WHEATLANDS METROPOLITAN DISTRICT REGULAR MEETING Wheatlands Clubhouse, 6601 S. Wheatlands Parkway, Aurora, Colorado August 10, 2023 at 6:00 p.m. <u>www.wheatlandsmetro.org</u>

| Paulette Martin, President | Term to May 2027 |
|---------------------------------------|------------------|
| Kathy Barela, Treasurer | Term to May 2025 |
| Rodney DeWalt, Assistant Secretary | Term to May 2027 |
| Sameer Bhatnagar, Assistant Treasurer | Term to May 2027 |
| Brooke Holliman, Secretary | Term to May 2025 |

NOTICE OF REGULAR MEETING AND AGENDA

- 1. Call to Order
- 2. Declaration of Quorum/ Conflict of Interest Disclosures
- 3. Approval of Agenda
- 4. Public Comment Members of the public may express their views to the Board on matters that affect the District. Comments will be limited to three (3) minutes per person. As a general practice, the Board will not discuss/debate these items, nor will the Board make any decisions on items presented during this time, rather it will refer the items for follow up.
- 5. Consent Agenda The items listed below are a group of items to be approved with a single motion and vote by the Board. An item may be removed from the consent agenda to the regular agenda upon request of any Board member.
 - a. Approval of Minutes from July 13, 2023 Meetings
 - b. Approval of Pay Application No. 15 from Richdell Construction for Soccer Field Site Work
 - c. Approval of Change Order No. 7 from Richdell Construction for Soccer Field Site Work
 - d. Approval of Change Order No. 8 from Richdell Construction for Plant Replacements
 - e. Ratify Approval of Work Order No. 95 with Cox for Boulder Relocation
 - f. Ratify Approval of 2022 Annual Report
- 6. Covenant Enforcement/Design Review
 - a. Review Architectural Review and Covenant Enforcement Reports
- 7. Financial Matters
 - a. Review Unaudited Financial Statements and Approve Payment of Claims
 - b. Other Financial Matters
- 8. Landscape Maintenance
 - a. Review Landscape Maintenance Report and Status of Approved Work Orders
 - b. Discuss Landscaping Adjacent to Public Service Company of Colorado Property (northern end of Ider Street)
 - c. Review Water Use Tracking Report
 - d. Other Landscape Maintenance Matters
- 9. Legal Matters
 - a. Discuss Board Member Attendance at 2023 SDA Annual Conference, September 12-14 at the Keystone Conference Center
 - b. Update on Snow Removal IGA with City of Aurora

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Agendas are posted to the District's website at http://www.wheatlandsmetro.org

- c. Other Legal Matters
- 10. District Management
 - a. Review District Manager's Report
 - b. Discuss ProSec Integration, LLC Work Estimate #33038 for Access Control System for Park Bathroom
 - c. Approve Pool Doctor Work Order No. 7 for Activity Pool Heater Re-Plumbing
 - d. Discuss Hammock Signs
 - e. Discuss Facebook Page
 - f. Other Management Items
- 11. Capital Projects
 - a. Urban Soccer Fields Update
 - b. Proposals for Soccer Field Lighting
- 12. Director's Items
 - a. Wheatlands Park and Recreation Authority Update
 - b. Review and Discuss Board Emails Received (board@wheatlandsmetro.org)
 - c. Other Director Items
- 13. Other Business
- 14. Adjourn

| 2023 Regular Meetings | Location |
|-------------------------------------------|---------------------------------------------------|
| Second Thursday of each month @ 6:00 p.m. | Wheatlands Clubhouse, 6601 S. Wheatlands Parkway, |
| | Aurora, Colorado |

MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS

| | OF |
|--------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| | WHEATLANDS METROPOLITAN DISTRICT |
| | Held: July 13, 2023 at 6:00 p.m., via Zoom teleconference. |
| Attendance | The regular meeting of the Board of Directors of Wheatlands Metropolitan District was called and held as shown above and in accordance with the applicable statutes of the State of Colorado. The following Directors were in attendance: |
| | Paulette Martin Kathy Barela Rodney DeWalt Sameer Bhatnagar Brooke Holliman |
| | Also present were: Clint C. Waldron, Esq., White Bear Ankele Tanaka & Waldron, District General Counsel; James Shultz, Marchetti and Weaver, District Accountant; Isabell Rodau, YMCA, District Manager; Kevin Cox, Cox Landscaping; and Sharon Sulzle, AMI HOA. |
| Call to Order | It was noted that a quorum of the Board was present, and the meeting was called to order at 6:02 p.m. |
| Disclosure Matters | Mr. Waldron reported that disclosures for those directors that provided White Bear Ankele Tanaka & Waldron with notice of potential or existing conflicts of interest were filed with the Secretary of State's Office and the Board at least 72 hours prior to the meeting, in accordance with Colorado law, and those disclosures were acknowledged by the Board. Mr. Waldron inquired into whether members of the Board had any additional disclosures of potential or existing conflicts of interest with regard to any matters scheduled for discussion at the meeting. No additional disclosures were noted. The participation of the members present was necessary to obtain a quorum or to otherwise enable the Board to act. |
| Agenda | The Board reviewed the proposed agenda. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the agenda, as presented. |

| Public Comment | None. |
|---------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Consent Agenda | The Board reviewed the items on the consent agenda. Mr. Waldron advised the Board that any item may be removed from the consent agenda to the regular agenda upon the request of any director. Upon a motion duly made and seconded, the following items on the consent agenda were unanimously approved, ratified and adopted: |
| | a. Minutes from June 8, 2023 Meeting, with the corrections as noted; andb. Pay Application No. 14 from Richdell Construction for Soccer Field Site Work. |
| Covenant Enforcement/Design Review | |
| Review Architectural Review and Covenant Enforcement | Ms. Sulzle reviewed the violation summary and the architectural request summary. |
| Reports | The Board discussed fence issues. Mr. Porter provided an update on the fencing issue with his neighbors. The Board authorized Ms. Sulzle to prepare a letter to the homeowners at 6482 S. Kellerman Way, 6472 S. Kellerman Way, and 6492 S. Kellerman Way noting that the 6ft fence for the property at 6482 S Kellerman Way may remain, so long as the conditions discussed by the Board, and to be included in the letter, are met. |
| | Mr. Waldron reviewed the requirements of SB23-178 related to water-wise landscaping. Ms. Suzle will review the guidelines and suggest revisions. |
| Financial Matters | |
| Review Unaudited Financial Statements and Approve Payment of Claims | Mr. Shultz reviewed the financial statements and claims payable with the Board. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the claims. |
| Other Financial Matters | None. |
| Landscape Maintenance | |
| Review Landscape Maintenance Report and | Mr. Cox reviewed the landscape maintenance report. The Board would like to look at a key fob option for the bathroom in the |

Status of Approved Work Orders

Discuss Cox Professional Landscape Services LLC Work Estimate #40360 for Beauty Banding

Discuss Cox Professional Landscape Services LLC Work Estimate #1818 for Tree Removal and Replacement

Discuss Cox Professional Landscape Services LLC Work Estimate #1817 for Plant Audit

Discuss Cox Professional Landscape Services LLC Work Estimate #1824 for Replanting Trees

Review Water Use Tracking Report

Other Landscape Maintenance Matters

Legal Matters

Discuss Park Rules and Regulations and Violations The Board discussed dogs off leash and requested a reminder to be placed in the newsletter that dogs need to be leashed, and that residents should call Aurora with concerns with dogs being off leash.

Discuss Pool Rules and Regulations Tabled for further discussion after pool closes. The Board discussed parties happening at the pool without registering. The Board asked that information about pool rentals be sent out in the newsletter. The Board determined that unregistered parties will be asked to complete the paperwork and pay the required fee.

park in an attempt to reopen it but still reduce vandalism. The plant warranty replacements at the monuments are scheduled.

The Board engaged in a general discussion regarding Cox Professional Landscape Services LLC Work Estimate #40360 for Beauty Banding. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the work estimate.

The Board engaged in a general discussion regarding Cox Professional Landscape Services LLC Work #1818 for Tree Removal and Replacement. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the work estimate, subject to verification of the plant count.

The Board engaged in a general discussion regarding Cox Professional Landscape Services LLC Work #1817 for Plant Audit. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the work estimate.

The Board engaged in a general discussion regarding Cox Professional Landscape Services LLC Work #1824 for Replanting Trees. Following discussion, upon a motion duly made and seconded, the Board unanimously approved the work estimate.

The Board engaged in a general discussion regarding water usage.

Mr. Cox noted the detention ponds are being treated with larvicide. Mr. Cox will look at mosquito traps.

| Other Legal Matters | None. |
|-------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| District Management | |
| Review District Manager's Report | Ms. Rodau reviewed the management report. She also noted that the snack shack has been going well. |
| Discuss Industrial Basketball Nets and Rims | The Board discussed the purchase of industrial basketball nets and rims. Following discussion, upon motion duly made and seconded, the Board unanimously approved the purchase. |
| Discuss Aurora Fire Rescue Report | The Board reviewed the Aurora Fire Rescue Report. |
| Ratify Richdell proposal | The Board engaged in a general discussion. Following discussion, upon motion duly made and seconded, the Board unanimously ratified the proposal from Richdell for additional work related to the soccer fields in the amount of \$29,841.00. |
| Other Management Items | The Board reviewed three Pool Dr. quotes. Following discussion, upon motion duly made and seconded, the Board unanimously approved the quotes in the amounts of \$514.02, \$2,385.71, and \$1,885.51. |
| Capital Projects | |
| Phase II Park Update | Ms. Barela noted that many residents do not know that the hammock stands are available in the park. Ms. Rodau will look at signage options. |
| Urban Soccer Fields Update | It was noted that the small court is complete. Urban Soccer Field will return to complete the larger field in 30 days to allow the gravel pad to settle. |
| Discuss Proposals for Soccer Field Lighting System | Deferred. |
| Director's Items | |
| Wheatlands Park and Recreation Authority Update | It was noted there is a joint District and Authority meeting being scheduled. |
| Review and Discuss Board Emails Receives | None. |

| (board@wheatlandsmetro.or g) | |
|---------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Other Director Items | None. |
| SARIA | The Board discussed the appointment of the District's SARIA representative. Upon motion duly made and seconded, the Board unanimously appointed Director Martin to replace Director Holliman as the SARIA representative. |
| Other Business | None. |
| Adjourn | There being no further business to come before the Board, upon motion, second and unanimous vote, the meeting was adjourned. |
| | The foregoing constitutes a true and correct copy of the minutes of the above-referenced meeting. |
| | Secretary for the Meeting |
| | The foregoing minutes were approved the 10^{th} day of August, 2023. |

| APPLICATION AND CERTIFIC | ALLIONI | | | | | COVER |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------|-----------------------------------------------------|----------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| TO OWNER: Wheatlands Metropolitan District White Bear Ankele Tanaka & Waldron 2154 E. Commons Ave. Suite 2000 Centennial, CO 80122 FROM CONTRACTOR: Richdell Construction, Inc 7905 West 120th Avenue Broomfield, CO 80020 | Attn: | Lesanne Dominguez Liz Wolfman Paulette Martin | | CONTRACT FOR: Whe | 15 //31/2023 eatlands Park Phase II Impvts //15/2022 | Distribution to: OWNER ARCHITECT CONTRACTOR FIELD OTHER |
| Felephone: 303-252-0809 | | | | 20.001000000000000000000000000000000000 | | |
| CONTRACTOR'S APPLICATION FC Application is made for payment, as shown below Continuation Sheet, is attached. | | the Contract | | information and belief the in accordance with the Contractor for Work for w | Work covered by this Applicati Contract Documents, that all | ist of the Contractor's knowledg on for Payment has been complete amounts have been paid by the Payment were issued and paymen wn herein is now due. |
| 1. TOTAL CONTRACT | | \$ | 1,648,000.00 | CONTRACTOR: [COMPA | NYI UZOZ O | 7 1700 0714 0/7 11010 |
| 2. NET CHANGE BY CHANGE ORDERS/GMP'S | | | \$151,238.06 | By: Ulu S | 2000 0 | COMMISSION EXPIRES JULY 2 |
| 3. CONTRACT SUM TO DATE (Line 1 ± 2) | | \$ | 1,799,238.06 | State of: COLORADO County of: LARIMER | (DOL) | NOTARY PUBLIC STATE OF COLORADO |
| TOTAL COMPLETED & STORED TO DATE | \$45,881.17 | \$ | 1,799,238.06 | Subscribed and sworn to the methis and sworn to the methic and the solution of the second sec | up 5/20/2 | ALE A SKIFF |
| Total Retainage | | | | | FICATE FOR PAYM | |
| Total in Column I of G703) | 6 | | \$45,881.17 | | | on-site observations and the data e best of the Owner's knowledge. |
| 6. TOTAL EARNED LESS RETAINAGE 7. LESS PREVIOUS CERTIFICATES FOR PAYMENT (Line 6 from prior Certificate) | fn | | \$1,753,356.89 \$1,724,057.94 | accordance with the Contra AMOUNT CERTIFIED. | | ated, the quality of the Work is in actor is entitled to payment of the \$ |
| 3. CURRENT PAYMENT DUE | | | \$29,298.95 | (Attach explanation if amou | int certified differs from the arr | nount applied for. Initial all figures |
| BALANCE TO FINISH, INCLUDING RETAINAGE (Line 3 less Line 4) (Line 3 less Line 4) | \$0.00 ne 6) | PLUS RETAINAGE | \$45,881.17 | amount certified.) ARCHITECT: | i ine Continuation Sneet tha | |
| CHANGE ORDER SUMMARY | ADDITIONS | DEDUCT | IONS | Ву: | | Date: |
| Total changes approved in previous months by Owner | \$120,397.06 | | \$0.00 | Contractor named herein. | | RTIFIED is payable only to the ceptance of payment are without his contract |
| Total changes approved current month | \$30,841.00 | | \$0.00 | Frederice is only fighte of the | | |
| TOTALS | \$151,238.06 | | \$0.00 | | | |
| NET CHANGES by Change Order | \$151,238.06 | | | | | |

CHANGE ORDERS

ITEM NO.

02

04

06

| ORIGINAL CONTRACT | \$ 1,648,000.00 | APPLICATION NO: | 15 |
|----------------------------------------|--------------------|-----------------|----------------------------------|
| NET CHANGE BY CHANGE ORDERS | \$ 151,238.06 | PERIOD TO: | 7/31/2023 |
| ADJUSTED CONTRACT TOTAL | \$ 1,799,238.06 | CONTRACT FOR: | Wheatlands Park Phase II Impvts. |
| CONTRACT TIME CHANGED BY CHANGE ORDERS | 0 | CONTRACT DATE: | 2/15/2022 |
| | | PROJECT NOS: | 0 |

Description of Change Date Submitted Change Price Approved **Approved Ammount** Contract Time Change (Yes or No) (Days) 7/29/2022 Change@rder#1 25,008.69 YQS. 520,000,09 S. 9 Change Order #2 Yes \$7,389.40 10/10/2022 \$ 7,389.40 0 03 Change Order #3 11064 9 \$1.19047 ves -Change Order #4 \$0.00 \$ 0 -05 Change Order #5 30 732 50 5/11/2028 8 \$60.782.50 Yeş Change Order #6 \$ 1,000.00 Yes \$1,000.00 0 20 844 66 399 244 BB Vac.

| ChangeOrder#77 | 25,0441,6 | | |
|------------------|-----------|--------------|--|
| 08 [DESCRIPTION] | \$ - | \$0.00 | |
| 09 [DESCRIPTION] | \$ | Se oc | |
| 10 [DESCRIPTION] | \$- | \$0.00 | |
| IDESCRIPTION] | \$ - | \$0.00 | |
| 12 [DESCRIPTION] | \$- | \$0.00 | |
| IDESCRIPTION] | \$ | 59.00 | |

| TOLAT | | | | 0 |
|-------------------|-----------------|--|--------------|---|
| Total | | | \$151,238.06 | 0 |
| C. P. H. S. March | (DESIGRIPATION) | | | |

CONTINUATION SHEET

APPLICATION NO: 15 PERIOD TO: 7/31/2023 CONTRACT FOR: Wheatlands Park Phase II Impvts. CONTRACT DATE: 2/15/2022 PROJECT NOS:

