepreneurial interests.

Neighborhood services will continue to support the needs of residents and neighborhood groups to strengthen our communities and maintain our quality of life. In 2011 they will also look to bring additional services and new funding sources to Jupiter to support neighborhood enhancement. In addition, our Police Department will continue to work on crime prevention and work hand-in-hand with the neighborhoods to keep them safe.

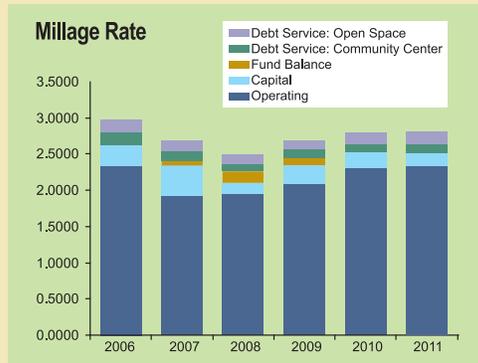
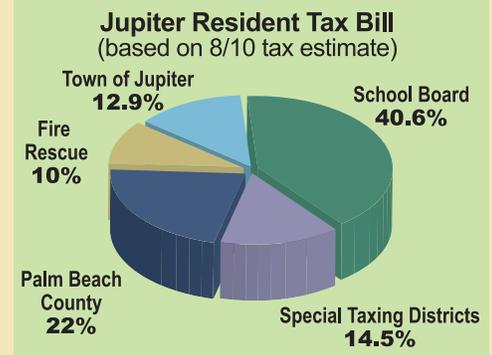
JUPITER'S BUDGET AT A GLANCE

Jupiter experienced a period of high growth in the late 1990's and early 2000's. A thriving housing market, bolstered by a strong economy, brought new residential developments to Jupiter such as Abacoa, Paseos, Egret Landings and Botanica. The Town's residential properties are now mostly built-out, and commercial investment from the bioscience and high-technology industries will help to expand the tax base and provide quality jobs for residents.

For three consecutive budget years (2008 through 2010), the Town has reduced its labor force and operational costs, resulting in increased efficiencies. During that three-year period, more than 50 positions were eliminated without significant impact to the number or quality of services the Town delivers.

The Town of Jupiter adopted a Fiscal Year 2011 budget that required no increase in property tax rates or water utility rates. As a result, the Town will collect about \$1.1 million less in ad valorem (property) tax revenue dollars than in FY 2010, due to declining taxable property values. Most Jupiter homeowners and businesses will see a decrease in tax dollars paid to the Town in 2011. For example, a homestead property owner with a taxable value of \$250,000 who bought within the last 5 to 7 years will see about a \$32 decrease in dollars paid to the Town, which typically makes up about 13% of a Jupiter resident's total tax bill.

To continue to reduce its operating budget in the face of declining tax revenues, the Town eliminated an additional 7.5 positions in 2011, consolidated some departments, and reassigned staff to address core services demanded by residents and businesses. Over the past 5 years, Jupiter has reduced its total budget by more than \$20 million.

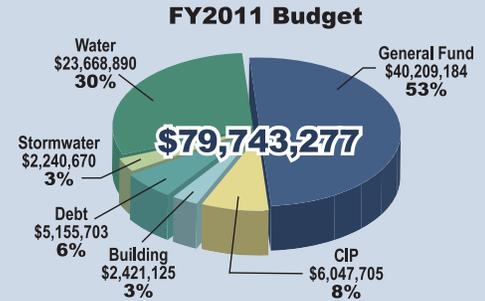
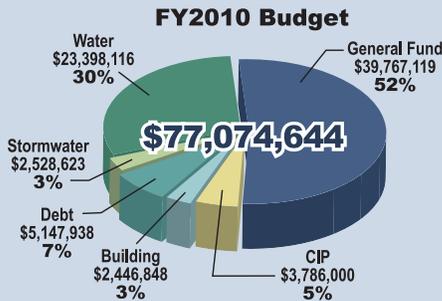


Fiscal Year 2010
(October 1, 2009 - September 30, 2010)

Jupiter's Total Budget

In 2010, Jupiter's total budget was \$77.0 million, including capital investments. For Fiscal Year 2011, the total budget is \$79.7 million. 8% of the 2011 budget, or \$6 million, is due to an increase in capital projects to maintain Jupiter's infrastructure and facilities. Excluding these capital projects, Jupiter's budget remains relatively flat from 2010 to 2011.