| ITEM NO. | DESCRIPTION OF WORK | ατγ | UNITS | UNIT PRICE | SCHEDULED VALUE | WORK FROM PREVIOUS APPLICATION | COMPLETED THIS PERIOD QUANTITY | PERIOD THIS PERIOD AMOUNT | MATERIALS PRESENTLY STORED (NOT IN F OR G) | TOTAL COMPLETED AND STORED TO DATE (F+G+H) | % (I+E) | BALANCE TO FINISH (E-I) | Retainage rate (10% retained to 50% completion) max 5% of total contract | RETAINAGE (IF VARIABLE RATE) |
|-------------|-------------------------------------|-------|-------|---------------|--------------------|--------------------------------------|--------------------------------------|---------------------------------|-----------------------------------------------------|--------------------------------------------------------|------------|-------------------------------|--------------------------------------------------------------------------------------|------------------------------------|
| | Colombias IIIa Body | | | | | | | | | (| | | | |
| 04 | Columbine Hills Park | | 10 | \$ 80,000,00 | \$80,000.00 | \$80,000.00 | 0.000 | | 00.00 | 0.000.000 | 10.001 | | | |
| 01 | Mobilization Construction Survey | 1 | LS | \$ 20,000.00 | \$20,000.00 | \$20,000.00 | 0.00% | s - | \$0.00 | \$ 80,000.00 \$ 20,000.00 | 100% | \$0.00 | 5% | \$ 4,000.00 |
| 02 | Traffic Control | 1 | LS | \$ 5.000.00 | \$5,000.00 | \$5,000.00 | 0.00% | s - | \$0.00 | \$ 5,000.00 | 100% | \$0.00 \$0.00 | 5% | \$ 1,000.00 |
| 03 | Site Prep & Demo | 1 | LS | \$ 45.000.00 | \$45,000.00 | \$45,000.00 | 0.00% | \$ - | \$0.00 | \$ 45,000.00 | 100% | \$0.00 | 5% 5% | \$ 250.00 |
| 04 | Tree Retention & Protection | 1 | LS | \$ 1,000.00 | \$1,000.00 | \$1,000.00 | 0.00% | s - | \$0.00 | \$ 1,000.00 | 100% | \$0.00 | 5% | \$ 2,250.00 \$ 50.00 |
| 06 | Erosion and Sediment Control | 1 | LS | \$ 26,000.00 | \$26,000.00 | \$26,000.00 | 0.00% | s - | | \$ 26,000.00 | 100% | \$0.00 | 5% | \$ 1,300.00 |
| 07 | Earthwork | 1 | LS | \$ 70,000.00 | \$70,000.00 | \$70,000.00 | 0.00% | s - | | \$ 70.000.00 | 100% | \$0.00 | 5% | \$ 3,500.00 |
| 08 | Engineered Wood Fiber | 2600 | SF | \$ 4.00 | \$10,400.00 | \$10,400.00 | 0.00% | s - | | \$ 10,400.00 | 100% | \$0.00 | 5% | \$ 520.00 |
| 09 | Crusher Fines | 5350 | SF | \$ 5.00 | \$26,750.00 | \$26,750.00 | 0.00% | s - | \$0.00 | \$ 26,750.00 | 100% | \$0.00 | 5% | \$ 1,337.50 |
| 10 | 6" Perforated HDPE Pipe | 240 | LF | \$ 40.00 | \$9,600.00 | \$9,600.00 | 0.00% | s - | | \$ 9,600.00 | 100% | \$0.00 | 5% | \$ 480.00 |
| 11 | 6" PVC Pipe | 390 | LF | \$ 38.00 | \$14,820.00 | \$14,820.00 | 0.00% | s - | | \$ 14.820.00 | 100% | \$0.00 | 5% | \$ 741.00 |
| 12 | 8" PVC Pipe | 135 | LF | \$ 50.00 | \$6,750.00 | \$6,750.00 | 0.00% | \$ - | | \$ 6,750.00 | 100% | \$0.00 | 5% | \$ 337.50 |
| 13 | 12" PVC Pipe | 65 | LF | \$ 75.00 | \$4,875.00 | \$4,875.00 | 0.00% | s - | \$0.00 | \$ 4,875.00 | 100% | \$0.00 | 5% | \$ 243.75 |
| 14 | 8" Drain Basin | 5 | EA | \$ 1,000.00 | \$5,000.00 | \$5,000.00 | 0.00% | s - | \$0.00 | \$ 5,000.00 | 100% | \$0.00 | 5% | \$ 250.00 |
| 15 | 10" Drain Basin | 4 | EA | \$ 1,600.00 | \$6,400.00 | \$6,400.00 | 0.00% | s - | \$0.00 | \$ 6,400.00 | 100% | \$0.00 | 5% | \$ 320.00 |
| 16 | 12" Drain Basin | 1 | EA | \$ 2,000.00 | \$2,000.00 | \$2,000.00 | 0.00% | s - | \$0.00 | \$ 2,000.00 | 100% | \$0.00 | 5% | \$ 100.00 |
| 17 | 15" Drain Basin | 1 | EA | \$ 3,000.00 | \$3,000.00 | \$3,000.00 | 0.00% | s - | \$0.00 | \$ 3,000.00 | 100% | \$0.00 | 5% | \$ 150.00 |
| 18 | 24" Drain Basin | 1 | EA | \$ 4,500.00 | \$4,500.00 | \$4,500.00 | 0.00% | s - | \$0.00 | \$ 4,500.00 | 100% | \$0.00 | 5% | \$ 225.00 |
| 19 | Modified Type C Inlet | 1 | EA | \$ 6,000.00 | \$6,000.00 | \$6,000.00 | 0.00% | s - | \$0.00 | \$ 6,000.00 | 100% | \$0.00 | 5% | \$ 300.00 |
| 20 | 6" Mitered Drain | 2 | EA | \$ 750.00 | \$1,500.00 | \$1,500.00 | 0.00% | s - | \$0.00 | \$ 1,500.00 | 100% | \$0.00 | 5% | \$ 75.00 |
| 21 | 12" Mitered Drain | 1 | EA | \$ 2,200.00 | \$2,200.00 | \$2,200.00 | 0.00% | s - | | \$ 2,200.00 | 100% | \$0.00 | 5% | \$ 110.00 |
| 22 | Irrigation System Modification | 1 | LS | \$ 120,000.00 | \$120,000.00 | \$120,000.00 | 0.00% | s - | \$0.00 | \$ 120,000.00 | 100% | \$0.00 | 5% | \$ 6,000.00 |
| 23 | Soil Preparation | 44150 | SF | \$ 0.30 | \$13,245.00 | \$13,245.00 | 0.00% | s - | \$0.00 | \$ 13,245.00 | 100% | \$0.00 | 5% | \$ 662.25 |
| 24 | Bluegrass Sod | 44150 | SF | \$ 1.00 | \$44,150.00 | \$44,150.00 | 0.00% | s - | \$0.00 | \$ 44,150.00 | 100% | \$0.00 | 5% | \$ 2,207.50 |
| 25 | American Hophornbeam 2.5" | 4 | EA | \$ 750.00 | \$3,000.00 | \$3,000.00 | 0.00% | \$ - | \$0.00 | \$ 3,000.00 | 100% | \$0.00 | 5% | \$ 150.00 |
| 26 | Chinguapin Oak 2.5" | 3 | EA | \$ 750.00 | \$2,250.00 | \$2,250.00 | 0.00% | \$ - | \$0.00 | \$ 2,250.00 | 100% | \$0.00 | 5% | \$ 112.50 |
| 27 | Baby Blue Eyes Spruce 8' | 2 | EA | \$ 750.00 | \$1,500.00 | \$1,500.00 | 0.00% | s - | \$0.00 | \$ 1,500.00 | 100% | \$0.00 | 5% | \$ 75.00 |
| 28 | Golden Raintree 2.5" | 5 | EA | \$ 750.00 | \$3,750.00 | \$3,750.00 | 0.00% | \$ - | \$0.00 | \$ 3,750.00 | 100% | \$0.00 | 5% | \$ 187.50 |
| 29 | Hot Wings Maple 2.5" | 9 | EA | \$ 750.00 | \$6,750.00 | \$6,750.00 | 0.00% | s - | \$0.00 | \$ 6,750.00 | 100% | \$0.00 | 5% | \$ 337.50 |
| 30 | London Plaintree 2.5" | 5 | EA | \$ 750.00 | \$3,750.00 | \$3,750.00 | 0.00% | \$ - | \$0.00 | \$ 3,750.00 | 100% | \$0.00 | 5% | \$ 187.50 |
| 31 | Sensation Box Elder 2.5" | 4 | EA | \$ 750.00 | \$3,000.00 | \$3,000.00 | 0.00% | s - | \$0.00 | \$ 3,000.00 | 100% | \$0.00 | 5% | \$ 150.00 |
| 32 | Skyline Honeylocust 2.5" | 7 | EA | \$ 750.00 | \$5,250.00 | \$5,250.00 | 0.00% | \$ - | \$0.00 | \$ 5,250.00 | 100% | \$0.00 | 5% | \$ 262.50 |
| 33 | Redmond Linden 2.5" | 5 | EA | \$ 750.00 | \$3,750.00 | \$3,750.00 | 0.00% | s - | \$0.00 | \$ 3,750.00 | 100% | \$0.00 | 5% | \$ 187.50 |
| 34 | Neon Flash Spirea #5 | 236 | EA | \$ 50.00 | \$11,800.00 | \$11,800.00 | 0.00% | \$ - | \$0.00 | \$ 11,800.00 | 100% | \$0.00 | 5% | \$ 590.00 |
| 35 | Butterfly Bush #5 | 64 | EA | \$ 60.00 | \$3,840.00 | \$3,840.00 | 0.00% | s - | \$0.00 | \$ 3,840.00 | 100% | \$0.00 | 5% | \$ 192.00 |
| 36 | Royal Gold Woadwaxen #5 | 80 | EA | \$ 75.00 | \$6,000.00 | \$6,000.00 | 0.00% | s - | \$0.00 | \$ 6,000.00 | 100% | \$0.00 | 5% | \$ 300.00 |
| 37 | Dwarf Fountain Grass Hemeln #5 | 217 | EA | \$ 65.00 | \$14,105.00 | \$14,105.00 | 0.00% | \$ - | \$0.00 | \$ 14,105.00 | 100% | \$0.00 | 5% | \$ 705.25 |
| 38 | Catmint #1 | 42 | EA | \$ 16.00 | \$672.00 | \$672.00 | 0.00% | s - | \$0.00 | \$ 672.00 | 100% | \$0.00 | 5% | \$ 33.60 |
| 39 | Chocolate Flower #1 | 186 | EA | \$ 20.00 | \$3,720.00 | \$3,720.00 | 0.00% | s - | \$0.00 | \$ 3,720.00 | 100% | \$0.00 | 5% | \$ 186.00 |
| 40 | White Coneflower #1 | 224 | EA | \$ 16.00 | \$3,584.00 | \$3,584.00 | 0.00% | s - | \$0.00 | \$ 3,584.00 | 100% | \$0.00 | 5% | \$ 179.20 |
| 41 | Landscape Boulder | 21 | EA | \$ 375.00 | \$7,875.00 | \$7,875.00 | 0.00% | s - | \$0.00 | \$ 7,875.00 | 100% | \$0.00 | 5% | \$ 393.75 |
| 42 | Bicycle Rack | 11 | EA | \$ 600.00 | \$6,600.00 | \$6,600.00 | 0.00% | s - | \$0.00 | \$ 6,600.00 | 100% | \$0.00 | 5% | \$ 330.00 |
| 43 | Trash Receptacle | 7 | EA | \$ 3,500.00 | \$24,500.00 | \$24,500.00 | 0.00% | \$ - | | \$ 24,500.00 | 100% | \$0.00 | 5% | \$ 1,225.00 |
| 44 | Umbrella | 7 | EA | \$ 6,200.00 | \$43,400.00 | \$43,400.00 | 0.00% | s - | | \$ 43,400.00 | 100% | \$0.00 | 5% | \$ 2,170.00 |
| 45 | Picnic Table | 7 | EA | \$ 6,500.00 | \$45,500.00 | \$45,500.00 | 0.00% | \$ - | \$0.00 | \$ 45,500.00 | 100% | \$0.00 | 5% | \$ 2,275.00 |
| 46 | Game Table | 2 | EA | \$ 7,100.00 | \$14,200.00 | \$14,200.00 | 0.00% | \$ - | | \$ 14,200.00 | 100% | \$0.00 | 5% | \$ 710.00 |
| 47 | Adirondack Chair | 12 | EA | \$ 1,400.00 | \$16,800.00 | \$16,800.00 | 0.00% | s - | \$0.00 | \$ 16,800.00 | 100% | \$0.00 | 5% | \$ 840.00 |
| 48 | Ping Pong Table | 1 | EA | \$ 10,000.00 | \$10,000.00 | \$10,000.00 | 0.00% | s - | \$0.00 | \$ 10,000.00 | 100% | \$0.00 | 5% | \$ 500.00 |
| 49 | Cornhole Board (pair) | 3 | EA | \$ 2,500.00 | \$7,500.00 | \$7,500.00 | 0.00% | s - | \$0.00 | \$ 7,500.00 | 100% | \$0.00 | 5% | \$ 375.00 |
| 50 | Hammock Posts | 7 | EA | \$ 1,500.00 | \$10,500.00 | \$10,500.00 | 0.00% | s - | | \$ 10,500.00 | 100% | \$0.00 | 5% | \$ 525.00 |
| 51 | Basketball Goal | 3 | EA | \$ 3,000.00 | \$9,000.00 | \$9,000.00 | 0.00% | s - | \$0.00 | \$ 9,000.00 | 100% | \$0.00 | 5% | \$ 450.00 |
| 52 | Reset Trash Receptacle | 2 | EA | \$ 300.00 | \$600.00 | \$600.00 | 0.00% | \$ - | \$0.00 | \$ 600.00 | 100% | \$0.00 | 5% | \$ 30.00 |

CONTINUATION

CONTINUATION SHEET

APPLICATION NO: 15 PERIOD TO: 7/31/2023 CONTRACT FOR: Wheatlands Park Phase II Impvts. CONTRACT DATE: 2/15/2022 PROJECT NOS:

| ITEM NO. | DESCRIPTION OF WORK | ατγ | UNITS | | UNIT PRICE | SCHEDULED VALUE | WORK FROM PREVIOUS APPLICATION | COMPLETED THIS PERIOD QUANTITY | PERIOD THIS PERIOD AMOUNT | MATERIALS PRESENTLY STORED (NOT IN F OR G) | TOTAL COMPLETED AND STORED TO DATE (F+G+H) | % (I+E) | BALANCE TO FINISH (E-I) | Retainage rate (10% retained to 50% completion) max 5% of total contract | | RETAINAGE F VARIABLE RATE) |
|-------------|---------------------------------------|-------|--------|----|---------------|--------------------|--------------------------------------|--------------------------------------|---------------------------------|-----------------------------------------------------|--------------------------------------------------------|------------|-------------------------------|--------------------------------------------------------------------------------------|----|----------------------------------|
| 53 | Basketball Court Striping | 1 | LS | S | 3,000.00 | \$3,000.00 | \$3,000.00 | 0.00% | s - | \$0.00 | \$ 3,000.00 | 100% | \$0.00 | 5% | \$ | 150.00 |
| 54 | Concrete Pavement | 18200 | SF | \$ | 10.50 | \$191,100.00 | \$191,100.00 | 0.00% | \$ - | \$0.00 | \$ 191,100.00 | 100% | \$0.00 | 5% | \$ | 9,555.00 |
| 55 | Post-Tensioned Concrete Pavement | 6450 | SF | \$ | 15.00 | \$96,750.00 | \$96,750.00 | 0.00% | \$ - | \$0.00 | \$ 96,750.00 | 100% | \$0.00 | 5% | \$ | 4,837.50 |
| 56 | Concrete Curb | 290 | LF | S | 50.00 | \$14,500.00 | \$14,500.00 | 0.00% | \$ - | \$0.00 | \$ 14,500.00 | 100% | \$0.00 | 5% | \$ | 725.00 |
| 57 | Concrete Mowstrip | 100 | LF | \$ | 32.00 | \$3,200.00 | \$3,200.00 | 0.00% | \$ - | \$0.00 | \$ 3,200.00 | 100% | \$0.00 | 5% | \$ | 160.00 |
| 58 | Concrete Thickened Edge | 80 | LF | S | 65.00 | \$5,200.00 | \$5,200.00 | 0.00% | s - | \$0.00 | \$ 5,200.00 | 100% | \$0.00 | 5% | \$ | 260.00 |
| 59 | Concrete Ramp | 1 | EA | S | 3,000.00 | \$3,000.00 | \$3,000.00 | 0.00% | \$ - | \$0.00 | \$ 3,000.00 | 100% | \$0.00 | 5% | \$ | 150.00 |
| 60 | Sidewalk Chase | 3 | EA | \$ | 4,000.00 | \$12,000.00 | \$12,000.00 | 0.00% | \$ - | \$0.00 | \$ 12,000.00 | 100% | \$0.00 | 5% | \$ | 600.00 |
| 61 | Concrete Table | 2 | EA | \$ | 2,200.00 | \$4,400.00 | \$4,400.00 | 0.00% | \$ - | \$0.00 | \$ 4,400.00 | 100% | \$0.00 | 5% | \$ | 220.00 |
| 62 | Structural Concrete (stairs) | 12 | CY | \$ | 1,750.00 | \$21,000.00 | \$21,000.00 | 0.00% | \$ - | \$0.00 | \$ 21,000.00 | 100% | \$0.00 | 5% | \$ | 1,050.00 |
| 63 | Structural Concrete (cheekwalls) | 22 | CY | \$ | 1,850.00 | \$40,700.00 | \$40,700.00 | 0.00% | \$ - | \$0.00 | \$ 40,700.00 | 100% | \$0.00 | 5% | \$ | 2,035.00 |
| 64 | Structural Concrete (shelter columns) | 76 | CY | \$ | 1,740.00 | \$132,240.00 | \$132,240.00 | 0.00% | \$ - | \$0.00 | \$ 132,240.00 | 100% | \$0.00 | 5% | \$ | 6,612.00 |
| 65 | Manufactured Stone Veneer | 1225 | FF | \$ | 40.00 | \$49,000.00 | \$49,000.00 | 0.00% | \$ - | \$0.00 | \$ 49,000.00 | 100% | \$0.00 | 5% | \$ | 2,450.00 |
| 66 | Precast Wall & Column Caps | 450 | SF | \$ | 63.00 | \$28,350.00 | \$28,350.00 | 0.00% | \$ - | \$0.00 | \$ 28,350.00 | 100% | \$0.00 | 5% | \$ | 1,417.50 |
| 67 | Precast Tabletop (Round Top) | 31 | SF | \$ | 119.00 | \$3,689.00 | \$3,689.00 | 0.00% | \$ - | \$0.00 | \$ 3,689.00 | 100% | \$0.00 | 5% | \$ | 184.45 |
| 68 | Install Shelter | 2 | EA | \$ | 24,000.00 | \$48,000.00 | \$48,000.00 | 0.00% | \$ - | \$0.00 | \$ 48,000.00 | 100% | \$0.00 | 5% | \$ | 2,400.00 |
| 69 | Handrail | 70 | LF | S | 240.00 | \$16,800.00 | \$16,800.00 | 0.00% | \$ - | \$0.00 | \$ 16,800.00 | 100% | \$0.00 | 5% | \$ | 840.00 |
| 70 | Electrical/Lighting Service | 1 | LS | \$ | 173,685.00 | \$173,685.00 | \$173,685.00 | 0.00% | \$ - | \$0.00 | \$ 173,685.00 | 100% | \$0.00 | 5% | \$ | 8,684.25 |
| | | | | | | | | | n | · · · · · · · · · · · · · · · · · · · | S - | | | | | |
| | Change Order #1 | 1 | LS | \$ | 25,068.69 | \$25,068.69 | \$25,068.69 | 0.00% | \$ - | \$0.00 | \$ 25,068.69 | 100% | \$0.00 | 5% | S | 1,253.43 |
| | Change Order #2 | 1 | LS | \$ | 7.389.40 | \$7,389.40 | \$7,389.40 | 0.00% | \$ - | \$0.00 | \$ 7,389.40 | 100% | \$0.00 | 5% | \$ | 369.47 |
| | Change Order #3 | 1 | LS | \$ | 1,156.47 | \$1,156.47 | \$1,156.47 | 0.00% | s - | \$0.00 | \$ 1,156.47 | 100% | \$0.00 | 5% | S | 57.82 |
| | Change Order #5 | 1 | LS | \$ | 86,782.50 | \$86,782.50 | \$86,782.49 | 0.00% | s - | \$0.00 | \$ 86,782.49 | 100% | \$0.01 | 5% | \$ | 4,339.12 |
| | Change Order #6 | 1 | LS | S | 1,000.00 | \$1,000.00 | \$0.00 | 100.00% | \$ 1,000.00 | \$0.00 | \$ 1,000.00 | 100% | \$0.00 | 5% | S | 50.00 |
| - | Change Order #7 | 1 | LS | \$ | 29,841.00 | \$29,841.00 | \$0.00 | 100.00% | \$ 29,841.00 | \$0.00 | \$ 29,841.00 | 100% | \$0.00 | 5% | \$ | 1,492.05 |
| | | | (Unit) | | | | | | - | | | | | | | |
| TOTAL | #REF! | | | | 1990 BOA | \$1,799,238.06 | \$1,768,397.05 | Sagarange, | \$30,841.00 | \$0.00 | \$1,799,238.05 | 100% | \$0.01 | max 5% | \$ | 89,961.90 |

CHANGE ORDER NO. 7:

| Owner: | Wheatlands Metropolitan Di | strict Owner's Project | No.: |
|----------------|-----------------------------|---------------------------------|---------------------------|
| Engineer: | Elevation Consulting Group, | Ltd. Engineer's Proje | ct No.: |
| Contractor: | Richdell Construction, Inc. | Contractor's Pro | ject No.: |
| Project: | Phase II Park Improvements | | |
| Contract Name: | AGREEMENT BETWEEN CON | TRACTOR FOR CONSTRUCTION COI | NTRACT (STIPULATED PRICE) |
| Date Issued: | July 13, 2023 | Effective Date of Change Order: | July 13, 2023 |

The Contract is modified as follows upon execution of this Change Order:

Description:

Additional Work for Soccer Fields Installation: crushed rock surface installation for both fields.

Change in Contract Price (Appropriations have been made and are available for this Change Order)

| Orig | Original Contract Price: | | | | |
|-------------------------------------------------|--------------------------------------------------|--|--|--|--|
| \$ | 1,648,000.00 | | | | |
| Incr | rease from previously approved Change Orders No. | | | | |
| 2 to |) No. 6: | | | | |
| | | | | | |
| \$ | 121,397.06 | | | | |
| Con | tract Price prior to this Change Order: | | | | |
| | | | | | |
| \$ | 1,769,397.06 | | | | |
| Incr | rease this Change Order: | | | | |
| | | | | | |
| \$ | 29,841.00 | | | | |
| Contract Price incorporating this Change Order: | | | | | |
| | | | | | |
| \$ | 1,799,238.06 | | | | |

| | Authorized by Owner |
|--------|---------------------|
| By: | Paulette Martin |
| Title: | President |
| Date: | Jul 24, 2023 |
| | Contractor |
| By: | Tric Sparry |
| Title: | Project Manager |

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Date: 7-25-23



July 7th, 2023

YMCA of Metropolitan Denver 2625 S. Colorado Blvd. Denver, CO 80222

Attn: Isabell Rodau

Ref: YMCA of Metropolitan Denver

Isabell

Below is pricing you requested for the YMCA:

| Mobilization/General Conditions | \$ 1.500.00 |
|--------------------------------------------------|-------------|
| Compact Subgrade | \$ 1.200.00 |
| Fabric | \$ 3,800.00 |
| 3" of ³ / ₄ " Crushed Rock | \$17,000.00 |
| 1" of Crusher Fines | \$ 5,900.00 |
| Performance/Payment/Warranty Bonds | \$ 441.00 |
| • | |

Total

Conditions:

Price includes compaction of existing subgrade, landscape fabric, 3" of ³/₄" crushed rock, 1" of crusher fines, fine tune the crusher fines surface for approval of installers, and another layer of fabric. Finish grade is to be flush with the top of existing concrete.

\$29,841.00

Permits are not included; testing not included; construction fence not included; no irrigation work included; footers are excluded.

Sincerely,

Fic Sperry

Eric Sperry Project Manager

CHANGE ORDER NO. 8:

| Owner: | Wheatlands Metropolitan Di | strict Owner's Project | No.: |
|----------------|-----------------------------|---------------------------------|---------------------------|
| Engineer: | Elevation Consulting Group, | Ltd. Engineer's Project | ct No.: |
| Contractor: | Richdell Construction, Inc. | Contractor's Proj | ect No.: |
| Project: | Phase II Park Improvements | | |
| Contract Name: | AGREEMENT BETWEEN CON | TRACTOR FOR CONSTRUCTION COI | NTRACT (STIPULATED PRICE) |
| Date Issued: | July 31, 2023 | Effective Date of Change Order: | July 31, 2023 |

The Contract is modified as follows upon execution of this Change Order:

Description:

Phase II Park Improvements Replace White Cone Flower with Dwarf Shasta Daisy

Change in Contract Price (Appropriations have been made and are available for this Change Order)

| \$ 1,648,000.00 Increase from previously approved Change Order No. 2 to No. 7: \$ 151,238.06 Contract Price prior to this Change Order: \$ 1,799,238.06 Increase this Change Order: \$ 1,004.40 | | | | |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|
| to No. 7: \$ 151,238.06 Contract Price prior to this Change Order: \$ 1,799,238.06 Increase this Change Order: | | | | |
| \$ 151,238.06 Contract Price prior to this Change Order: \$ 1,799,238.06 Increase this Change Order: | | | | |
| Contract Price prior to this Change Order: \$ 1,799,238.06 Increase this Change Order: | | | | |
| Contract Price prior to this Change Order: \$ 1,799,238.06 Increase this Change Order: | | | | |
| \$ 1,799,238.06 Increase this Change Order: | | | | |
| Increase this Change Order: | | | | |
| Increase this Change Order: | | | | |
| | | | | |
| ć 1.004.40 | | | | |
| ¢ 1.004.40 | | | | |
| \$ 1,094.40 | | | | |
| Contract Price incorporating this Change Order: | | | | |
| | | | | |
| \$ 1,800,332.46 | | | | |

Authorized by Owner

- By: Taulette Martin
- _{Title:} President
- Date: Aug 2, 2023

Contractor

Ву:

Title:

Date:

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Page 1 of 2



July 28th, 2023

The Architerra Group Attn: Liz Wolfman 5881 S. Deframe St. Littleton, CO 80127

RE: Request for Change Order: Wheatlands Park

Liz,

Below is pricing for the changes to Wheatlands Park that you requested.

Replace White Cone Flower with Dwarf Shasta Daisy

\$1,094.40

Tic Sperry

Eric Sperry Project Manager

> 7905 W. 120th Avenue Broomfield, CO 80020

Modified EJCDC[®] C-941, Change Order Copyright[©] 2018 National Society of Professional Engineers, American Council of Engineering Companies and American Society of Civil Engineers. All rights reserved. Page 2 of 2 Work Order No. 95 to Independent Contractor Agreement (Landscape Maintenance and Snow Removal Services) dated April 11, 2019 (the "Agreement"). The Parties agree that all terms and conditions of the Agreement shall apply to the Scope of Services set forth in this Work Authorization.

| District: Paulette | Martin |
|--------------------|--------|
|--------------------|--------|

Contractor: _____ Date: _____



Proposal For

Wheatlands Metropolitan District:2022 Enhancements

Wheatlands Metro District 6601 S Wheatlands Parkway Aurora, CO 80016

main: 720-210-9137 wheatlandsmd@bill.com;IRodau@denverymca.org Location

Wheatlands Park

| Wheatlands Metropolitan District: | Terms Net 30 | | | | | |
|-----------------------------------------------------------------------------------|-----------------|-------------|-------------|-------------------|--|--|
| ITEM DESCRIPTION | QUANTITY | UNIT PRICE | AMOUNT | CONTRACT TOTAL | | |
| Landscape Construction:Tree Planting:Kentucky Coffee Tree 2" 2" Coffee Tree | 1 | \$ 1,300.00 | \$ 1,300.00 | \$ 1,300.00 | | |
| Landscape Materials:Soils:Planters Mix Planters Mix | 1 | \$ 75.50 | \$ 75.50 | \$ 75.50 | | |
| Tree Stake Maintenance Tree Stake/ties | 2 | \$ 40.00 | \$ 80.00 | \$ 80.00 | | |
| General Labor General Landscape Labor | 2 | \$ 75.00 | \$ 150.00 | \$ 150.00 | | |

Client Notes

Kentucky Coffee tree to replace tree damaged by thieves while park was being constructed. Located on tree lawn.

| All work will be completed in accordance with these plans unless subsequent | S |
|-----------------------------------------------------------------------------------|---|
| changes are agreed upon in writing. Balances not paid by the due date are subject | |
| to late fees. | ٦ |

| SUBTOTAL | \$ 1,605.50 |
|------------------------|-------------|
| TOTAL | \$ 1,605.50 |
| DEPOSIT AMOUNT (50.0%) | \$ 802.75 |

Signature

х

Date:

Please sign here to accept the terms and conditions

WHEATLANDS METROPOLITAN DISTRICT

2022 Annual Report

WHEATLANDS METROPOLITAN DISTRICT

2022 ANNUAL REPORT

Pursuant to §32-1-207(3)(c), C.R.S, and the Service Plan for Wheatlands Metropolitan District (the "**District**"), the District is required to provide an annual report to the City of Aurora (the "**City**"). The report is to include information concerning matters which occurred during the prior fiscal year.

For the year ending December 31, 2022, the District, to the best of its actual knowledge, makes the following report:

§32-1-207(3), C.R.S., Statutory Requirements

1. Boundary changes made.

There were changes made to the District's boundary in 2022.

2. Intergovernmental Agreements entered into or terminated with other governmental entities.

The District entered into Stormwater Maintenance Agreements with the City, acting by and through its Utility Enterprise, for Tract C, Wheatlands Subdivision Filing No. 6, Tract B, Wheatlands Subdivision Filing No. 12 and Tract F, Wheatlands Subdivision Filing No. 4.

3. Access information to obtain a copy of rules and regulations adopted by the board.

The District's current Rules and Regulations are posted on the District's website: www.wheatlandsmetro.org.

4. A summary of litigation involving public improvements owned by the District.

To our actual knowledge, based on review of the court records in Arapahoe County, Colorado and the Public Access to Court Electronic Records (PACER), there is no litigation involving the District's public improvements as of December 31, 2022.

5. The status of the construction of public improvements by the District.

Phase 2 of the Wheatlands Park was completed in 2022. In the fall of 2022, the District entered into a Field Production Contract with Soccer Park, LLC d/b/a Urban Soccer Park ("Urban Soccer Park") for the production of a 70' x 100' Urban Soccer Field and a 40' x 60' Futsal Court.

6. A list of facilities or improvements constructed by the District that were conveyed or dedicated to the county or municipality.

The District did not convey or dedicate any public improvements to the City during 2022.

7. The final assessed valuation of the District as of December 31st of the reporting year.

The District's final assessed valuation is attached hereto as **Exhibit A**.

8. A copy of the current year's budget.

A copy of the 2023 Budget is attached hereto as Exhibit B.

9. A copy of the audited financial statements, if required by the "Colorado Local Government Audit Law", part 6 of article 1 of title 29, or the application for exemption from audit, as applicable.

The 2022 Audit is attached hereto as Exhibit C.

10. Notice of any uncured defaults existing for more than ninety (90) days under any debt instrument of the District.

The District did not received notice of any uncured defaults existing for more than ninety (90) days under any debt instrument of the District.

11. Any inability of the District to pay its obligations as they come due under any obligation which continues beyond a ninety (90) day period.

There was not any inability of the District to pay its obligations as they came due under any obligation which continued beyond a ninety (90) day period.

Service Plan Requirements

1. Boundary changes made or proposed to the District's boundaries as of December 31 of the prior year.

There were no boundary changes made or proposed to the District's boundaries as of December 31, 2022.

2. Intergovernmental Agreements with other governmental entities either entered into or proposed as of December 31 of the prior year.

The District entered into Stormwater Maintenance Agreements with the City, acting by and through its Utility Enterprise, for Tract C, Wheatlands Subdivision Filing No. 6, Tract B, Wheatlands Subdivision Filing No. 12 and Tract F, Wheatlands Subdivision Filing No. 4.

The District also proposed entering into an Agreement for Snow Removal and Plowing Operations between the District and the City.

3. Copies of the District's Rules and Regulations, if any, as of December 31 of the prior year.

The District's current Rules and Regulations are posted on the District's website: www.wheatlandsmetro.org.

4. A summary of any litigation which involves the District's Public Improvements as of December 31 of the prior year.

To our actual knowledge, based on review of the court records in Arapahoe County, Colorado and the Public Access to Court Electronic Records (PACER), there is no litigation involving the District's public improvements as of December 31, 2022.

5. Status of the District's construction of the Public Improvements as of December 31 of the prior year.

Phase 2 of the Wheatlands Park was completed in 2022. In the fall of 2022, the District entered into a Field Production Contract with Soccer Park, LLC d/b/a Urban Soccer Park ("Urban Soccer Park") for the production of a 70' x 100' Urban Soccer Field and a 40' x 60' Futsal Court.

6. A list of all facilities and improvements constructed by the District that have been dedicated to and accepted by the City as of December 31 of the prior year.

The District did not dedicate any facilities or improvements to the City during 2022.

7. The assessed valuation of the District for the current year.

The District's assessed valuation is attached hereto as **Exhibit A**.

8. Current year budget including a description of the Public Improvements to be constructed.

A copy of the 2023 Budget is attached hereto as **Exhibit B.** During 2023, the District is planning site work for and installation of a 70' x 100' Urban Soccer Field and a 40' x 60' Futsal Court.

9. Audit of the District's financial statements, for the year ending December 31 of the previous year, prepared in accordance with generally accepted accounting principles or audit exemption, if applicable.

The 2022 Audit is attached hereto as Exhibit C.

10. Notice of any uncured events of default by the District, which continue beyond a ninety (90) day period, under any Debt instrument.

The District did not receive notice of any uncured events of default by the District, which continued beyond a ninety (90) day period, under any Debt instrument.

11. Any inability of the District to pay its obligations as they come due, in accordance with the terms of such obligations, which continues beyond a ninety (90) day period.

There was no inability of the District to pay its obligations as they came due, in accordance with the terms of such obligations, which continued beyond a ninety (90) day period.

EXHIBIT A 2022 Assessed Valuation



PK Kaiser, MBA, MS

Assessor

OFFICE OF THE ASSESSOR 5334 S. Prince Street Littleton, CO 80120-1136 Phone: 303-795-4600 TDD: Relay-711 Fax:303-797-1295 http://www.arapahoegov.com/assessor assessor@arapahoegov.com

Code # 4748

November 23, 2022

AUTH 4748 WHEATLANDS METRO DIST WHITE, BEAR & ANKELE TANAKA & WALDRON C/O CLINT C. WALDRON 2154 E COMMONS AVE STE 2000 CENTENNIAL CO 80122

RECERTIFICATION OF VALUATION

The Arapahoe County Assessor reports a taxable assessed valuation for your taxing entity for 2022 of:

\$45,956,955

The breakdown of the taxable valuation of your property is enclosed.

As further required by CRS 39-5-128(1), you are hereby notified to officially certify your levy to the Board of County Commissioners no later than December 15.

CRS 39-1-111(5) requires that this office transmit a notification by December 10 of any changes to valuation made after the original certification.

PK Kaiser, MBA, MS Arapahoe County Assessor

enc

NAME OF TAX ENTITY:

🗆 YES 🖾 NO

New Tax Entity

RECERTIFICATION OF VALUATION BY ARAPAHOE COUNTY ASSESSOR

USE FOR STATUTORY PROPERTY TAX REVENUE LIMIT CALCULATION ("5.5%" LIMIT) ONLY

WHEATLANDS METRO DIST

Date: November 23, 2022

| | CCORDANCE WITH 39-5-121(2)(a) AND 39-5-128(1), C.R.S., AND NO LATER THAN AUGUST 25, THE ASSESSOR TIFIES THE TOTAL VALUATION FOR ASSESSMENT FOR THE TAXABLE YEAR 2022: | | | |
|-------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------|-----------------|-------------|
| 1. | PREVIOUS YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION: | 1. | \$ | 47,276,236 |
| 2. | CURRENT YEAR'S GROSS TOTAL TAXABLE ASSESSED VALUATION: ‡ | 2. | \$ | 45,956,955 |
| 3. | LESS TOTAL TIF AREA INCREMENTS, IF ANY: | 3. | \$ | 0 |
| 4. | CURRENT YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION: | 4. | \$ | 45,956,955 |
| 5. | NEW CONSTRUCTION: * | 5. | \$ | 63,738 |
| 6. | INCREASED PRODUCTION OF PRODUCING MINE: \approx | 6. | \$ | 0 |
| 7. | ANNEXATIONS/INCLUSIONS: | 7. | \$ | 0 |
| 8. | PREVIOUSLY EXEMPT FEDERAL PROPERTY: \approx | 8. | \$ | 0 |
| 9. | NEW PRIMARY OIL OR GAS PRODUCTION FROM ANY PRODUCING OIL AND GAS LEASEHOLD OR LAND (29-1-301(1)(b), C.R.S.): Φ | 9. | \$ | 0 |
| 10. | TAXES RECEIVED LAST YEAR ON OMITTED PROPERTY AS OF AUG. 1 (29- 1-301(1)(A), C.R.S.). Includes all revenue collected on valuation not previously certified: | 10. | \$ | 0 |
| 11. | TAXES ABATED AND REFUNDED AS OF AUG. 1 (29-1-301(1)(a), C.R.S.) and (39-10-114(1)(a)(I)(B), C.R.S.): | 11. | \$ | 0 |
| ‡ ∗ ≈ | This value reflects personal property exemptions IF enacted by the jurisdiction as authroized by Art. X, Sec 20(8)(b), Colo. New construction is defined as: Taxable real property structures and the personal property connected with the structure. Jurisdiction must submit to the Division of Local Government respective Certifications of Impact in order for the values to I use Forms DLG 52 & 52A. Jurisdiction must apply to the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the limit calculation of the Division of Local Government before the value can be treated as growth in the Division of Local Government before the value can be treated as growth the Division of Local Government before the value can be treated as growth the Division of Local Government before the value can be | be trea | ed as growt | |
| | USE FOR TABOR "LOCAL GROWTH" CALCULATION ON | LY | | |
| IN A | CCORDANCE WITH ART X, SEC.20, COLO. CONSTITUTION AND 39-5-121(2)(b), C.R.S., THE ASSESSOR CERTIFI | IES | | |
| | TOTAL ACTUAL VALUATION FOR THE TAXABLE YEAR 2022: | | . | |
| 1. | CURRENT YEAR'S TOTAL ACTUAL VALUE OF ALL REAL PROPERTY: ¶ | 1. | \$ | 644,196,917 |
| AD | DITIONS TO TAXABLE REAL PROPERTY | | | |
| 2. | CONSTRUCTION OF TAXABLE REAL PROPERTY IMPROVEMENTS: | 2. | \$ | 917,100 |
| 3. | ANNEXATIONS/INCLUSIONS: | 3. | \$ | 0 |
| 4. | INCREASED MINING PRODUCTION: § | 4. | \$ | 0 |
| 5. | PREVIOUSLY EXEMPT PROPERTY: | 5. | \$ | 0 |
| 6. | OIL OR GAS PRODUCTION FROM A NEW WELL: | 6. | \$ | 0 |
| 7. | TAXABLE REAL PROPERTY OMITTED FROM THE PREVIOUS YEAR'S TAX WARRANT: (If land and/or a structure is picked up as omitted property for multiple years, only the most current year's actual value can be reported as omitted property.): | 7. | \$ | 0 |
| DE | LETIONS FROM TAXABLE REAL PROPERTY | | | |
| 8. | DESTRUCTION OF TAXABLE REAL PROPERTY IMPROVEMENTS: | 8. | \$ | 0 |
| 9. | DISCONNECTIONS/EXCLUSIONS: | 9. | \$ | 0 |
| 10. | PREVIOUSLY TAXABLE PROPERTY: | 10. | \$ | 0 |
| ¶ | This includes the actual value of all taxable real property plus the actual value of religious, private school, and charitable real | | ertv. | |
| * § | Construction is defined as newly constructed taxable real property structures. Includes production from new mines and increases in production of existing producing mines. | | | |
| IN A 1. | CCORDANCE WITH 39-5-128(1), C.R.S., AND NO LATER THAN AUGUST 25, THE ASSESSOR CERTIFIES TO SCH TOTAL ACTUAL VALUE OF ALL TAXABLE PROPERTY | 1. | DISTRICTS \$ | : 0 |
| | CCORDANCE WITH 39-5-128(1.5), C.R.S., THE ASSESSOR PROVIDES: 21-1312 VALUE OF EXEMPT BUSINESS PERSONAL PROPERTY (ESTIMATED): ** The tax revenue lost due to this exempted value will be reimbursed to the tax entity by the County Treasurer in accordance with 39-3-119 5(3) C.R.S. | | \$ | 87 |

NOTE: ALL LEVIES MUST BE CERTIFIED TO THE COUNTY COMMISSIONERS NO LATER THAN DECEMBER 15.

EXHIBIT B 2023 Budgets

| Wheatlands Metropolitan District Statement of Net Position | | | | | | | |
|----------------------------------------------------------------------------|----------------|---------------------|-------------|--------------|--------------|-----------------|------------------|
| | | | | Special | | | |
| | | Debt | Special | Revenue | Special | | |
| | | Service | Revenue ARI | Operations | Revenue Park | Fixed Assets | |
| | General Fund | Fund | Fund | Fund | Fund | & LTD | TOTAL |
| ASSETS | | | | | | | |
| CASH CSAFE | 3,405,929 | | - | - | - | | 3,405,929 |
| Wells Fargo | 219,901 | - | - | - | - | | 219,901 |
| Wells Fargo-Merchant Software | 3,396 | - | - | - | - | | 3,396 |
| CSB&T - Series 2015 Bond Fund Pooled Cash Allocation | - (511,415) | 1,258,434 18,784 | - 114 | - 352,204 | - 140,313 | | 1,258,434 |
| TOTAL CASH | 3,117,811 | 1,277,218 | 114 | 352,204 | 140,313 | - | 4,887,660 |
| OTHER CURRENT ASSETS | •,••,••• | .,, | | | , | | .,, |
| Due from County Treasurer | - | - | - | - | - | | - |
| Accounts Receivable | - | - | - | 14,711 | 33,099 | | 47,810 |
| Accounts Receivable - Builder Accounts Receivable - Other | - | - | - | - | - | | - |
| Property Taxes Receivable | 1,697 | 1,287 | 52 | - | - | | 3,036 |
| Prepaid Expenses | 450 | - | - | - | - | | 450 |
| TOTAL OTHER CURRENT ASSETS | 2,147 | 1,287 | 52 | 14,711 | 33,099 | - | 51,296 |
| FIXED & OTHER NON-CURRENT ASSET | rs | | | | | 054 400 | 054 400 |
| Construction In Progress Land | - | - | - | - | - | 251,460 | 251,460 - |
| Capital Assets, Net of Depreciation | - | - | - | - | - | 4,142,820 | 4,142,820 |
| Prepaid Bond Insur-Net of Amortization | - | - | - | - | - | 172,834 | 172,834 |
| TOTAL FIXED ASSETS | - | - | • | - | - | 4,567,114 | 4,567,114 |
| TOTAL ASSETS | 3,119,958 | 1,278,505 | 165 | 366,915 | 173,412 | 4,567,114 | 9,506,070 |
| LIABILITIES & DEFERED INFLOWS | | | | | | | |
| CURRENT LIABILITIES Accounts Payable | 430,165 | _ | _ | _ | _ | | 430,165 |
| Wells Fargo Credit Card | 2,304 | - | - | - | - | | 2,304 |
| WPRA Fee Payable | - | - | - | - | - | | - |
| Retainage Payable Accrued Expenses | _ | _ | 114 | _ | 47,301 | | 47,301 114 |
| Director's Fees Payable | - | - | | - | - | | - |
| Payroll Liabilities | - | - | - | - | - | | - |
| Century Communities Deposit Prepaid Fees | - | - | - | - 11,605 | - 26,112 | | - 37,717 |
| TOTAL CURRENT LIABILITIES | 432,470 | | 114 | 11,605 | 73,412 | | 517,601 |
| DEFERRED INFLOWS | -102,110 | | | 11,000 | | | 011,001 |
| Deferred Property Taxes | 1,697 | 1,287 | 52 | - | - | | 3,036 |
| TOTAL DEFERRED INFLOWS | 1,697 | 1,287 | 52 | - | - | - | 3,036 |
| LONG-TERM LIABILITIES | | | | | | | |
| Accrued Interest | - | - | - | - | - | 80,748 | 80,748 |
| Bank Loan Payable Bonds Payable - Series 2015 | - | - | - | - | - | - 23,095,000 | - 23,095.000 |
| Bond Premium, Net of Amortization | - | - | - | - | - | 323,511 | 323,511 |
| TOTAL LONG-TERM LIABILITIES | | - | - | - | - | 23,499,259 | 23,499,259 |
| TOTAL LIAB & DEF INFLOWS | 434,167 | 1,287 | 165 | 11,605 | 73,412 | 23,499,259 | 24,019,896 |
| NET POSITION | | | | | | | |
| Net Investment in Capital Assets | - | - | - | - | - | 4,394,280 | 4,394,280 |
| Amount to be Provided for Debt | - | - | - | - | - | (23,326,425) | (23,326,425) |
| Nonspendable Restricted For Debt | 450 - | - 1,277,218 | - | - | - | | 450 1,277,218 |
| Restricted For Emergencies | 123,400 | , ., . | - | 8,100 | 21,771 | | 153,271 |
| Restricted For ARI | - | - | - | - | - | | - |
| Assigned for Capital Replacements Assigned for Next Year Budget Deficit | 1,552,505 - | - | - | - | - | | 1,552,505 - |
| Unassigned | 1,009,436 | - | - | 347,210 | 78,229 | | 1,434,875 |
| TOTAL NET POSITION | 2,685,791 | 1,277,218 | - | 355,310 | 100,000 | (18,932,145) | (14,513,826) |
| | = | = | = | = | = | = | = |
| | | | | | | | |