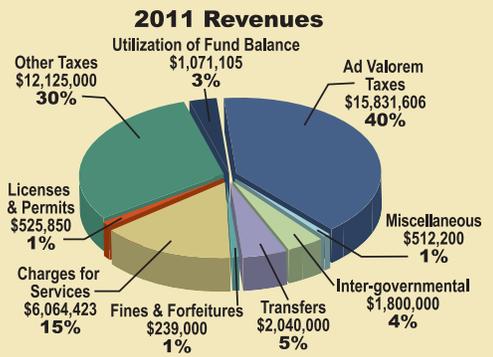
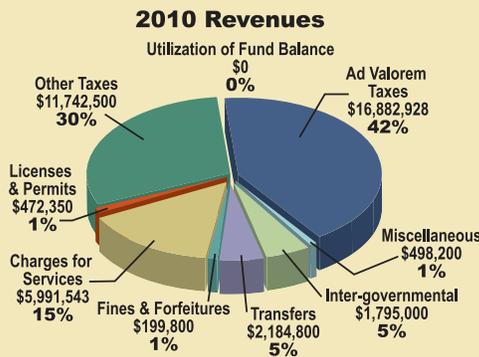
Fiscal Year 2011
(October 1, 2010 - September 30, 2011)



Where the Money Comes From...

In terms of revenue sources, property taxes make up the most significant portion of Jupiter's revenues. In FY2011, ad valorem tax revenues will decline by approximately \$1.1 million, due to declining property values.

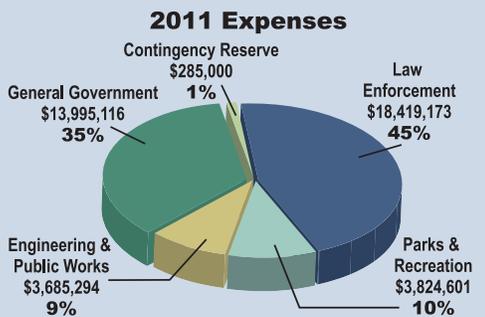
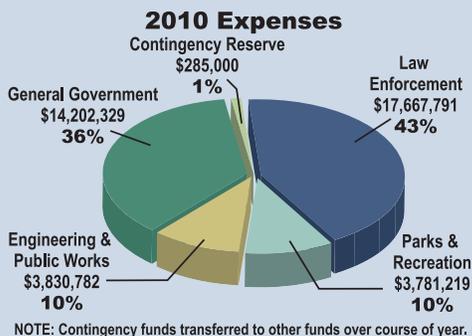
In this difficult economy, several revenue sources that the Town relies on for funding are declining, including fees, sales tax revenues, and permits. In years past, Jupiter has used careful financial planning to ensure that it has a healthy fund balance, setting a goal of keeping at least 25% of operating expenses on-hand in its General Fund balance. In Fiscal Year 2011, Jupiter will use a portion of its fund balance to bridge operating expenses as it repositions itself for a sustainable organization to support the community's future needs.



Where the Money Goes...

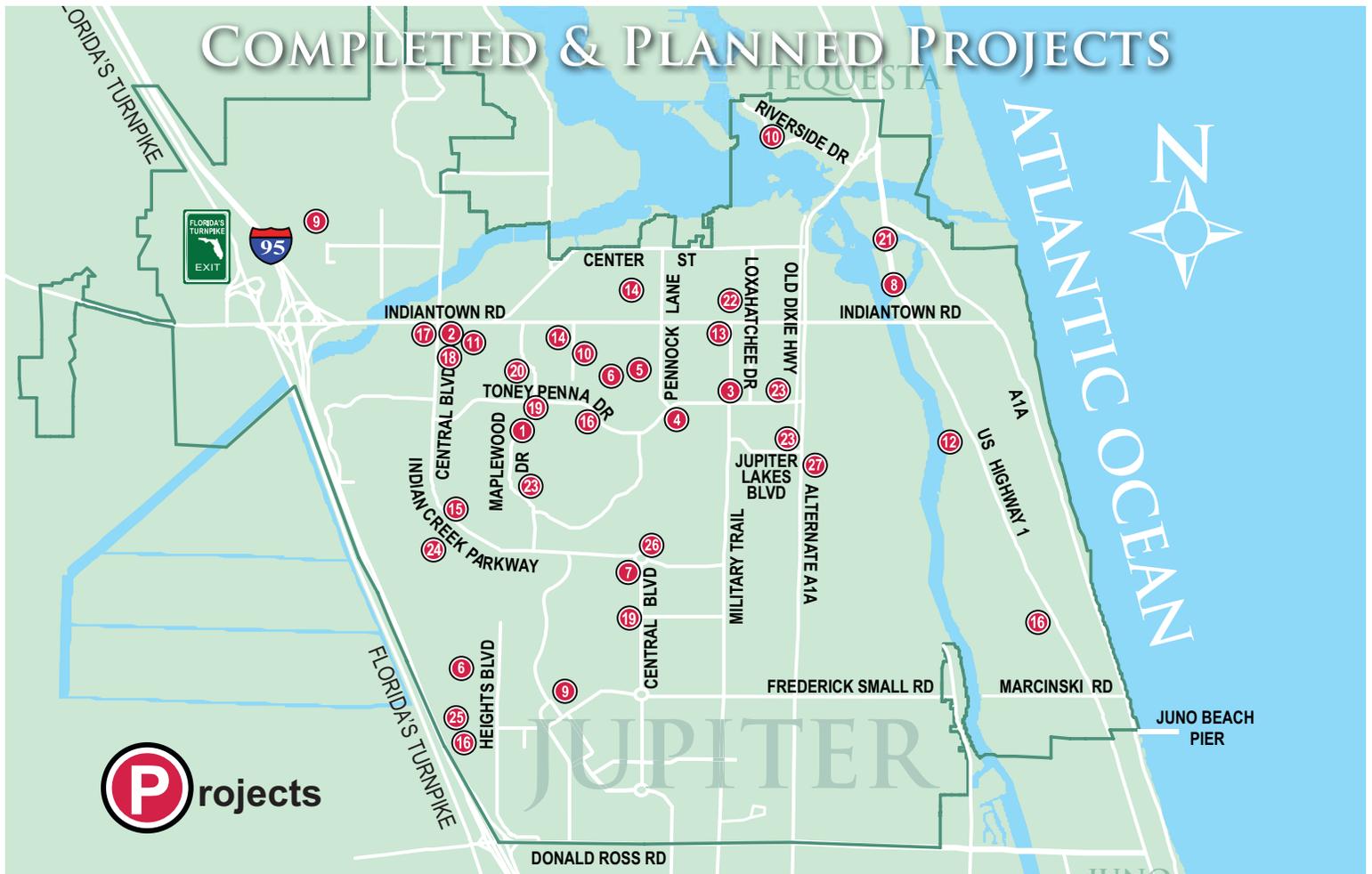
One of the most important elements of Jupiter's quality of life is having a safe and secure community. Accordingly, the largest portion of Town expenditures is spent on Law Enforcement. General Government is the next largest category, and includes the expenses associated with running all of the services of the local government, such as parks, recreation programs, financial management, planning and zoning, and many others.