| Wheatlands Metropolitan District | | | | | Modified Acc | rual Basis | | | |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------|--------------------------------|------------------------------------|-----------------------------------------------------------------------------------------------------------|--------------------------|
| Statement of Revenues, Expenditures, & Changes In Fund Balance | | | | | | Print Date: | 1/22/2023 | | |
| For the Period Indicated | 2021 Audited Actual | 2022 Adopted Budget | 2022 Amended Budget | 2022 Forecast | YTD Thru 09/30/22 Actual | YTD Thru 09/30/22 Budget | Variance Positive (Negative) | 2023 Adopted Budget | Budget Notes/Assumptions |
| PROPERTY TAXES | | | | | | | | | |
| Assessed Valuation | 44,752,801 | 47,276,236 | 47,276,236 | 47,276,236 | | | | 45,956,955 | Nov. 22 Final Per County |
| Mill Levy General Fund Debt Service Fund SARIA Fund Total mill levy Property Taxes Levied General Fund Debt Service Fund SARIA Fund Less Provision For Uncollectible General Fund Debt Service Fund SARIA Fund Budgeted Property Taxes General Fund Debt Service Fund SARIA Fund | 36.617 27.740 1.110 65.467 1,638,713 1,241,443 49,676 2,929,832 - - - 1,638,713 1,241,443 49,676 2,929,832 | 36.602 27.755 1.110 65.467 1,730,405 1,312,152 52,477 3,095,033 - - - 1,730,405 1,312,152 52,477 3,095,033 | 36.602 27.755 1.110 65.467 1,730,405 1,312,152 52,477 3,095,033 = - - - - - - - - - - - - - - - - - - | 36.602 27.755 1.110 65.467 1,730,405 1,312,152 52,477 3,095,033 - - - 1,730,405 1,312,152 52,477 3,095,033 | | | | 27.755 1.145 68.720 1,830,006 1,275,535 | |
| BUILDOUT & SALES Vacant Lots Beginning of Period New Sold / Now a Residential Unit Richmond Sold / Now a Residential Unit Elacora End of Period Residential Units Beginning of Period New - Richmond New - Elacora New - Lokal (31 bldgs./93 units planned) Other End of Period Apartments Beginning of Period Additions Other | 1,053 - - - - - - - - - - - - - - - - - - - | - 1,053 - - - 1,053 - - - - - - - - - - - - - - - - - - - | 1,053 - - - - - - - - - - - - - - - - - - - | - 1,053 - - - - - - - - - - - - - - - - - - - | | | | - 1,053 - - - - - - - - - - - - - - - - - - - | |

| 27.755 27.755 27.756 Equal to Prior Year 1.110 1.1145 1.145 1.146 1.145 66.467 65.467 68.720 68.720 68.720 1.730.405 1.730.405 1.830.006 AV * Mil Levy / 1.000 Capped at \$2M 1.312.152 1.312.152 1.312.152 3.158.162 AV * Mil Levy / 1.000 52.477 52.477 52.477 52.477 52.477 3.095.033 3.095.033 3.095.033 3.158.161.95 1.312.152 1.312.152 1.312.152 1.320.006 1.312.152 1.312.152 1.320.006 AV * Mil Levy / 1.000 3.095.033 3.095.033 3.095.033 3.158.161.95 1.312.152 1.312.152 1.320.006 1.275.535 52.477 52.477 52.477 52.477 3.095.033 3.095.033 1.053 1.053 1.053 1.053 1.053 1.053 1.053 1.053 1.053 1.053 338 338 338 338 338 338 338 60 | 30.002 | 30.002 | | 00 MIIIS IN TOTAL, LESS DS & SARIA, PIUS AUUT \$125K |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|-----------|-----------|------------------------------------------------------|
| 65.467 65.467 1.730.405 1.730.405 1.312.152 1.312.152 52.477 52.477 52.477 52.477 3.095.033 3.095.033 3.095.033 3.095.033 1.730.405 1.730.405 1.730.405 1.730.405 1.730.405 1.730.405 1.730.405 1.730.405 1.730.405 1.730.405 1.312.152 1.312.152 52.427 52.427 3.095.033 3.095.033 3.095.033 3.095.033 3.095.033 3.095.033 3.095.033 3.095.033 3.095.033 3.095.033 3.095.033 3.095.033 3.095.033 3.095.033 1.053 1.053 1.053 1.053 1.053 1.053 338 338 338 338 338 338 60 60 | | 27.755 | 27.755 | Equal to Prior Year |
| 1,730,405 1,730,405 1,312,152 1,312,152 52,477 52,477 3,095,033 3,095,033 | 1.110 | 1.110 | 1.145 | 1 Mill Adjusted For Decreases in Assessment Rates |
| 1,312,152 1,312,152 3,095,033 3,095,033 3,095,033 3,095,033 3,095,033 3,095,033 3,158,161,95 1,730,405 1,730,405 1,730,405 1,730,405 1,730,405 1,731,4152 1,312,152 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,477 52,47 | 65.467 | 65.467 | 68.720 | |
| 52,477 52,621 AV * Mil Levy / 1,000 3,095,033 3,095,033 3,158,162 = - - - - 1,730,405 1,730,405 1,830,006 - 1,312,152 1,312,152 1,275,535 52,621 52,477 52,477 52,621 3,095,033 3,095,033 3,095,033 3,095,033 3,095,033 3,158,161.95 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | 1,730,405 | 1,730,405 | 1,830,006 | AV * Mill Levy / 1,000- Capped at \$2M |
| 52,477 52,621 AV * Mil Levy / 1,000 3,095,033 3,095,033 3,158,162 = - - - - 1,730,405 1,730,405 1,830,006 - 1,312,152 1,312,152 1,275,535 52,621 52,477 52,477 52,621 3,095,033 3,095,033 3,095,033 3,095,033 3,095,033 3,158,161.95 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | 1,312,152 | 1,312,152 | 1,275,535 | AV * Mill Levy / 1,000 |
| $ \begin{bmatrix} & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & & & & & \\ & &$ | 52,477 | 52,477 | 52,621 | AV * Mill Levy / 1,000 |
| $\begin{array}{cccccccccccccccccccccccccccccccccccc$ | 3,095,033 | 3,095,033 | 3,158,162 | |
| $\begin{array}{c ccccccccccccccccccccccccccccccccccc$ | | | = | |
| $\begin{array}{c ccccccccccccccccccccccccccccccccccc$ | - | - | - | |
| $\begin{array}{c ccccccccccccccccccccccccccccccccccc$ | - | - | - | |
| $\begin{array}{c ccccccccccccccccccccccccccccccccccc$ | - | - | - | |
| $\begin{array}{c ccccccccccccccccccccccccccccccccccc$ | | - | - | |
| $\begin{array}{c ccccccccccccccccccccccccccccccccccc$ | | | | |
| $\begin{array}{c ccccccccccccccccccccccccccccccccccc$ | 1,730,405 | 1,730,405 | 1,830,006 | |
| $ \begin{array}{c ccccccccccccccccccccccccccccccccccc$ | | | | |
| 3,095,033 3,095,033 3,158,161.95 1,053 1,053 1,053 1,053 1,053 1,053 1,053 1,053 1,053 1,053 338 338 338 338 338 338 338 338 338 338 338 338 60 60 | | | | |
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| $ \begin{array}{cccccccccccccccccccccccccccccccccccc$ | 1 052 | 1 052 | 1 052 | |
| 338 338 338 338 338 - 338 338 60 60 | 1,055 | 1,055 | 1,055 | |
| 338 338 338 338 338 - 338 338 60 60 | - | - | - | |
| 338 338 338 338 338 - 338 338 60 60 | - | - | - | |
| 338 338 338 338 338 - 338 338 60 60 | - | - | - | |
| 338 338 338 338 338 - 338 338 60 60 | - | - | - | 4 |
| | | 1,053 | 1,053 | |
| | 000 | 000 | 000 | |
| | 338 | 338 | 338 | |
| | - | - | - | |
| | | - | - | - |
| | | 338 | 338 | |
| | | | | |
| | - | - | - | |
| 60 60 60 | | | | 4 |
| | 60 | 60 | 60 | |

substantially all disclosures required by GAAP omitted.

338

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338

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-

45.00

20.00

30.00

5.00

20.00

-

45.00

20.00

32.73

5.00

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End of Period

FEES **Operations Fee - Monthly / Unit**

Sales First time sales

Re-sale

Houses

Houses

WPRA Fee

Apartments

Apartments

Membership

Debt Reserve

Park Fee - Monthly / Unit

20.00

-

45.00

20.00

5.00

35.35 Assuming 8% Membership Fee Increase- Effective April 2023

\$ \$

\$

\$

\$

\$

Wheatlands Metropolitan District Statement of Revenues, Expenditures, &

| Changes In Fund Balance | Print Date: 1/22/2023 | | | | | | | | | | |
|--------------------------|---------------------------|---------------------------|---------------------------|------------------|--------------------------------|--------------------------------|------------------------------------|---------------------------|---------------------------------------------------|--|--|
| For the Period Indicated | 2021 Audited Actual | 2022 Adopted Budget | 2022 Amended Budget | 2022 Forecast | YTD Thru 09/30/22 Actual | YTD Thru 09/30/22 Budget | Variance Positive (Negative) | 2023 Adopted Budget | Budget Notes/Assumptions | | |
| COMBINED FUNDS | | | | | | | | | | | |
| REVENUE | | | | | | | | | | | |
| Property Taxes | 2,929,832 | 3,095,033 | | 3,095,033 | 3,091,997 | 3,095,033 | (3,036) | 3,158,162 | 71 Mills Gallagherized | | |
| Specific Ownership Taxes | 201,922 | 199,857 | | 193,440 | 130,369 | 133,238 | (2,870) | 190,907 | Assumes 5% of tax revenue | | |
| Interest & other income | 3,050 | 3,600 | | 63,000 | 38,083 | 2,663 | 35,420 | 9,000 | Lower due to decreased fund balance & lower rates | | |
| Operations fees | 252,880 | 252,720 | | 252,720 | 190,000 | 189,540 | 460 | 252,720 | \$20 Per Month | | |
| Fines & penalties | 41,333 | 48,275 | | 24,500 | 18,763 | 36,206 | (17,443) | | includes 95% of legal collection expenses | | |
| Working capital fees | 12,600 | 9,000 | | 9,000 | 7,800 | 8,550 | (750) | 9,000 | | | |
| Design review | - | - | | - | - | - | - | - | | | |
| Clubhouse rental fees | 3,303 | 12,000 | | 33,000 | 26,690 | 9,936 | 16,754 | 25,000 | | | |
| Park fees | 649,959 | 649,740 | | 649,740 | 487,455 | 487,305 | 150 | 649,740 | \$45 single family/ \$20 Apartment Per Month | | |
| Bond/Loan proceeds | - | - | | - | - | - | - | - | | | |
| Other Income | 8,128 | 5,500 | | 26,349 | 20,076 | 3,000 | 17,076 | 8,500 | | | |
| Sale of Assets | - | - | | - | - | - | - | - | | | |
| TOTAL REVENUE | 4,103,006 | 4,275,726 | | 4,346,783 | 4,011,232 | 3,965,472 | 45,761 | 4,326,379 | | | |
| | = | = | | = | = | = | = | = | | | |

Statement of Revenues, Expenditures, &

Modified Accrual Basis

| Statement of Revenues, Expenditures, & Changes In Fund Balance | Print Date: 1/22/2023 | | | | | | | | | |
|-------------------------------------------------------------------|---------------------------|---------------------------|---------------------------|--------------------|--------------------------------|--------------------------------|------------------------------------|---------------------------|--------------------------------------------------------------------------|--|
| For the Period Indicated | 2021 Audited Actual | 2022 Adopted Budget | 2022 Amended Budget | 2022 Forecast | YTD Thru 09/30/22 Actual | YTD Thru 09/30/22 Budget | Variance Positive (Negative) | 2023 Adopted Budget | Budget Notes/Assumptions | |
| COMBINED FUNDS (Continued) | | | | | | | | | | |
| EXPENDITURES | | | | | | | | | | |
| General Operating: | | | | | | | | | | |
| Accounting - contract | 77,043 | 83,000 | | 84,800 | 56,284 | 62,250 | 5,966 | | Fixed fee. | |
| Accounting - special projects | 3,772 | 8,000 | | 23,300 | 20,171 | 6,267 | (13,904) | | Provision for work out of scope of engagement. | |
| Audit | 5,000 | 5,800 | | 5,000 | 5,000 | 5,800 | 800 | 5,800 | | |
| County Treasurer's fees | 43,971 | 46,425 | | 46,425 | 46,390 | 46,425 | 35 | | 1.5% of Property Tax Collections | |
| Director's fees Director expenses & equipment | 6,577 | 12,000 | | 12,000 | - | - | - | 12,000 | 2 iPad plus \$500 other exp, e.g. board mtg meals | |
| Election | 25 109 | 2,500 2,500 | | 2,500 31,670 | 1,244 31,670 | 1,875 2,500 | 631 (29,170) | | Board Member election in even years | |
| Insurance & bonds | 32,609 | 37,200 | | 38,847 | 38,847 | 37,200 | (1,647) | 44,700 | board member election in even years | |
| Legal - contract | 87,459 | 93,500 | | 93,500 | 62,586 | 70,125 | 7,539 | 99,500 | | |
| Legal - special projects | 11,185 | 9,800 | | 22,400 | 14,392 | 7,350 | (7,042) | | Provision for work out of scope of engagement. | |
| Bank Charges | 3,313 | 3,600 | | 3,600 | 2,745 | 2,700 | (45) | | Allocated 20/65 Operations and 45/65 Park Fund | |
| Miscellaneous | 2,000 | 4,000 | | 1,000 | 114 | 3,000 | 2,886 | - | | |
| Contingency | - | 32,500 | | 10,000 | - | - | - | 32,500 | | |
| Website | 540 | 1,000 | | 416 | 416 | 500 | 84 | 1,000 | Maintenance | |
| Debt Service: | | | | | | | | | | |
| Interest | 984,581 | 968,981 | | 968,981 | 484,491 | 484,491 | - | | Series 2015 bonds | |
| Principal | 390,000 | 435,000 | | 435,000 | - | - | - | | Series 2015 bonds | |
| Paying agent / trustee fees / legal | 1,000 | 1,200 | | 1,000 | 1,000 | 1,000 | - | 1,000 | Series 2015 bonds | |
| Bond/Loan issuance expense | - | - | | - | - | - | - | - | | |
| Contingency | - | 5,000 | | - | - | - | - | 5,000 | | |
| Community Operations | | | | | | | | | | |
| Design review Facilities mgmt. & billing - Contract | 101,643 | - 131,700 | | - 120,200 | 85,293 | - 99,450 | - 14,157 | | architectural consultant's review @\$50 per submittal YMCA and Amcobi | |
| Facilities mgmt. & billing - Spec Projects | 101,043 | 15,000 | | 5,000 | 03,233 | 11,250 | 11,250 | 15,000 | | |
| Covenant Enforcement | 42,959 | 44,500 | | 44,500 | 29,162 | 33,375 | 4,213 | | Based on 2017 | |
| Legal - collections | 24,415 | 40,100 | | 3,000 | 1,086 | 30,075 | 28,989 | | Allocated 69% Park and 31% O&M | |
| Trash removal-residential pickup | 150,322 | 165,300 | | 155,000 | 113,792 | 123,975 | 10,183 | | \$11.33/mo. Jan-Feb; \$11.67/mo. Mar-Dec | |
| Community activities / Christmas lights | 21,826 | 24,400 | | 40,000 | 35,347 | 8,755 | (26,592) | | Based on 2017 | |
| Landscaping | 445,876 | 308,600 | | 312,300 | 213,315 | 251,159 | 37,844 | 334,900 | Includes landscape contract & irrig r&m | |
| WPRA Support | - | 370,600 | | 275,600 | 213,751 | 358,355 | 144,604 | 166,500 | Landscaping, snow removal, irrig +\$120K WPRA Add'l Funding | |
| Snow removal | 5,576 | 17,600 | | 17,600 | 380 | 10,560 | 10,180 | | For material event outside scope of contract | |
| Clubhouse repairs and maintenance | 125,219 | 66,500 | | 100,000 | 95,876 | 48,357 | (47,520) | , | Based on 2017 | |
| Sport Fields | - | - | | 450,000 | 325,378 | | (325,378) | , | Based on 2017 | |
| Grounds maintenance | 74,410 | 94,900 | | 116,000 | 65,091 | 71,175 | 6,084 | | Based on 2017 | |
| Pool operations Utilities | 185,888 | 193,800 | | 176,700 277,300 | 131,222 190,723 | 149,025 | 17,803 | | chemicals & supplies; life guard contract; eq r&m | |
| Transfer to SARIA Authority | 178,945 48,930 | 223,700 51,689 | | 51,689 | 51,639 | 205,331 51,689 | 14,608 51 | | Based on 2017 Equal to taxes collected | |
| Capital outlay | 40,330 | 51,005 | | 51,005 | 51,035 | 51,005 | 51 | 51,051 | Equal to taxes collected | |
| Proposed facilities - Project costs | 89,083 | 1,515,000 | | 2,154,230 | 1,012,233 | 1,262,500 | 250,267 | - | park; YMCA | |
| WPRA fee | 442,260 | 473,218 | | 468,132 | 348,926 | 354,914 | 5,988 | 489 645 | Rate to match to YMCA Increase \$33.75 + \$5 Per Month Per Unit | |
| Contingency | | 39,700 | | 25,000 | | - | - | 169,300 | | |
| | 3,586,532 | 5,528,314 | | 6,572,691 | 3,678,562 | 3,801,427 | 122,865 | 4,204,471 | 4 | |
| CHANGE IN FUND BALANCE | 516,475 | (1,252,589) | | | | | | | - | |
| | | | | (2,225,909) | 332,670 | 164,045 | 168,626 | 121,908 | | |
| | 3,569,174 | 3,950,571 | | 4,085,648 | 4,085,648 | 3,950,571 | 135,077 | 1,859,740 | 4 | |
| ENDING FUND BALANCE | 4,085,648 | 2,697,982 | | 1,859,740 | 4,418,319 | 4,114,615 | 303,703 | 1,981,648 | - | |
| | = | = | | = | = | = | = | = | | |
| COMPONENTS OF FUND BALANCE: | | | | | | | | | | |
| Nonspendable | 37,305 | - | | 44,700 | 450 | - | 450 | 46,935 | | |
| Restricted - TABOR emergency reserve | 81,900 | 100,148 | | 153,271 | 153,271 | 100,148 | 53,122 | 88,483 | | |
| Restricted - Debt Covenants | 410,695 | 372,343 | | 389,474 | 1,277,218 | 1,270,605 | 6,613 | 320,827 | | |
| Restricted - SARIA Projects | - | - | | - | | - | | - | | |
| Assigned - Next Years Budget Deficit | 531,800 | - | | - | | - | - | - | | |
| Assigned - Capital Improv/Replacement | 1,050,000 | 1,075,000 | | 170,000 | 1,552,505 | 1,075,000 | 477,505 | | Not adequately funded- should be \$1M plus | |
| Assigned - Parks & Operations | 374,219 | 365,197 | | 379,723 | 425,439 | 383,279 | 42,160 | 347,321 | | |
| Unassigned | 1,599,729 | 785,295 | | 722,572 | 1,009,436 | 1,285,583 | (276,147) | 788,082 | Bare minimum (3-4 months of expenses) | |
| TOTAL ENDING FUND BALANCE | 4,085,648 | 2,697,982 | | 1,859,739 | 4,418,319 | 4,114,615 | 303,703 | 1,981,648 | 1 | |
| | = | = | | = | = | = | = | = | · | |
| | - | | | - | | | - | - | | |

No assurance is provided on these financial statements; substantially all disclosures required by GAAP omitted.

Statement of Revenues, Expenditures, & Changes In Fund Balance

| Statement of Revenues, Expenditures, & Changes In Fund Balance | Print Date: 1/22/2023 | | | | | | | | | | |
|-------------------------------------------------------------------|---------------------------|---------------------------|---------------------------|------------------|--------------------------------|--------------------------------|------------------------------------|---------------------------|------------------------------------------------------------------------|--|--|
| For the Period Indicated | | | | | | Frint Date. | 1/22/2023 | | | | |
| | 2021 Audited Actual | 2022 Adopted Budget | 2022 Amended Budget | 2022 Forecast | YTD Thru 09/30/22 Actual | YTD Thru 09/30/22 Budget | Variance Positive (Negative) | 2023 Adopted Budget | Budget Notes/Assumptions | | |
| GENERAL FUND | | | | | | | <u> </u> | | | | |
| | | | | | | | | | | | |
| REVENUE Property taxes | 1,638,713 | 1,730,405 | 1,730,405 | 1,730,405 | 1,728,707 | 1,730,405 | (1,698) | 1 830 006 | 66 Mills in Total, Less DS & SARIA, Plus Add'l \$125K for WPRA Support | | |
| Abatements | | - 1,7 30,403 | - 1,7 50,405 | 1,730,403 | | - 1,750,405 | (1,000) | 1,000,000 | | | |
| Specific ownership taxes | 114,887 | 121,128 | 121,128 | 108,150 | 74,145 | 80,752 | (6,607) | 114,375 | Assumes 6.25% of property tax | | |
| Interest income | 2,155 | 3,000 | 3,000 | 57,000 | 33,491 | 2,250 | 31,241 | 3,000 | | | |
| Other income | 3,101 | - | - | 2,400 | 2,044 | - | 2,044 | - | | | |
| TOTAL REVENUE | 1,758,856 | 1,854,533 | 1,854,533 | 1,897,955 | 1,838,388 | 1,813,407 | 24,981 | 1,947,381 | | | |
| EXPENDITURES | | | | | | | | | | | |
| Accounting - contract | 61,755 | 66,400 | 66,400 | 68,200 | 43,632 | 49,800 | 6,168 | 74,100 | | | |
| Accounting - special projects | 3,017 | 6,400 | 6,400 | 20,000 | 17,550 | 4,800 | (12,750) | | Out of scope of engagement; excess meeting time | | |
| Audit | 5,000 | 5,800 | 5,800 | 5,000 | 5,000 | 5,800 | 800 | 5,800 | | | |
| County treasurer's fees | 24,594 | 25,956 | 25,956 | 25,956 | 25,936 | 25,957 | 21 | | 1.5% of property taxes | | |
| Director's fees | 6,577 | 12,000 | 12,000 | 12,000 | - | - | - | 12,000 | | | |
| Director expenses and equipment | 25 | 2,500 | 2,500 | 2,500 | 1,244 | 1,875 | 631 | | 2 iPad @\$720; Meeting expenses | | |
| Election Insurance & bonds | 109 3,836 | 2,500 4,100 | 35,000 4,100 | 31,670 5,659 | 31,670 5,659 | 2,500 4,100 | (29,170) (1,559) | | Anticipate 2023 Election commencing general liability | | |
| Legal - contract | 62,471 | 4,100 67,900 | 67,900 | 67,900 | 43,812 | 50,925 | 7,113 | 73,300 | general hability | | |
| Legal - special projects | 124 | 5,000 | 5,000 | 5,000 | 43,012 | 3,750 | 3,750 | | Out of scope of engagement | | |
| Bank Charges | | - | - | - 0,000 | - | - | - | | allocate to operations and park fund | | |
| Miscellaneous | 2.000 | 4.000 | 4.000 | 1.000 | 114 | 3,000 | 2,886 | 000 | | | |
| Contingency | - | 30,000 | 50,000 | 10,000 | - | - | - | 30,000 | For unforeseen expenditures / election | | |
| Website | 540 | 1,000 | 1,000 | 416 | 416 | 500 | 84 | 1,000 | Maintenance | | |
| TOTAL EXPENDITURES | 170,047 | 233,556 | 286,056 | 255,301 | 175,032 | 153,007 | (22,025) | 285,150 | | | |
| Excess Revenue Over Expenditures | 1,588,809 | 1,620,977 | 1,568,477 | 1,642,654 | 1,663,355 | 1,660,400 | 2,955 | 1,662,231 | | | |
| OTHER SOURCES (USES) | | | | | | | | | | | |
| Transfers (To)/From Debt Service Fund | - | | | - | - | - | - | | | | |
| Transfers (To)/From SARIA Fund | - | | | - | - | - | | | | | |
| Transfers (To)/From Operations Fund | - | | | - | - | - | | | | | |
| Transfers (To)/From Park Fund | (1,030,713) | (2,808,303) | (3,903,218) | (3,854,961) | (2,212,343) | (2,347,437) | 135,095 | (1,441,296) | | | |
| Total Other Sources / (Uses) | (1,030,713) | (2,808,303) | (3,903,218) | (3,854,961) | (2,212,343) | (2,347,437) | 135,095 | (1,441,296) | | | |
| CHANGE IN FUND BALANCE | 558,095 | (1,187,326) | (2,334,741) | (2,212,307) | (548,987) | (687,037) | 138,050 | 220,935 | | | |
| BEGINNING FUND BALANCE | 2,676,683 | 3,117,721 | 3,234,779 | 3,234,779 | 3,234,779 | 3,117,721 | 117,058 | 1,022,472 | | | |
| ENDING FUND BALANCE | 3,234,779 | 1,930,395 | 900,038 | 1,022,472 | 2,685,791 | 2,430,683 | 255,108 | 1,243,407 | | | |
| COMPONENTS OF FUND BALANCE | = | = | = | | = | = | = | = | | | |
| Nonspendable | 450 | | | 6,500 | 450 | | 450 | 6 825 | Prepaid Insurance | | |
| Restricted - TABOR emergency reserve | 52,800 | 70,100 | - 85,800 | 123,400 | 123,400 | 70,100 | 53,300 | | As Requried by TABOR | | |
| Assigned - Capital Improv/Replacement | 1,050,000 | 1,075,000 | 50,000 | 170,000 | 1,552,505 | 1,075,000 | 477,505 | , | Pool replacement & other | | |
| Assigned - Next Years Budget Deficit | 531,800 | - | | | - | - | | - | Assume 2023 breakeven budget | | |
| Restricted - Debt Covenants | - | - | - | - | - | - | - | - | g | | |
| Unassigned | 1,599,729 | 785,295 | 764,238 | 722,572 | 1,009,436 | 1,285,583 | (276,147) | 788,082 | Bare minimum (3-4 months of expenses) | | |
| TOTAL ENDING FUND BALANCE | 3,234,779 | 1,930,395 | 900,038 | 1,022,472 | 2,685,791 | 2,430,683 | 255,108 | 1,243,407 | | | |
| | = | = | = | = | = | = | = | | | | |

Statement of Revenues, Expenditures, &

| Statement of Revenues, Expenditures, & Changes In Fund Balance | Print Date: 1/22/2023 | | | | | | | | | | |
|---------------------------------------------------------------------------------------------------------------------------|---------------------------|---------------------------|---------------------------|-------------------|--------------------------------|--------------------------------|------------------------------------|---------------------------|---------------------------------------------------------------|--|--|
| For the Period Indicated | 2021 Audited Actual | 2022 Adopted Budget | 2022 Amended Budget | 2022 Forecast | YTD Thru 09/30/22 Actual | YTD Thru 09/30/22 Budget | Variance Positive (Negative) | 2023 Adopted Budget | Budget Notes/Assumptions | | |
| DEBT SERVICE FUND | | | | | | | | | | | |
| REVENUE Property taxes Abatements | 1,241,443 | 1,312,152 - | 1,312,152 | 1,312,152 - | 1,310,865 - | 1,312,152 - | (1,287) | 1,275,535 | Equal to Prior Year | | |
| Specific ownership taxes Interest income | 87,035 896 | 78,729 600 | 78,729 600 | 85,290 6,000 | 56,224 4,592 | 52,486 413 | 3,738 4,179 | | Assumes 7% of property tax Based on 2022 Forecast | | |
| TOTAL REVENUE | 1,329,374 | 1,391,481 | 1,391,481 | 1,403,442 | 1,371,680 | 1,365,051 | 6,629 | 1,358,067 | | | |
| EXPENDITURES Accounting - Special Projects Legal | - | - | - | - | - | - | - | - | | | |
| Treasurer's fees Bond interest - Series 2015 | 18,632 984,581 | 19,682 968,981 | 19,682 968.981 | 19,682 968,981 | 19,667 484,491 | 19,681 484,491 | 14 | | 1.5% of Property Tax Collections Per amortization schedule | | |
| Bond interest - Series 2015 Bond interest - Series 2005 Bond principal - Series 2005 Bond interest - Series 2008 | 390,000 | 435,000 | 435,000 | 435,000 | - | - | - | | Per amortization schedule | | |
| Bond principal - Series 2008 Paying agent / trustee fees Contingency | - 1,000 - | - 1,200 5,000 | - 1,200 5,000 | - 1,000 - | 1,000 | 1,000 | - - | | Based on 2022 Forecast Unforeseen Needs | | |
| TOTAL EXPENDITURES | 1,394,213 | 1,429,864 | 1,429,864 | 1,424,664 | 505,158 | 505,172 | 14 | 1,426,714 | | | |
| Excess Revenue Over Expenditures | (64,839) | (38,382) | (38,382) | (21,222) | 866,522 | 859,880 | 6,642 | (68,647) | | | |
| OTHER SOURCES / (USES) Transfers (To)/From Other Funds Bond proceeds Bond premium Bond issuance expense | - | - - - | - - - | - - - | - - - | - - - | - - - | - - - | | | |
| Total Other Sources / (Uses) | - | - | • | - | • | - | - | • | | | |
| CHANGE IN FUND BALANCE | (64,839) | (38,382) | (38,382) | (21,222) | 866,522 | 859,880 | 6,642 | (68,647) | | | |
| BEGINNING FUND BALANCE | 475,535 | 410,725 | 410,725 | 410,695 | 410,695 | 410,725 | (30) | 389,474 | | | |
| ENDING FUND BALANCE | 410,695 | 372,343 | 372,343 | 389,474 | 1,277,218 | 1,270,605 | 6,613 | 320,827 | <u></u> | | |
| | = | = | - | | - | = | = | - | | | |

Wheatlands Metropolitan District Statement of Revenues, Expenditures, &

| Changes In Fund Balance | Print Date: 1/22/2023 | | | | | | | | | | |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------|---------------------------|---------------------------|-------------------------|--------------------------------|--------------------------------|------------------------------------|---------------------------|-----------------------------------------------------------------------------------------------|--|--|
| For the Period Indicated | 2021 Audited Actual | 2022 Adopted Budget | 2022 Amended Budget | 2022 Forecast | YTD Thru 09/30/22 Actual | YTD Thru 09/30/22 Budget | Variance Positive (Negative) | 2023 Adopted Budget | Budget Notes/Assumptions | | |
| SARIA FUND | | | | | | | | | | | |
| REVENUE Property taxes Abatements Specific Ownership Tax | 49,676 - - | 52,477 - - | 52,477 - - | 52,477 - - | 52,425 - - | 52,477 - - | (52) | - | 1 Mill Adjusted For Decreases in Assessment Rates allocate to general & debt service funds | | |
| Interest income | - | - | - | - | - | - | - | | allocate to general & debt service funds | | |
| Other income | - | 2,500 | 2,500 | - | - | - | - | 2,500 | Equal to Contingency | | |
| TOTAL REVENUE | 49,676 | 54,977 | 54,977 | 52,477 | 52,425 | 52,477 | (52) | 55,121 | | | |
| EXPENDITURES Legal - contract Legal - special projects Capital outlay District ARI Improvements Contribution to SARIA Authority Treasurer's fee | - - - 48,930 746 | - - 51,689 787 | - - 51,689 787 | - - 51,689 787 | - - 51,639 787 | - - 51,689 787 | - - 51 1 | - - 51,831 789 | 1.5% of Property Tax Collections | | |
| Contingency | | 2,500 | 2,500 | - | | - | - | | To Avoid Budget Overage, offset by Other Revenue | | |
| TOTAL EXPENDITURES | 49,676 | 54,977 | 54,977 | 52,477 | 52,425 | 52,477 | 52 | 55,121 | | | |
| Excess Revenue Over Expenditures | - | - | - | - | - | - | - | - | | | |
| OTHER SOURCES / (USES) Transfers (To)/From other Funds | - | | | - | - | - | - | | | | |
| Total Other Sources / (Uses) | - | - | - | - | - | - | - | - | | | |
| CHANGE IN FUND BALANCE | - | - | - | - | - | - | - | - | | | |
| BEGINNING FUND BALANCE | - | - | - | - | - | - | - | - | | | |
| ENDING FUND BALANCE | - | - | · · | - | - | - | - | - | | | |
| | = | = | = | = | = | = | = | = | · | | |

Statement of Revenues, Expenditures, & Changes In Fund Balance

| Statement of Revenues, Expenditures, & Changes In Fund Balance | Print Date: 1/22/2023 | | | | | | | | | | |
|------------------------------------------------------------------------------------|---------------------------|---------------------------|---------------------------|------------------|--------------------------------|--------------------------------|------------------------------------|---------------------------|----------------------------------------------------------------------|--|--|
| For the Period Indicated | 2021 Audited Actual | 2022 Adopted Budget | 2022 Amended Budget | 2022 Forecast | YTD Thru 09/30/22 Actual | YTD Thru 09/30/22 Budget | Variance Positive (Negative) | 2023 Adopted Budget | Budget Notes/Assumptions | | |
| OPERATIONS FUND | | | | | | | | | | | |
| REVENUE | | | | | | | | | | | |
| Operations Fees - Houses Warning letter fees | 252,880 | 252,720 | 252,720 | 252,720 | 190,000 | 189,540 - | 460 | 252,720 | \$20 Per Month | | |
| Working capital fees | 4,200 | 3,000 | 3,000 | 3,000 | 2,600 | 2,850 | (250) | | \$50 per residential sale | | |
| Late charges and collection fees | 6,770 | 14,000 | 14,000 | 7,000 | 4,315 | 10,500 | (6,185) | 7,000 | | | |
| Legal - collections | 4,878 | 9,300 | 9,300 | 1,000 | 804 | 6,975 | (6,171) | 3,500 | Assumes 75% of legal collection expense | | |
| Design review Violations / Fines | - 3,475 | - 1,200 | - 1,200 | - 3,500 | - 2,125 | - 900 | - 1,225 | - 3,500 | | | |
| Interest income | 3,475 | 1,200 | 1,200 | 3,500 | 2,125 | 900 | 1,225 | 3,500 | | | |
| Other income | _ | _ | _ | - | _ | _ | _ | - | | | |
| | 070.000 | | | 007.000 | 100.011 | 010 705 | (10.004) | | | | |
| TOTAL REVENUE | 272,203 | 280,220 | 280,220 | 267,220 | 199,844 | 210,765 | (10,921) | 269,720 | | | |
| EXPENDITURES | | | | | | | | | | | |
| Accounting - Contract - O&M | 3,813 | 4,100 | 4,100 | 4,100 | 3,163 | 3,075 | (88) | 4,600 | | | |
| Accounting - Spec Projects - O&M | 189 | 400 | 400 | 800 | 655 | 367 | (289) | 800 | | | |
| Design review | - | - | - | - | - | - | - | - | Architect fees @ \$50 / submittal. | | |
| Covenant Compliance | 42,959 | 44,500 | 44,500 | 44,500 | 29,162 | 33,375 | 4,213 | 48,000 | AMI | | |
| Facilities Management - Contract | 18,462 | 23,000 | 23,000 | 23,000 | 16,615 | 17,446 | 831 | 25,900 | 20/65 of YMCA contract | | |
| Facilities Management - Spec Projects | - | - | - | - | - | - | - | - | | | |
| Billing Service - Late Charges & Collections | 1,125 | 14,000 | 14,000 | 2,500 | 872 | 10,500 | 9,628 | 2,500 | | | |
| Billing Service - Base Rate | 11,682 | 12,300 | 12,300 | 12,300 | 8,756 | 9,225 | 469 | 12,900 | Amcobi | | |
| Legal - Contract | 12,494 | 12,800 | 12,800 | 12,800 | 9,147 | 9,600 | 453 | 13,400 | | | |
| Legal - spec projects | 1,076 | 2,400 | 2,400 | 2,400 | 1,157 | 1,800 | 643 | | Work out of scope. | | |
| Legal - collections Bank Charges | 7,512 1,048 | 12,400 1,200 | 12,400 1,200 | 1,000 1,200 | 349 1,040 | 9,300 900 | 8,951 (140) | 7,000 1,200 | | | |
| Trash removal - Residential | 150,322 | 165,300 | 165,300 | 1,200 | 113,792 | 123,975 | 10,183 | | per contract, 3% annual increase (built in extra .5% for admin fees) | | |
| Contingency | 100,022 | 14,700 | 14,700 | 100,000 | 110,702 | - 120,010 | - | | 5% of other expenses | | |
| | 250,681 | 307,100 | 307,100 | 259,600 | 184,709 | 219,563 | 34,854 | 300,100 | | | |
| | | | - | | , | | | , | | | |
| Excess Revenue Over Expenditures | 21,523 | (26,880) | (26,880) | 7,620 | 15,136 | (8,798) | 23,933 | (30,380) | | | |
| OTHER SOURCES / (USES) Transfers (To)/From other Funds | - | - | - | - | - | - | - | - | | | |
| Total Other Sources / (Uses) | - | - | - | - | - | - | - | - | | | |
| CHANGE IN FUND BALANCE | 21,523 | (26,880) | (26,880) | 7,620 | 15,136 | (8,798) | 23,933 | (30,380) | | | |
| BEGINNING FUND BALANCE | 318,651 | 322,125 | 322,125 | 340,174 | 340,174 | 322,125 | 18,049 | 347,794 | | | |
| ENDING FUND BALANCE | 340,174 | 295,245 | 295,245 | 347,794 | 355,310 | 313,327 | 41,982 | 317,414 | | | |
| | = | = | = | | = | = | = | = | | | |
| COMPONENTS OF FUND BALANCE Nonspendable Restricted - TABOR emergency reserve | - 8,200 | 9,213 | 9,213 | - 8,100 | - 8,100 | - 9,213 | - (1,113) | 9,100 | | | |
| Assigned - Future Operations | 331,974 | 286,032 | 286,032 | 339,694 | 347,210 | 304,114 | 43,095 | 308,314 | | | |
| TOTAL ENDING FUND BALANCE | 340,174 | 295,245 | 295,245 | 347,794 | 355,310 | 313,327 | 41,982 | 317,414 | | | |
| | = | = | = | = | = | = | = | = | 1 | | |