In Fiscal Year 2011, Jupiter further reduced its workforce by 7.5 positions. This reduction, along with reductions in other operating expenses, has led to a decline in the cost of general government.



Note: Parks & Recreation now includes Business Registration/Development.

COMPLETED & PLANNED PROJECTS



The Town of Jupiter constantly searches for ways to make local tax dollars go further. Funding from various sources -- government agencies, developers -- is requested and pursued to allow projects to move forward that might otherwise be delayed. Continuously researching opportunities, writing proposals, and managing grant contracts has resulted in many successful projects.

Many of the projects highlighted on the map are examples of completed and in-process projects that utilize grant, developer, and other agency funding. It's easy to see that many high-priority projects were possible because of these efforts.

Fiscal Year 2010 Completed Projects

	Total Cost	% of Cost from Grants or Other Funding
① Maplewood Drive (Resurfacing & Striping)	\$455,000	74%
② Water Utilities Nanofiltration Treatment Plant	\$42,000,000	0%
③ Military Trail Landscaping at Jupiter HS	\$95,396	100%
④ Toney Penna Dr. & Pennock Ln. Traffic Signal	\$232,314	0%
⑤ Jupiter River Estates Water Dist. Imprvmts.	\$1,675,379	0%
⑥ Stormwater Swale Rehabilitation (The Heights & Jupiter River Estates)	\$732,793	50%
⑦ Abacoa Well Improvements	\$481,569	0%
⑧ Inlet Village Marina Seawall, Piers & Floating Dock	\$400,000	50%
⑨ Lighting Upgrades (Jupiter Community Parks)	\$139,623	0%
⑩ Jupiter River Estates & Riverside Drive Sidewalks	\$100,000	0%

Fiscal Year 2010/FY 2011 In-progress Projects

	Total Cost	% of Cost from Grants or Other Funding
⑪ Water Treatment Plant Structure Hardening	\$1,080,924	40%
⑫ Riverwalk Connection South of Lagoon Bridge	\$1,400,000	50%
⑬ Town Hall Security & Lighting Improvements	\$610,000	0%
⑭ Jupiter River Estates & Eastview Manor Lighting	\$150,000	0%
⑮ Imagination Station/Eco Island Playground	\$150,000	0%
⑯ Sidewalk Improvements (Heights, Toney Penna, US 1)	\$915,000	83%
⑰ Central Blvd. Improvements	\$3,340,000	100%
⑱ Water Treatment Plant Demolition & Improvements	\$260,575	0%
⑲ School Zone Beacons (Maplewood, Central Blvd.)	\$120,000	20%
⑳ Maplewood Dr. Bicycle Lanes (Resurfacing & Striping)	\$400,000	50%
㉑ U.S. Highway One Bridge Replacement	\$11,664,000	100%
㉒ North Loxahatchee Drive Stormwater Improvements	\$135,000	0%
㉓ Stormwater Swale Rehabilitation Project	\$400,000	50%
㉔ Surficial Aquifer Well Improvements	\$433,365	0%
㉕ Street Resurfacing (Heights of North Palm Beach)	\$227,768	0%
㉖ Central Blvd. & Indian Creek Drive Traffic Signal	\$250,000	40%
㉗ Alt. A1A from Center Street to Frederick Small Road	\$12,000,000	100%

Key — Town Boundaries

Funding Body

- General Government
- Utilities Funds
- Community Redevelopment Agency
- Funded by Other Government Agency