Statement of Revenues, Expenditures, & Cha a In Eurod Bal

Modified Accrual Basis

| Statement of Revenues, Expenditures, & Changes In Fund Balance | Print Date: 1/22/2023 | | | | | | | | | | |
|-----------------------------------------------------------------------------|---------------------------|---------------------------|---------------------------|------------------|--------------------------------|--------------------------------|------------------------------------|---------------------------|------------------------------------------------------------------------|--|--|
| For the Period Indicated | 2021 Audited Actual | 2022 Adopted Budget | 2022 Amended Budget | 2022 Forecast | YTD Thru 09/30/22 Actual | YTD Thru 09/30/22 Budget | Variance Positive (Negative) | 2023 Adopted Budget | Budget Notes/Assumptions | | |
| PARK FUND | | | | | | | | | | | |
| REVENUE | | | | | | | | | | | |
| Working capital fees | 8,400 | 6,000 | 6,000 | 6,000 | 5,200 | 5,700 | (500) | 6,000 | \$100 per residential sale | | |
| Clubhouse rental fees | 3,303 | 12,000 | 25,315 | 33,000 | 26,690 | 9,936 | 16,754 | , | assumes resumption of normal activity - Increase to \$45.00 | | |
| Late charges and collection fees | 15,234 | 3,000 | 3,000 | 10,000 | 9,710 | 2,250 | 7,460 | 5,600 | | | |
| Legal - collection fees | 10,976 | 20,775 | 20,775 | 3,000 | 1,809 | 15,581 | (13,772) | 3,750 | Assumes 75% of legal collection expense | | |
| Park fees - Builders - Lots Park fees - Residential Units | 360 568,479 | - 568,620 | - 568,620 | - 568,620 | 426,615 | - 426,465 | - 150 | - | \$45 Per Month | | |
| Park fees - Apartment Units | 81,120 | 81,120 | 81,120 | 81,120 | 420,015 60,840 | 426,465 60,840 | 150 | , | \$45 Per Month \$20 Per Month | | |
| Grant | 01,120 | 61,120 | 01,120 | 5,649 | 5,649 | 00,840 | 5,649 | 61,120 | Possible grant for 2023 - by mid Oct. | | |
| Interest income | _ | _ | - | 5,045 | 5,045 | _ | 5,045 | - | Possible grant for 2023 - by filld Oct. | | |
| Sport Field Program Revenue | | | | | | | | | TBD Based on YMCA Projection | | |
| Other income | 5,027 | 3,000 | 3,000 | 18,300 | 12,382 | 3,000 | 9,382 | 6.000 | snack shack sales; swim team revenue? | | |
| | | | , | | | , | | -, | | | |
| | 692,898 | 694,515 | 707,830 | 725,689 | 548,895 | 523,772 | 25,123 | 696,090 | | | |
| EXPENDITURES | | | | | | | | | | | |
| Accounting - Contract | 11,474 | 12,500 | 12,500 | 12,500 | 9,489 | 9,375 | (114) | 13,900 | | | |
| Accounting - Special Projects | 566 | 1,200 | 1,200 | 2,500 | 1,966 | 1,100 | (866) | 2,800 | | | |
| Facilities Management - Contract | 41,558 | 51,700 | 51,700 | 51,700 | 37,385 | 39,254 | 1,869 | 58,300 | 45/65 of YMCA contract | | |
| Facilities Management - Spec Projects | - | 15,000 | 15,000 3,000 | 5,000 | - | 11,250 2,250 | 11,250 287 | 15,000 5,600 | reserve study | | |
| Billing Service - Late Charges & Collections Billing Service - Base Rate | 2,530 26,286 | 3,000 27,700 | 3,000 27,700 | 3,000 27,700 | 1,963 19,702 | 2,250 20,775 | 1,073 | 5,600 29,100 | AmCoBi | | |
| Community Activities / Christmas Lights | 21,826 | 24,400 | 24,400 | 40,000 | 35,347 | 8,755 | (26,592) | 29,100 | AIICOBI | | |
| Insurance | 28,773 | 33,100 | 33,100 | 33,187 | 33,187 | 33,100 | (20,392) (87) | 38,200 | Property and allocated liability | | |
| Legal - Contract | 12,494 | 12,800 | 12,800 | 12,800 | 9,628 | 9,600 | (28) | 12,800 | | | |
| Legal - Special Projects | 9,984 | 2,400 | 2,400 | 15,000 | 13,235 | 1,800 | (11,435) | 12,000 | | | |
| Legal - Collections | 16,902 | 27,700 | 27,700 | 2,000 | 737 | 20,775 | 20,038 | | Based on switching law firms and less collection activity | | |
| Bank Charges | 2,265 | 2,400 | 2,400 | 2,400 | 1,705 | 1,800 | 95 | 2,500 | | | |
| Proposed Facility & Project Planning | 1,002 | - | - | - | - | - | - | - | | | |
| Park - Project Costs | 88,081 | 1,515,000 | 2,154,230 | 2,154,230 | 1,012,233 | 1,262,500 | 250,267 | - | Anticipated completion in 2022 - Look at K and look to extend into '23 | | |
| Sport Field Improvements | | | 450,000 | 450,000 | 325,378 | - | (325,378) | 50,000 | For ground work/grading anticipated for 2023 | | |
| Sport Field Program Expenses | | | | | | | | | | | |
| Irrigation Repairs & Improvements | 39,984 | 43,300 | 43,300 | 47,000 | 45,232 | 43,184 | (2,048) | | Avg. of 2 yrs = \$41.2k, maintain current budget amount. Per Cox 08/22 | | |
| Landscape Maintenance Contract - WMD | 146,537 | 165,300 | 165,300 | 165,300 | 122,119 | 123,975 | 1,856 | | Includes reg event snow removal. | | |
| Landscape Improvements - WMD | 259,354 | 100,000 | 100,000 | 100,000 | 45,964 | 84,000 | 38,037 | 100,000 | | | |
| Snow Removal | 5,576 | 17,600 | 17,600 | 17,600 | 380 | 10,560 | 10,180 | | For material snow event outside scope of contract - Per Cox 08/22 | | |
| Clubhouse Repairs and Maintenance Parking Lot Maintenance | 125,219 | 60,000 6,500 | 82,500 6,500 | 100,000 | 95,876 | 41,857 6,500 | (54,020) 6,500 | 117,203 6,500 | Kitchenette update included | | |
| Grounds Maintenance | - 59,816 | 86,000 | 86,000 | 96,000 | - 47,341 | 64,500 | 17,159 | 86,000 | per Kevin Cox 08/22 | | |
| Chemicals & Supplies | 13,527 | 12,000 | 12,000 | 7,500 | 3,990 | 12,000 | 8,010 | 13,000 | per Revin Cox 08/22 | | |
| Contract / Lifeguards | 141,900 | 145,200 | 145,200 | 145,200 | 106,875 | 109,575 | 2,700 | 159,338 | | | |
| Equipment Repairs & Replacement | 30,460 | 36,600 | 36,600 | 24,000 | 20,357 | 27,450 | 7,093 | 36,600 | | | |
| Gas and Electric | 27,657 | 27,300 | 27,300 | 27,300 | 22,982 | 23,291 | 310 | 28,100 | | | |
| Telephone/ WiFi / Cable | 276 | 3,400 | 3,400 | - | - | 2,550 | 2,550 | - | | | |
| Water and Sewer | 151,012 | 193,000 | 209,500 | 250,000 | 167,742 | 179,490 | 11,748 | 250,000 | Anticipate need to add'l irrigation due to drier conditions | | |
| Trash Removal - Clubhouse/Non-Res | - | - | - | - | - | - | - | - | included in Clubhouse R&M | | |
| WPRA Fee | 442,260 | 473,218 | 473,218 | 468,132 | 348,926 | 354,914 | 5,988 | | Rate to match to YMCA Increase \$33.75 + \$5 Per Month Per Unit | | |
| Community Park Maintenance | 14,595 | 8,900 | 8,900 | 20,000 | 17,749 | 6,675 | (11,074) | 8,900 | | | |
| WPRA Support | - | 370,600 | 275,600 | 275,600 | 213,751 | 358,355 | 144,604 | 166,500 | Landscaping, snow removal, irrig +\$120K WPRA Add'l Funding | | |
| Contingency | - | 25,000 | 100,000 | 25,000 | - | - | - | 155,000 | Unforseen Needs | | |
| TOTAL EXPENDITURES | 1,721,915 | 3,502,818 | 4,611,048 | 4,580,650 | 2,761,238 | 2,871,209 | 109,972 | 2,137,386 | | | |
| Excess Revenue Over Expenditures | (1,029,018) | (2,808,303) | (3,903,218) | (3,854,961) | (2,212,343) | (2,347,437) | 135,095 | (1,441,296) | | | |
| Park Fund Continued on Next Page | | | | | | | | | | | |

Park Fund Continued on Next Page

Wheatlands Metropolitan District Statement of Revenues, Expenditures, &

- - -

| Changes In Fund Balance | Print Date: 1/22/2023 | | | | | | | | | |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------|---------------------------------------|---------------------------------------------------|-------------------------------------------------------------|---------------------------------------|----------------------------------------------|------------------------------------|---------------------------|----------------------------------------------------------------|--|
| For the Period Indicated | 2021 Audited Actual | 2022 Adopted Budget | 2022 Amended Budget | 2022 Forecast | YTD Thru 09/30/22 Actual | YTD Thru 09/30/22 Budget | Variance Positive (Negative) | 2023 Adopted Budget | Budget Notes/Assumptions | |
| PARK FUND - CONTINUED | | | | | | | | | | |
| OTHER SOURCES / (USES) Transfers (To)/From other Funds Loan issuance Proceeds from Sale of Land | 1,030,713 - - | 2,808,303 - - | 3,903,218 - - | 3,854,961 - - | 2,212,343 - - | 2,347,437 - - | (135,095) - - | 1,441,296 - - | Transfer from General Fund. | |
| Total Other Sources / (Uses) | 1,030,713 | 2,808,303 | 3,903,218 | 3,854,961 | 2,212,343 | 2,347,437 | (135,095) | 1,441,296 | | |
| CHANGE IN FUND BALANCE | 1,696 | - | - | - | - | - | - | - | | |
| BEGINNING FUND BALANCE | 98,304 | 100,000 | 100,000 | 100,000 | 100,000 | 100,000 | - | 100,000 | | |
| ENDING FUND BALANCE | 100,000 | 100,000 | 100,000 | 100,000 | 100,000 | 100,000 | - | 100,000 | | |
| COMPONENTS OF FUND BALANCE Nonspendable Restricted - TABOR emergency reserve Restricted - Replacement reserve Restricted - Loan reserve & Surplus Assigned for Parks TOTAL ENDING FUND BALANCE | = 36,855 20,900 - 42,245 100,000 | = 20,835 - 79,165 100,000 | = 21,235 - - 78,765 100,000 | = 38,200 21,771 - - 40,029 100,000 | = 21,771 - 78,229 100,000 | = 20,835 - 79,165 100,000 | = 935 - (935) (0) | , | Prepaid Insurance 3% of Revenues Restricted for Emergencies | |
| | = | = | = | = | = | = | = | = | · | |

EXHIBIT C 2022 Audit

Financial Statements

December 31, 2022

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Certified Public Accountants

INDEPENDENT AUDITOR'S REPORT

Board of Directors Wheatlands Metropolitan District Arapahoe County, Colorado

Report on the Audit of the Financial Statements

Opinions

We have audited the accompanying financial statements of the governmental activities and each major fund of the Wheatlands Metropolitan District, as of and for the year ended December 31, 2022, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District as of December 31, 2022, and the respective changes in financial position and the respective budgetary comparisons for the General Fund, the Special Revenue – Aurora Regional Improvements (ARI) Fund, the Special Revenue – Operations Fund and the Special Revenue – Park 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. 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 District 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 District'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 generally accepted 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 generally accepted 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 District'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 District'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 on pages 4-8 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 District's basic financial statements. The Supplementary Information, as listed in the table of contents, is presented for purposes of additional analysis and is 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, as listed in the table of contents, 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.

Daysio & Associates, P.C.

March 8, 2023

MANAGEMENT'S DISCUSSION AND ANALYSIS

Wheatlands Metropolitan District Management's Discussion and Analysis December 31, 2022

As management of Wheatlands Metropolitan District ("District"), we offer readers of the District's financial statements this narrative overview and analysis of the financial activities of the District for the fiscal year ended December 31, 2022.

Overview of the Financial Statements

This discussion and analysis is intended to serve as an introduction to the District's basic financial statements. The District's basic financial statements are comprised of three components: 1) government-wide financial statements; 2) fund financial statements; and 3) notes to the financial statements.

Government-wide financial statements: The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business. Current year to prior year comparisons are presented below to help users evaluate the results of the District over the past two years.

The Statement of Net Position presents information on all of the District's assets, deferred outflows, liabilities, and deferred inflows, with the difference between them 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 District is improving or deteriorating.

The Statement of Activities presents information showing how the government's net position changed during the most recent fiscal 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 flows in future fiscal periods.

The government-wide financial statements can be found on pages 9 and 10 of this report.

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 District, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The District utilizes five governmental funds: the General Fund, Debt Service Fund, Special Revenue – Aurora Regional Improvement ("ARI") Fund, Special Revenue – Operations Fund and, Special Revenue – Park Fund.

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 fiscal 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 government's near-term financing decisions. The governmental funds provide a reconciliation to facilitate this comparison between governmental funds and governmental activities on pages 13 and 16 of this report.

The District adopts an annual appropriated budget for each of its governmental funds. A budgetary comparison statement for all funds except the Debt Service Fund has been provided on pages 17 through 20 to demonstrate compliance with this budget. The budgetary comparison for the Debt Service Fund is provided as part of the Supplementary Information on page 40.

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 starting on page 21 of this report.

Government-wide Financial Analysis: The following table shows a condensed statement of net position as of December 31, 2022 and December 31, 2021 derived from the government-wide financial statements.

Wheatlands Metropolitan District Net Position

| | Governmental Activities | | | |
|------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------|---------------------------------------|--|--|
| | 2022 | 2021 | | |
| Assets: | | | | |
| Current assets | \$ 6,111,065 | \$ 7,298,141 | | |
| Capital and other assets | 6,685,490 | 4,524,024 | | |
| Total Assets | 12,796,555 11,822,1 | | | |
| Liabilities and Deferred Inflows: Current liabilities and deferred inflows Long-term and other liabilities Total Liabilities and Deferred Inflows | 3,558,501 22,969,983 26,528,484 | 3,293,240 23,418,510 26,711,750 | | |
| Total Liabilities and Deferred innows | 20,328,484 | 20,711,730 | | |
| Net Position: | | | | |
| Net Investment in capital assets | 6,519,882 | 4,351,190 | | |
| Restricted | 404,604 | 411,748 | | |
| Unrestricted | (20,656,415) | (19,652,523) | | |
| Total Net Position | \$ (13,731,929) | \$ (14,889,585) | | |
| | | | | |

At the end of the current fiscal year, the District has a negative unrestricted net position which results from the District conveying the majority of its infrastructure to the City of Aurora but having the liability for the debt issued to construct the infrastructure.

The changes in net position for the years ended December 31, 2022 and December 31, 2021 are summarized in the following table:

Wheatlands Metropolitan District Change in Net Position

| | Government | Governmental Activities | | | |
|---------------------------------------------|-------------------------|-------------------------|--|--|--|
| | <u>2022</u> <u>2021</u> | | | | |
| Revenues: | | | | | |
| Charges for services | \$ | \$ 965,107 | | | |
| Operating Grants & Contributions | 15,967 | - | | | |
| Property taxes | 3,290,429 | 3,131,754 | | | |
| Interest and other income | 72,614 | 6,153 | | | |
| Total Revenues | 4,358,438 | 4,103,014 | | | |
| Expenses: | | | | | |
| General government | 225,979 | 170,048 | | | |
| Operations | 257,940 | 250,680 | | | |
| Park & Recreation | 1,392,028 | 1,368,865 | | | |
| Aurora Capital Improvements | 52 <i>,</i> 477 | 49,676 | | | |
| Interest & depreciation expense | 1,272,358 | 1,237,414 | | | |
| Total Expenses | 3,200,782 | 3,076,683 | | | |
| Change in Net Position | 1,157,656 | 1,026,331 | | | |
| Net Position- Beginning | (14,889,585) | (15,915,916) | | | |
| Net Position- Ending | \$ (13,731,929) | \$ (14,889,585) | | | |

The primary contributing factors for the increase in net position for 2022 are capital additions being less than depreciation expense and repayments of long-term debt.

Financial Analysis of the District's Funds

As mentioned earlier, the District uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

Governmental funds: The focus of the District's governmental funds is to provide information on near-term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the District's financing requirements. In particular, the unrestricted fund balance may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year. General Fund revenues were \$1,899,491 in 2022 and \$1,758,857 in 2021. This increase is primarily related to increases in both property taxes and interest earnings. General Fund expenditures were \$225,979 in 2022 and \$170,048 in 2021. The increase results from increases in professional service fees, insurance, and costs for tax collection fees which correlate with the increased tax revenue.

Aurora Regional Improvement ("ARI") Fund revenues were \$52,477 in 2022 and \$49,676 in 2021. This increase is because of increased tax revenue due to a higher assessed valuation. ARI Fund expenditures were \$52,477 in 2022 and \$49,676 in 2021. The increase is a result of the increase in tax revenue. The South Aurora Regional Improvement Authority ("Authority") requires ARI property tax revenue be passed through to the Authority. Further explanation of the Authority is found on pages 36 of this report.

Operations Fund revenues were \$270,156 in 2022 and \$272,203 in 2021. This decrease is negligible.

Park Fund revenues were \$725,239 in 2022 and \$692,904 in 2021. The increase is primarily attributable to increased clubhouse rental revenues. See the note to the financial statements entitled Operations and Working Capital Fees on page 25 of this report. Park Fund expenditures were \$3,851,160 in 2022 and \$1,721,921 in 2021. Expenditures increased in 2022 primarily due to an increase in expenditures for capital improvements for phase 2 of the community park.

Debt Service Fund revenues were \$1,411,075 in 2022 and \$1,329,374 in 2021. This increase results from an increase in assessed valuation resulting in increased tax collections. Debt Service Fund expenditures were \$1,424,669 in 2022 and \$1,394,213 in 2021. The increase results from a higher principal payment on the Series 2015 bonds.

As of the end of 2022, the District's governmental funds reported an ending fund balance of \$2,631,862, a decrease of \$1,453,787 from the prior year. The decrease is attributable to the spending for capital outlays related to the construction of phase 2 of the community park.

Budget variances: The General Fund ending fund balance finished the year \$882,332 ahead of the amended budget because the transfer to the Park Fund for construction of phase 2 of the park was less than budget. A budget to actual statement for the General Fund can be found on page 17 of this report.

The ARI Fund ending fund balance finished the year substantially equal to budget. See the audit note related to South Aurora Regional Improvement Authority Establishment Agreement on page 36. A budget to actual statement for the ARI Fund can be found on page 18 of this report.

The Operations Fund ending fund balance finished the year \$57,145 ahead of budget because the actual beginning fund balance was greater than originally budgeted and the District had savings in operating expenditures compared to budget. A budget to actual statement for the Operations Fund can be found on page 19 of this report. The Park Fund ending fund balance finished the year equal to the amended budget at \$100,000. The net decrease in the change in fund balance less than budgeted is offset by the net decrease in transfers from the general fund to offset the change. A budget to actual statement for the Park Fund can be found on page 20 of this report.

The Debt Service Fund ending fund balance finished the year \$24,759 ahead of budget due to increased specific ownership taxes and interest income as well as the budgeted contingency not being spent. A budget to actual statement for the Debt Fund can be found as part of the supplementary information on page 40 of this report.

Capital assets: The District's total net capital assets increased by \$2,168,692 because costs for phase 2 of the community park and other upgrades exceeded annual depreciation. Additional information as well as a detailed classification of the District's net capital assets can be found in the Notes to the Financial Statements on page 32 of this report.

Long-term debt: The overall debt of the District was reduced by \$448,527 in 2022. The decrease is attributable to a \$435,000 principal payment made on the Series 2015 Bonds and the annual amortization of the original issue premium for the Series 2015 bonds. Further detail of long-term debt can be found on pages 32 - 34 of this report.

Request for Information: This financial report is designed to provide a general overview of the District's finances for all those with an interest in the government's finances. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the Wheatlands Metropolitan District, c/o Marchetti & Weaver, LLC, 245 Century Circle, Suite 103, Louisville, CO 80027, (720) 210-9136.

BASIC FINANCIAL STATEMENTS

STATEMENT OF NET POSITION December 31, 2022

| | Governmental Activities | |
|-------------------------------------------------|----------------------------|--|
| Assets | | |
| Cash and Investments - Unrestricted | \$ 2,474,784 | |
| Investments - Restricted | 391,043 | |
| Accounts Receivable | 64,284 | |
| Receivable from County Treasurer | 14,430 | |
| Prepaid Expenses | 8,362 | |
| Prepaid Bond Insurance | 165,608 | |
| Property Taxes Receivable | 3,158,162 | |
| Capital Assets Not Being Depreciated | 638,275 | |
| Capital Assets, Net of Accumulated Depreciation | 5,881,607 | |
| Total Assets | 12,796,555 | |
| Liabilities | | |
| Accounts Payable | 210,162 | |
| Prepaid Assessments | 30,254 | |
| Accrued Interest Payable | 79,298 | |
| Retainage Payable | 80,625 | |
| Noncurrent Liabilities | | |
| Due Within One Year | 450,000 | |
| Due In More Than One Year | 22,519,983 | |
| Total Liabilities | 23,370,322 | |
| Deferred Inflows of Resources | | |
| Unavailable Revenue - Property Taxes | 3,158,162 | |
| Net Position | | |
| Net Investment in Capital Assets | 6,519,882 | |
| Restricted | | |
| Tabor Emergencies | 86,800 | |
| Debt Service | 317,804 | |
| Unrestricted | (20,656,415) | |
| Total Net Position | \$ (13,731,929) | |

| | | | | Pr | ogran | Program Revenues | s | | Ne | Net (Expense) |
|------------------------------------|---|--------------------------|--------|--------------------------|-----------|-------------------------|-----------------------|-----------|------|------------------------|
| | | | | Charges | Op Gra | Operating Grants and | Capital Grants and | al and | an | Revenue and Changes |
| Function/Program Activities | | Expenses | for | for Services | Cont | Contributions | Contributions | Itions | in N | in Net Position |
| Governmental Activities | | | | | | | | | | |
| General Government | ጭ | 225,979 | Ś | ı | ዯ | ı | Ŷ | ı | ዯ | (225,979) |
| Operations | | 257,940 | | 270,156 | | I | | ı | | 12,216 |
| Parks and Recreation | | 1,392,028 | | 709,272 | | 15,967 | | I | | (666,789) |
| Aurora Regional Improvements | | 52,477 | | ı | | ı | | I | | (52,477) |
| Unallocated Depreciation | | 290,440 | | I | | · | | ı | | (290,440) |
| Interest on Long-term Debt | | | | | | | | | | |
| and Related Costs | | 981,918 | | I | | 1 | | ı | | (981,918) |
| Total | Ŷ | 3,200,782 | Ŷ | 979,428 | Ŷ | 15,967 | Ş | ı | | (2,205,387) |
| | | General Revenues | sənuə | | | | | | | |
| | | Property Taxes | Taxe | (0 | | | | | | 3,095,034 |
| | | Specific C | wnei | Specific Ownership Taxes | | | | | | 195,395 |
| | | Net Inves | tmen | Net Investment Income | | | | | | 72,308 |
| | | Miscellaneous | eous | | | | | | | 306 |
| | | Total General Revenues | l Rev | enues | | | | | | 3,363,043 |
| | | Change in Net Position | et Pos | ition | | | | | | 1,157,656 |
| | | Net Position - Beginning | - Beg | inning | | | | | | (14,889,585) |
| | | Net Position - Ending | - End | ing | | | | | Ş | (13,731,929) |

The notes to the financial statements are an integral part of this statement.

I

STATEMENT OF ACTIVITIES For the Year Ended December 31, 2022

WHEATLANDS METROPOLITAN DISTRICT

10

BALANCE SHEET GOVERNMENTAL FUNDS December 31, 2022

| | Special General Revenue Fund ARI Fund | | Special Revenue Operations Fund | | |
|----------------------------------------|---------------------------------------------|-----------|---------------------------------------|----|---------|
| Assets | | | | | |
| Cash and Investments - Unrestricted | \$ | 1,983,711 | \$ - | \$ | 341,919 |
| Investments - Restricted | | - | 164 | | - |
| Accounts Receivable | | - | - | | 19,780 |
| Receivable from County Treasurer | | 8,207 | - | | - |
| Prepaid Expenditures | | 450 | - | | - |
| Property Taxes Receivable | | 1,830,006 | 52,621 | | - |
| Total Assets | \$ | 3,822,374 | \$ 52,785 | \$ | 361,699 |
| Liabilities | | | | | |
| Accounts Payable | \$ | 209,998 | \$ 164 | \$ | - |
| Prepaid Assessments | | - | - | | 9,309 |
| Retainage Payable | | - | - | | - |
| Total Liabilities | | 209,998 | 164 | | 9,309 |
| Deferred Inflows of Resources | | | | | |
| Unavailable Revenue - Property Taxes | | 1,830,006 | 52,621 | | - |
| Fund Balances | | | | | |
| Nonspendable | | | | | |
| Prepaid Expenditures | | 450 | - | | - |
| Restricted | | | | | |
| TABOR Emergencies | | 57,000 | - | | 8,100 |
| Debt Service | | - | - | | - |
| Assigned | | | | | |
| Capital Replacement Reserve | | 930,000 | - | | - |
| Operations | | - | - | | 344,290 |
| Parks | | - | - | | - |
| Unassigned | | 794,920 | - | | - |
| Total Fund Balances | | 1,782,370 | - | | 352,390 |
| Total Liabilities, Deferred Inflows of | | | | | |
| Resources and Fund Balances | \$ | 3,822,374 | \$ 52,785 | \$ | 361,699 |

| Special Revenue Park Fund | | Debt Service Fund | Total Governmental Funds | | |
|-------------------------------------|----|-------------------------|--------------------------------|-----------|--|
| \$ 149,154 | \$ | - | \$ | 2,474,784 | |
| - | • | 390,879 | • | 391,043 | |
| 44,504 | | - | | 64,284 | |
| - | | 6,223 | | 14,430 | |
| 7,912 | | - | | 8,362 | |
| - | | 1,275,535 | | 3,158,162 | |
| \$ 201,570 | \$ | 1,672,637 | \$ | 6,111,065 | |
| | | | | | |
| \$ - | \$ | - | \$ | 210,162 | |
| 20,945 | | - | | 30,254 | |
| 80,625 | | - | | 80,625 | |
| 101,570 | | - | | 321,041 | |
| _ | | 1,275,535 | | 3,158,162 | |
| | | | | | |
| 7,912 | | - | | 8,362 | |
| 21,700 | | - | | 86,800 | |
| | | 397,102 | | 397,102 | |
| - | | - | | 930,000 | |
| - | | - | | 344,290 | |
| 70,388 | | - | | 70,388 | |
| - | | - | | 794,920 | |
| 100,000 | | 397,102 | | 2,631,862 | |
| | | | | | |
| \$ 201,570 | \$ | 1,672,637 | \$ | 6,111,065 | |

RECONCILIATION OF THE GOVERNMENTAL FUNDS BALANCE SHEET TO THE STATEMENT OF NET POSITION December 31, 2022

| Total Fund Balances - Governmental Funds | | \$ 2,631,862 |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------|--------------------|
| Total net position reported for governmental activities in the statemen of net position is different because: | it | |
| Capital assets used in governmental activities are not financial resources and, therefore, are not reported in the funds. Those assets consist of: Capital Assets Not Being Depreciated Capital Assets, Net | \$ 638,275 5,881,607 | 6,519,882 |
| Net prepaid bond insurance costs are not financial resources and, therefore, are not reported in the funds | | 165,608 |
| Long-term liabilities applicable to the District's governmental activities are not due and payable in the current period and accordingly are not reported as fund liabilities. Interest on long-term debt is not accrued in governmental funds, but rather is recognized as an expenditure when due. All liabilities - both current and long-term - are reported in the statement of net position. | | |
| Balances at year end are: Bonds Payable Bond Premium Accrued Interest Payable | (22,660,000) (309,983) (79,298) | (23,049,281) |
| Net Position - Governmental Activities | | \$ (13,731,929) |

STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES GOVERNMENTAL FUNDS For the Year Ended December 31, 2022

| | General Fund | Rev | ecial venue I Fund | R | Special evenue ations Fund |
|-----------------------------------------------------------------------------|-----------------|-----|--------------------------|----|----------------------------------|
| Revenues | | | | | |
| Property Taxes | \$ 1,730,405 | \$ | 52,477 | \$ | - |
| Specific Ownership Taxes | 111,128 | | - | | - |
| Operations and Park Fees | - | | - | | 253,180 |
| Late Charges and Collection Fees | - | | - | | 5,685 |
| Working Capital Fees | - | | - | | 2,950 |
| Clubhouse Rental Fees | - | | - | | - |
| Legal - Collections | - | | - | | 4,416 |
| Violations / Fines | - | | - | | 3,925 |
| Grant Income | - | | - | | - |
| Net Investment Income | 57,652 | | - | | - |
| Other | 306 | | - | | - |
| Total Revenues | 1,899,491 | | 52,477 | | 270,156 |
| Expenditures | | | | | |
| General Government | | | | | |
| Accounting and Audit | 86,705 | | - | | 5,100 |
| Legal | 64,739 | | - | | 21,354 |
| Insurance and Bonds | 5,659 | | - | | - |
| Bank Fees | 27 | | - | | 1,204 |
| County Treasurer's Fees | 25,963 | | 788 | | - |
| Directors' Fees | 7,105 | | - | | - |
| Election | 33,793 | | - | | - |
| Website | 616 | | - | | - |
| Operations and Maintenance | - | | - | | 79,165 |
| Utilities | - | | - | | 151,117 |
| Miscellaneous | 1,372 | | - | | - |
| Contribution to South Aurora Regional | | | | | |
| Improvement Authority | - | | 51,689 | | - |
| WPRA Fees | - | | - | | - |
| Debt Service | | | | | |
| Principal | - | | - | | - |
| Interest | - | | - | | - |
| Paying Agent / Trustee Fees | - | | - | | - |
| Capital Outlay | - | | - | | - |
| Total Expenditures | 225,979 | | 52,477 | | 257,940 |
| Excess Revenues Over (Under) Expenditures Other Financing Sources (Uses) | 1,673,512 | | - | | 12,216 |
| Transfers In (Out) | (3,125,921) | | - | | - |
| Net Change in Fund Balances | (1,452,409) | | - | | 12,216 |
| Fund Balances - Beginning | 3,234,779 | | - | | 340,174 |
| Fund Balances - Ending | \$ 1,782,370 | \$ | - | \$ | 352,390 |

| $\begin{array}{cccccccccccccccccccccccccccccccccccc$ | |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------|
| $\begin{array}{cccccccccccccccccccccccccccccccccccc$ | 034 |
| $\begin{array}{cccccccccccccccccccccccccccccccccccc$ | |
| $\begin{array}{cccccccccccccccccccccccccccccccccccc$ | |
| $\begin{array}{cccccccccccccccccccccccccccccccccccc$ | |
| $\begin{array}{cccccccccccccccccccccccccccccccccccc$ | 850 |
| $\begin{array}{cccccccccccccccccccccccccccccccccccc$ | 755 |
| $\begin{array}{cccccccccccccccccccccccccccccccccccc$ | |
| $\begin{array}{cccccccccccccccccccccccccccccccccccc$ | 925 |
| $\begin{array}{c ccccc} - & 14,656 & 72, \\ \hline 8,514 & - & 8, \\ \hline 725,239 & 1,411,075 & 4,358, \\ \hline \\ 15,403 & - & 107, \\ 33,673 & - & 119, \\ 33,187 & - & 38, \\ \end{array}$ | 453 |
| 8,514 - 8, 725,239 1,411,075 4,358, 15,403 - 107, 33,673 - 119, 33,187 - 38, | 308 |
| 725,239 1,411,075 4,358, 15,403 - 107, 33,673 - 119, 33,187 - 38, | 820 |
| 33,673 - 119, 33,187 - 38, | |
| 33,673 - 119, 33,187 - 38, | |
| 33,187 - 38, | 208 |
| | 766 |
| 1,963 - 3. | 846 |
| , , , , , , , , , , , , , , , , , , , , | 194 |
| - 19,688 46, | 439 |
| | 105 |
| | 793 |
| | 616 |
| 955,428 - 1,034, | |
| 207,363 - 358, | |
| 1, | 372 |
| 51, | 689 |
| 468,106 - 468, | 106 |
| - 435,000 435, | 000 |
| - 968,981 968, | 981 |
| | 000 |
| 2,136,037 - 2,136, | |
| 3,851,160 1,424,669 5,812, | 225 |
| (3,125,921) (13,594) (1,453, | 787) |
| 3,125,921 - | |
| - (13,594) (1,453, | - |
| 100,000 410,696 4,085, | - 787) |
| \$ 100,000 \$ 397,102 \$ 2,631, | |

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, 2022

| Net Change in Fund Balances - Governmental Funds | | \$ (1,453,787) |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------|----------------|
| Amounts reported for governmental activities in the statement of activities are different because: | | |
| 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. Capital Outlay Depreciation expense | \$ 2,459,132 (290,440) | 2,168,692 |
| The issuance of long-term debt (e.g., bonds, leases) provides current financial resources to governmental funds, while the repayment of the principal of long-term debt consumes the current financial resources of governmental funds. Neither transaction, however, has any effect on net position. Also, governmental funds report the effect of premiums, discounts, and similar items when debt is first issued, whereas these amounts are deferred and amortized in the statement of activities. Principal Paid on Long Term Debt | | 435,000 |
| 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: Change in accrued interest on bonds and loan payable Amortization of bond premium Amortization of bond insurance costs | 1,450 13,527 (7,226) | 7,751 |
| Change in Net Position - Governmental Activities | | \$ 1,157,656 |

GENERAL FUND STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE -BUDGET AND ACTUAL For the Year Ended December 31, 2022 (With Comparative Actual Totals for the Year Ended December 31, 2021)

| _ | Original Budget | Final Budget | Actual Amounts | Variance with Final Budget - Positive (Negative) | 2021 Actual |
|---------------------------------------------------|--------------------------|--------------------------|--------------------------|-----------------------------------------------------------|------------------|
| Revenues | ć 1 700 405 | ć 1 700 40F | ć 1 700 40F | <u>_</u> | ć 1 COO 710 |
| Property Taxes | \$ 1,730,405 121,128 | \$ 1,730,405 121,128 | \$ 1,730,405 111,128 | \$ - (10,000) | \$ 1,638,713 |
| Specific Ownership Taxes Net Investment Income | 3,000 | 3,000 | 57,652 | (10,000) 54,652 | 114,887 2,156 |
| Other | - 3,000 | - 5,000 | 306 | 306 | 3,101 |
| Total Revenues | 1,854,533 | 1,854,533 | 1,899,491 | 44,958 | 1,758,857 |
| Expenditures | | | | | |
| General Government | | | | | |
| Accounting | 72,800 | 72,800 | 81,705 | (8,905) | 64,772 |
| Audit | 5,800 | 5 <i>,</i> 800 | 5,000 | 800 | 5,000 |
| Legal | 72,900 | 72,900 | 64,739 | 8,161 | 62,595 |
| Insurance and bonds | 4,100 | 4,100 | 5,659 | (1,559) | 3,836 |
| County Treasurer's Fees | 25 <i>,</i> 956 | 25 <i>,</i> 956 | 25,963 | (7) | 24,594 |
| Directors' fees | 12,000 | 12,000 | 7,105 | 4,895 | 6,577 |
| Bank Fees | - | - | 27 | (27) | - |
| Website | 1,000 | 1,000 | 616 | 384 | 540 |
| Election | 2,500 | 35,000 | 33,793 | 1,207 | 109 |
| Miscellaneous | 6,500 | 6,500 | 1,372 | 5,128 | 2,025 |
| Contingency | 30,000 | 50,000 | - | 50,000 | |
| Total Expenditures | 233,556 | 286,056 | 225,979 | 60,077 | 170,048 |
| Excess Revenues Over (Under) Expenditures | 1,620,977 | 1,568,477 | 1,673,512 | 105,035 | 1,588,809 |
| Other Financing (Uses) | | | | | |
| Transfers Out | (2,808,303) | (3,903,218) | (3,125,921) | 777,297 | (1,030,713) |
| Net Change in Fund Balance | (1,187,326) | (2,334,741) | (1,452,409) | 882,332 | 558,096 |
| Fund Balance - Beginning | 3,117,721 | 3,234,779 | 3,234,779 | | 2,676,683 |
| Fund Balance - Ending | \$ 1,930,395 | \$ 900,038 | \$ 1,782,370 | \$ 882,332 | \$ 3,234,779 |

SPECIAL REVENUE - AURORA REGIONAL IMPROVEMENTS (ARI) FUND STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE -BUDGET AND ACTUAL For the Year Ended December 31, 2022 (With Comparative Actual Totals for the Year Ended December 31, 2021)

Variance with Final Budget -Original and Final Positive 2021 Actual Budget Amounts (Negative) Actual **Revenues** Ś \$ 52,477 Ś 52,477 Ś 49,676 **Property Taxes** (2,500)Other 2,500 52,477 (2,500)49,676 **Total Revenues** 54,977 **Expenditures General Government** 788 788 746 **County Treasurer's Fees** 2,500 Contingency 2,500

51,689

54,977

\$

_

\$

51,689

52,477

_

\$

48,930

49,676

2,500

\$

Contribution to South Aurora

Total Expenditures

Net Change in Fund Balance

Fund Balance - Beginning Fund Balance - Ending

Regional Improvement Authority

SPECIAL REVENUE - OPERATIONS FUND STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE -BUDGET AND ACTUAL For the Year Ended December 31, 2022 (With Comparative Actual Totals for the Year Ended December 31, 2021)

| | Original and Final Budget | Actual Amounts | Variance with Final Budget - Positive (Negative) | 2021 Actual | |
|------------------------------|---------------------------------|-------------------|-----------------------------------------------------------|----------------|--|
| Revenues | | | | | |
| Operations Fees | \$ 252,720 | \$ 253,180 | \$ 460 | \$ 252,880 | |
| Late Charges/Collection Fees | 14,000 | 5,685 | (8,315) | 6,770 | |
| Working Capital Fees | 3,000 | 2,950 | (50) | 4,200 | |
| Legal - Collections | 9 <i>,</i> 300 | 4,416 | (4,884) | 4,878 | |
| Design Review | - | - | - | - | |
| Violations / Fines | 1,200 | 3,925 | 2,725 | 3,475 | |
| Total Revenues | 280,220 | 270,156 | (10,064) | 272,203 | |
| Expenditures | | | | | |
| General Government | | | | | |
| Accounting | 4,500 | 5,100 | (600) | 4,002 | |
| Legal | 27,600 | 21,354 | 6,246 | 21,083 | |
| Billing | 26,300 | 12,797 | 13,503 | 12,807 | |
| Facilities Management | 23,000 | 22,146 | 854 | 18,462 | |
| Design Review | - | - | - | - | |
| Covenant Enforcement | 44,500 | 44,222 | 278 | 42,958 | |
| Trash Removal | 165,300 | 151,117 | 14,183 | 150,321 | |
| Bank Charges | 1,200 | 1,204 | (4) | 1,047 | |
| Contingency | 14,700 | | 14,700 | | |
| Total Expenditures | 307,100 | 257,940 | 49,160 | 250,680 | |
| Net Change in Fund Balance | (26,880) | 12,216 | 39,096 | 21,523 | |
| Fund Balance - Beginning | 322,125 | 340,174 | 18,049 | 318,651 | |
| Fund Balance - Ending | \$ 295,245 | \$ 352,390 | \$ 57,145 | \$ 340,174 | |
| | | | | | |

SPECIAL REVENUE - PARK FUND STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE -BUDGET AND ACTUAL For the Year Ended December 31, 2022 (With Comparative Actual Totals for the Year Ended December 31, 2021)

| | Original Budget | Final Budget | Actual Amounts | Variance with Final Budget - Positive (Negative) | 2021 Actual |
|-----------------------------------------|--------------------|-----------------|-------------------|-----------------------------------------------------------|----------------|
| Revenues | | | + | | + |
| Park and Recreation Fees | \$ 649,740 | \$ 649,740 | \$ 649,890 | \$ 150 | \$ 649,959 |
| Late Charges/Collection Fees | 3,000 | 3,000 | 12,790 | 9,790 | 15,234 |
| Working Capital Fees | 6,000 | 6,000 | 5,900 | (100) | 8,400 |
| Clubhouse Rental Fees | 12,000 | 25,315 | 30,755 | 5,440 | 3,303 |
| Legal - Collections | 20,775 | 20,775 | 9,937 | (10,838) | 10,976 |
| Grant Income | - | - | 7,453 | 7,453 | - |
| Other | 3,000 | 3,000 | 8,514 | 5,514 | 5,032 |
| Total Revenues | 694,515 | 707,830 | 725,239 | 17,409 | 692,904 |
| Expenditures | | | | | |
| General Government | | | | | |
| Accounting | 13,700 | 13,700 | 15,403 | (1,703) | 12,040 |
| Legal | 42,900 | 42,900 | 33,673 | 9,227 | 39,381 |
| Insurance and Bonds | 33,100 | 33,100 | 33,187 | (87) | 28,773 |
| Bank Charges | 2,400 | 2,400 | 1,963 | 437 | 2,265 |
| Operations and Maintenance | 121,800 | 121,800 | 105,662 | 16,138 | 93,207 |
| Landscape Maintenance | 782,800 | 687,800 | 532,194 | 155,606 | 511,267 |
| Clubhouse Maintenance | 66,500 | 89,000 | 122,341 | (33,341) | 125,219 |
| Pool Maintenance | 193,800 | 193,800 | 176,130 | 17,670 | 185,888 |
| Park Maintenance | 8,900 | 8,900 | 19,101 | (10,201) | 14,595 |
| Utilities | 223,700 | 240,200 | 207,363 | 32,837 | 178,945 |
| WPRA Fees | 473,218 | 473,218 | 468,106 | 5,112 | 442,260 |
| Contingency | 25,000 | 100,000 | - | 100,000 | - |
| Capital Outlay | 1,515,000 | 2,604,230 | 2,136,037 | 468,193 | 88,081 |
| Total Expenditures | 3,502,818 | 4,611,048 | 3,851,160 | 759,888 | 1,721,921 |
| Excess Revenues Over (Under) | (2 202 202) | (2 002 219) | (2 125 021) | 777 707 | (1 020 017) |
| Expenditures Other Financing Sources | (2,808,303) | (3,903,218) | (3,125,921) | 777,297 | (1,029,017) |
| Transfers In | 2,808,303 | 3,903,218 | 3,125,921 | (777,297) | 1,030,713 |
| Net Change in Fund Balance | | | | | 1,696 |
| - | 100 000 | 100 000 | 100 000 | | |
| Fund Balance - Beginning | 100,000 | 100,000 | 100,000 | - | 98,304 |
| Fund Balance - Ending | \$ 100,000 | \$ 100,000 | \$ 100,000 | \$ - | \$ 100,000 |

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

NOTE 1 – REPORTING ENTITY

Wheatlands Metropolitan District, formerly Wheatlands Metropolitan District No. 2 ("the District"), a quasi-municipal corporation and political subdivision of the State of Colorado was organized by order and decree of the District Court in and for Arapahoe County on December 4, 2001 and is governed pursuant to provisions of the Colorado Special District Act (Title 32, Article 2, Colorado Revised Statutes). The District changed its name from Wheatlands Metropolitan District No. 2 to Wheatlands Metropolitan District pursuant to a court order dated September 6, 2012. The District operates under a Service Plan approved by the City of Aurora ("the City") as amended and restated on August 6, 2004, as further amended by a First Amendment approved by the City on August 24, 2015 ("Amended Service Plan"). The District's service area boundaries are located entirely in the City, in Arapahoe County, Colorado ("County"). The District is one of two related districts: Wheatlands Metropolitan District No. 1 ("District No. 1") and Wheatlands Metropolitan District ("the Districts"). Pursuant to the Service Plan, the District is referred to as the Taxing District and District No. 1 is the Operating District. The Operating District is responsible for management of the construction of all facilities and improvements and for operation and maintenance of all improvements not The Taxing District provides the funding for infrastructure conveyed to the City. improvements and the tax base needed to support ongoing operations. During 2011, District No. 1 turned over operations and maintenance functions to the District and went inactive; consequently, the District now acts as both the "operating" and "financing" District.

The District was established principally for the financing of public improvements, including streets and roadways, safety protection systems, water improvements, sanitary sewer and storm drainage, and park and recreation improvements and facilities.

The District follows the Governmental Accounting Standards Board (GASB) accounting pronouncements, which provide guidance for determining which governmental activities, organizations, and functions should be included within the financial reporting entity. GASB pronouncements set forth the financial accountability of a governmental organization's elected governing body as the basic criterion for including a possible component governmental organization in a primary government's legal entity. Financial accountability includes, but is not limited to, appointment of a voting majority of the organization's governing body, ability to impose its will on the organization, a potential for the organization to provide specific financial benefits or burdens and fiscal dependency.

The District is not financially accountable for any other organization, nor is the District a component unit of any other primary governmental entity.

The District has no employees and all operations and administrative functions are contracted.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The more significant accounting policies of the District are described as follows:

Government-wide and Fund Financial Statements

The government-wide financial statements include the statement of net position and the statement of activities. These financial statements include all of the activities of the District. For the most part, the effect of interfund activity has been removed from these statements. Governmental activities are normally supported by taxes and intergovernmental revenues.

The statement of net position reports all financial and capital resources of the District. The difference between the assets, deferred outflows of resources and liabilities and deferred inflows of resources of the District is reported as net position.

The statement of activities demonstrates the degree to which the direct and indirect 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 properly included among program revenues are reported instead as general revenues.

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

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. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Property taxes are recognized as revenues in the year for which they are levied. Other items are recognized as revenues as soon as all eligibility requirements imposed by the provider have been met. Depreciation is computed and recorded as an operating expense. Expenditures for capital assets are shown as increases in assets and redemption of bonds and notes are recorded as a reduction in liabilities.

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

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

of the current period. For this purpose, the District considers revenues to be available if they are collected within 60 days after year-end. The major sources of revenue susceptible to accrual are property taxes. All other revenue items are considered to be measurable and available only when cash is received by the District. Expenditures are recorded when the related fund liability is incurred, as under accrual accounting. However, debt service expenditures are recorded only when payment is due.

The District reports the following major governmental funds:

The General Fund is the District'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 Revenue – Aurora Regional Improvements (ARI) Fund is used to account for revenues received from the ARI mill levy which is required to be used for payment of the planning, designing, permitting, construction, acquisition and financing of the regional improvements described in the ARI Master Plan.

The Special Revenue — Operations Fund is used to account for operations fee revenues and the costs associated with design review, covenant enforcement and trash services.

The Special Revenue – Park Fund is used to account for park fee revenues and the costs associated with the general operations and maintenance of the District's park and recreation facilities.

The Debt Service Fund accounts for the resources accumulated and payments made for principal and interest on long-term general obligation debt of the governmental funds.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements.

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, including special assessments. Internally dedicated resources are reported as general revenues rather than as program revenues. Likewise, general revenues include all taxes.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

Budgets

In accordance with the State Budget Law, the District's Board of Directors holds a public hearing in the fall each year to approve the budget and appropriate the funds for the ensuing year. The appropriation is at the total fund expenditures level and lapses at year end. The District's Board of Directors can modify the budget by line item within the total appropriation without notification. The appropriation can only be modified upon completion of notification and publication requirements. The budget includes each fund on its basis of accounting unless otherwise indicated.

The District has amended its annual budget for the year ended December 31, 2022.

Pooled Cash and Investments

The District follows the practice of pooling cash and investments of all funds to maximize investment earnings. Except when required by trust or other agreements, all cash is deposited to and disbursed from a single account. Cash in excess of immediate operating requirements is pooled for deposit and investment flexibility. Investment earnings are allocated periodically to the participating funds based upon each fund's average equity balance in the total cash and investments. Investments are carried at fair value.

Property Taxes

Property taxes are levied by the District's Board of Directors. The levy is based on assessed valuations determined by the County Assessor generally as of January 1 of each year. The levy is normally set by December 15 by certification to the County Commissioners to put the tax lien on the individual properties as of January 1 of the following year. The County Treasurer collects the determined taxes during the ensuing calendar year. The taxes are payable by April or if in equal installments, at the taxpayer's election, in February and June. Delinquent taxpayers are notified in August and generally sales of the tax liens on delinquent properties are held in November or December. The County Treasurer remits the taxes collected monthly to the District.

Property taxes, net of estimated uncollectible taxes if any, are recorded initially as deferred inflow of resources in the year they are levied and measurable. The property tax revenues are recorded as revenue in the year they are available or collected.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

Operations and Working Capital Fees

The District charges a monthly operating fee of \$20 to all homeowners for architectural review, covenant enforcement and trash service. The District also charges a monthly park and recreation fee of \$45 to all single family residential and vacant lot owners for the operation and maintenance of the park and recreation functions of the District. The District imposed a reduced park and recreation fee of \$20 per month for apartments ("Apartment Park and Rec Fee"). The District also entered into an agreement with Avalon Southland Inc. in which the District agreed to assess the Apartment Park and Rec Fee for apartments owned by Avalon Southland Inc. in exchange for qualified access to the District's swimming and clubhouse facilities and other landscaping and sign maintenance considerations.

In addition to the monthly operations fees, the District imposes a working capital fee on all transfers of residential units by an end user. The amount of the working capital fee is \$150 when the consideration exceeds \$500. Of the \$150 fee, \$50 is allocated to the Operations Fund and \$100 is allocated to the Park Fund. For consideration of less than \$500, no working capital fee shall be payable.

Capital Assets

Capital assets, which include the park and recreation facilities, are reported in the government-wide financial statements. Capital assets are defined by the District as assets with an initial, individual cost of more than \$5,000. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at estimated fair value at the date of donation.

Capital assets which are anticipated to be conveyed to other governmental entities are recorded as construction in progress and are not included in the calculation of the net investment in capital assets component of the District's net position.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend the life of the asset are not capitalized. Improvements are capitalized and depreciated over the remaining useful lives of the related capital assets, as applicable.

Depreciation expense has been computed using the straight-line method over the following estimated economic useful lives:

| Parks and recreation facilities | 10 - 30 years |
|---------------------------------|---------------|
| Landscaping Improvements | 10 - 25 years |

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

Deferred Outflows/Inflows of Resources

In addition to assets, the statement of financial position/balance sheet will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources, represents a consumption of net assets that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then.

In addition to liabilities, the statement of financial position/balance sheet 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 a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The District has one item that qualifies for reporting in this category. Accordingly, the item, unavailable property tax revenue, is deferred and recognized as an inflow of resources in the period that the amount becomes available.

Long-term Obligations

In the government-wide financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities statement of net position. Bonds payable are reported net of the applicable bond premium. Bond premiums are deferred and amortized over the life of the bonds using the straight-line method and charged to interest expense. Debt issuance costs, except any portion related to prepaid bond insurance costs, are expensed when incurred. Bond insurance costs are prepaid and amortized over the term of the bonds.

In the fund financial statements, governmental fund types recognize debt premiums and discounts, as well as debt 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.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

Net Position and Fund Equity

Net Position

The government-wide financial statements utilize a net position presentation. Net position is categorized as net investment in capital assets, restricted and unrestricted.

Net investment in capital assets consists of capital assets, net of accumulated depreciation and reduced by the outstanding balances of bonds, mortgages, notes or other borrowings that are attributable to the acquisition, construction or improvement of those assets.

Restricted net position is subject to restrictions by creditors, grantors, contributors, or laws or regulations of other governments or imposed by law through constitutional provision or enabling legislation.

The District reports the following restricted net position balances:

Restricted for TABOR Emergencies

Emergency reserves have been provided for as required by Article X, Section 20 of the Constitution of the State of Colorado (see Note 9).

Restricted for Debt Service

Net position is restricted for debt service because their use is limited by applicable bond covenants.

Restricted for ARI Projects

Net position is restricted for projects associated with the ARI Master Plan.

Unrestricted net position represents assets that do not have any third-party limitations on their use.

The District has a deficit in unrestricted net position. This deficit amount was a result of the District being responsible for the repayment of bonds issued for public improvements which were constructed and primarily conveyed to other governmental entities, and which costs were removed from the District's financial records.

For government-wide presentation purposes, when both restricted and unrestricted resources are available for use, it is the District's practice to use restricted resources first, then unrestricted resources as they are needed.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

Fund Balances

Fund balance for governmental funds should be reported in classifications that comprise a hierarchy based on the extent to which the government is bound to honor constraints on the specific purposes for which spending can occur. Governmental funds report up to five classifications of fund balance: nonspendable, restricted, committed, assigned, and unassigned.

Because circumstances differ among governments, not every government or every governmental fund will present all of these components. The following classifications describe the relative strength of the spending constraints:

Nonspendable fund balance – The portion of fund balance that cannot be spent because it is either not in spendable form (such as prepaid amounts or inventory) or legally or contractually required to be maintained intact.

Restricted fund balance – The portion of fund balance that is constrained to being used for a specific purpose by external parties (such as bondholders), constitutional provisions, or enabling legislation.

Committed fund balance – The portion of fund balance that can only be used for specific purposes pursuant to constraints imposed by formal action of the government's highest level of decision-making authority, the Board of Directors. The constraint may be removed or changed only through formal action of the Board of Directors.

Assigned fund balance – The portion of fund balance that is constrained by the government's intent to be used for specific purposes but is neither restricted nor committed. Intent is expressed by the Board of Directors to be used for a specific purpose. Constraints imposed on the use of assigned amounts are more easily removed or modified than those imposed on amounts that are classified as committed.

The following fund balances are assigned:

Capital Replacement Reserve – The District has provided for a replacement reserve in the General Fund for use in subsequent year capital improvement projects.

Operations – assigned for purposes of the Special Revenue – Operations Fund.

Parks – assigned for purposes of the Special Revenue – Parks Fund.

Unassigned fund balance – The residual portion of fund balance that does not meet any of the criteria described above.

If more than one classification of fund balance is available for use when an expenditure is incurred, it is the District's policy to use the most restrictive classification first.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

Use of Estimates

The preparation of financial statements, in conformity with generally accepted accounting principles, requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Actual results could differ from those estimates. An example of such an estimate that has been made by management is depreciation expense.

NOTE 3 – CASH AND INVESTMENTS

Cash and investments as of December 31, 2022 are classified in the accompanying financial statements as follows:

| | Unrestricted | | R | Restricted | | Total | |
|-------------|--------------|-----------|----|------------------|------|-----------|--|
| Deposits | \$ | 283,146 | \$ | - | \$ | 283,146 | |
| Investments | | 2,191,638 | | 391,043 | | 2,582,681 | |
| Total | \$ | 2,474,784 | \$ | 391 <i>,</i> 043 | \$ 2 | 2,865,827 | |

Deposits with Financial Institutions

Custodial credit risk

Custodial risk for deposits is the risk that, in the event of a failure of a depository financial institution, the District will not be able to recover its deposits or will not be able to recover collateral securities that are in possession of an outside party. The Colorado Public Deposit Protection Act (PDPA) governs the investment of public funds. PDPA requires that all units of local government deposit cash in eligible public depositories. State regulators determine eligibility. Amounts on deposit in excess of federal insurance levels (\$250,000) must be collateralized. The eligible collateral is determined by the PDPA. PDPA allows the institution to create a single collateral pool for all public funds. The pool for all the uninsured public deposits as a group is to be maintained by another institution or held in trust. The market value of the collateral must be at least equal to 102% of the aggregate uninsured deposits. The institution's internal records identify the collateral by depositor and as such, these deposits are considered to be uninsured but collateralized. The State Commissioners for banks and financial services are required by statute to monitor the naming of eligible depositories and reporting of the uninsured deposits and assets maintained in the collateral pools.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

At December 31, 2022, the District's cash deposits had a bank balance of \$284,209 and a carrying balance of \$283,146.

Investments

The District has not adopted a formal investment policy; however, the District follows state statutes regarding investments.

The District generally limits its concentration of investments to obligations of the United States, certain U.S. government agency securities and Local Government Investment Pools, which are believed to have minimal credit risk, minimal interest rate risk and no foreign currency risk. Additionally, the District is not subject to concentration risk disclosure requirements or subject to investment custodial credit risk for investments that are in the possession of another party. Colorado revised statutes limit investment maturities to five years or less unless formally approved by the Board of Directors, such actions are generally associated with a debt service reserve or sinking fund requirements.

Colorado statutes specify investment instruments meeting defined rating and risk criteria in which local governments may invest which include:

- Obligations of the United States, certain U.S. government agency securities and securities of the World Bank
- General obligation and revenue bonds of U.S. local government entities
- Certain certificates of participation
- Certain securities lending agreements
- Bankers' acceptances of certain banks
- Commercial paper
- Written repurchase agreements and certain reverse repurchase agreements collateralized by certain authorized securities
- Certain money market funds
- Guaranteed investment contracts
- Local government investment pools

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

As of December 31, 2022, the District had the following investments:

| Investment | Maturity | Amount | | |
|-------------------------------------------|------------------|--------------|--|--|
| | Weighted Average | | | |
| Colorado Surplus Asset Fund Trust (CSAFE) | under 60 days | \$ 2,582,681 | | |

CSAFE

The District invested in the Colorado Surplus Asset Fund Trust (CSAFE) (the Trust), which is an investment vehicle established by state statute for local government entities to pool surplus assets. The State Securities Commissioner administers and enforces all State statutes governing the Trust. The Trust currently offers two portfolios – CSAFE CASH FUND and CSAFE CORE.

CSAFE CASH FUND operations similar to a money market fund, with each share valued at \$1.00. CSAFE may invest in U.S. Treasury securities, repurchase agreements collateralized by U.S. Treasury securities, certain money market funds and highest rated commercial paper, any security allowed under CRS 24-75-601.

CSAFE CORE, a variable Net Asset Value (NAV) Local Government Investment Pool, offers weekly liquidity and is managed to approximate a \$2.00 transactional share price. CSAFE CORE may invest in securities authorized by CRS 24-75-601, including U.S. Treasury securities, repurchase agreements collateralized by U.S. Treasury securities, certain obligations of U.S. government agencies, highest rated commercial paper, and any security allowed under CRS 24-75-601.

A designated custodial bank serves as custodian for CSAFE's portfolio pursuant to a custodian agreement. The custodian acts as safekeeping agent for CSAFE's investment portfolio and provides services as the depository in connection with direct investments and withdrawals. The custodian's internal records segregate investments owned by CSAFE. CSAFE CASH FUND is rated AAAmmf by Fitch Ratings and CSAFE CORE is rated AAAf/S1 by FitchRatings. CSAFE records its investments at amortized cost and the District records its investments in CSAFE using the amortized cost method. There are no unfunded commitments, the redemption frequency is daily and there is no redemption notice period.

Restricted Cash and Investments

At December 31, 2022, cash and investments in the amount of \$391,043 are restricted. This includes cash and investments held by the ARI Fund, if any, and the Debt Service Fund, pursuant to applicable contractual and debt requirements (see Note 5).

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

NOTE 4 – CAPITAL ASSETS

An analysis of the changes in capital assets for the year ended December 31, 2022 follows:

| | Beginning Balance | Additions | Deletions | Ending Balance |
|---------------------------------------------|----------------------|--------------------|----------------|-------------------|
| Capital Assets Not Being Depreciated | | | | |
| Construction in Process | \$ 211,607 | \$ 2,363,915 | \$ (1,937,247) | \$ 638,275 |
| Capital Assets Being Depreciated | | | | |
| Parks and Recreation Facilities | 5,532,214 | 1,993,764 | - | 7,525,978 |
| Landscape Improvements | 277,615 | 38,700 | | 316,315 |
| Subtotal | 5,809,829 | 2,032,464 | _ | 7,842,293 |
| Less Accumulated Depreciation for | | | | |
| Parks and Recreation Facilities | (1,631,633) | (277 <i>,</i> 807) | - | (1,909,440) |
| Landscape Improvements | (38,613) | (12,633) | - | (51,246) |
| Subtotal | (1,670,246) | (290,440) | - | (1,960,686) |
| Total Capital Assets Being Depreciated, Net | 4,139,583 | 1,742,024 | | 5,881,607 |
| Total Capital Assets, Net | \$ 4,351,190 | \$ 4,105,939 | \$ (1,937,247) | \$ 6,519,882 |

NOTE 5 – LONG-TERM OBLIGATIONS

The following is an analysis of the changes in the District's long-term obligations for the year ended December 31, 2022:

| | Beginning Balance | 0 0 | | Ending Deletions Balance | | Due Within One Year | | |
|--------------------------------------------------------------------------|--------------------------|-----|---|-----------------------------|-------------------|--------------------------|----|--------------|
| G.O. Refunding Bonds, Series 2015 Original Issue Premium, Series 2015 | \$ 23,095,000 323,510 | \$ | - | \$ | 435,000 13,527 | \$ 22,660,000 309,983 | \$ | 450,000 - |
| Total | 23,418,510 | \$ | - | \$ | 448,527 | 22,969,983 | \$ | 450,000 |

\$24,635,000 General Obligation Refunding Bonds, Series 2015

On September 10, 2015, the District issued \$24,635,000 General Obligation Refunding Bonds, Series 2015 (the Bonds). The Bonds were issued to refund, on a current basis, all of the District's outstanding General Obligation Bonds (Limited Tax Convertible to Unlimited Tax), Series 2005, the Subordinate General Obligation (Limited Tax Convertible to Unlimited Tax), Series 2008, and pay and cancel the District's Repayment Obligation incurred under a Debt

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

Service Guaranty Agreement amounting to \$2,755,000. Interest payments are due semiannually at rates ranging from 4.00% to 5.00%, beginning on December 1, 2015. The Bonds consist of \$3,435,000 of serial bonds due annually in varying amounts from 2017 through 2025 and term bonds due annually in varying amounts from 2026 through 2045 in the amount of \$21,200,000. The Bonds maturing on December 1, 2030, December 1, 2038, and December 1, 2045 (the "Term Bonds") are subject to mandatory sinking fund redemption at a price equal to the principal amount thereof, plus accrued interest to the redemption date. Repayment of both principal and interest on the Bonds are insured by Build America Mutual Assurance Company. Bonds maturing on or after January 1, 2030 are callable at par in any order of maturity on December 1, 2025. The bonds are rated AA by Standard and Poor's and A3 by Moody's.

The Bonds mature as follows:

| | Principal | Interest | _ | Total |
|-----------|------------------|------------------|----|------------|
| 2023 | \$ 450,000 | \$ 951,581 | \$ | 1,401,581 |
| 2024 | 495,000 | 933,581 | | 1,428,581 |
| 2025 | 515,000 | 913,781 | | 1,428,781 |
| 2026 | 565,000 | 893,181 | | 1,458,181 |
| 2027 | 595,000 | 864,931 | | 1,459,931 |
| 2028-2032 | 3,730,000 | 3,835,555 | | 7,565,555 |
| 2033-2037 | 4,985,000 | 2,948,205 | | 7,933,205 |
| 2038-2042 | 6,530,000 | 1,823,631 | | 8,353,631 |
| 2043-2045 | 4,795,000 | 402,394 | | 5,197,394 |
| | \$ 22,660,000 | \$ 13,566,840 | \$ | 36,226,840 |

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

Authorized Debt

On November 2, 2004, a majority of the qualified electors of the District authorized the issuance of indebtedness in an amount not to exceed \$732,750,000 at an interest rate not to exceed 18% per annum. At December 31, 2022, the District had authorized but unissued indebtedness in the following amounts allocated for the following purposes:

| | Amount Authorized on | A | uthorization Use | d | |
|----------------------------|-------------------------|----------------------|----------------------|---------------------|----------------------------|
| | November 2, 2004 | Series 2005 Bonds | Series 2008 Bonds | Series 2013 Note | Authorized but Unissued |
| Streets | \$ 55,000,000 | \$19,877,670 | \$ 6,980,190 | \$- | \$ 28,142,140 |
| Traffic and safety | 55,000,000 | - | - | - | 55,000,000 |
| Water | 55,000,000 | - | 2,572,847 | - | 52,427,153 |
| Sanitation | 55,000,000 | - | 454,641 | - | 54,545,359 |
| Park and recreation | 55,000,000 | 1,772,330 | 2,237,322 | 1,150,000 | 49,840,348 |
| Fire protection | 55,000,000 | - | - | - | 55,000,000 |
| Transportation | 55,000,000 | - | - | - | 55,000,000 |
| Mosquito control | 55,000,000 | - | - | - | 55,000,000 |
| TV Relay | 55,000,000 | - | - | - | 55,000,000 |
| Operations and maintenance | 2,000,000 | - | - | - | 2,000,000 |
| Refundings | 110,000,000 | - | - | - | 110,000,000 |
| Various agreements | 125,750,000 | | | | 125,750,000 |
| | \$ 732,750,000 | \$21,650,000 | \$12,245,000 | \$1,150,000 | \$ 697,705,000 |

Pursuant to the Amended Service Plan, the District is permitted to issue bonded indebtedness of up to \$85,000,000. The maximum mill levy is 50 mills for aggregate debt which exceeds 50% of the District's assessed valuation. The maximum mill levy may be adjusted if there are changes in the method of calculating assessed value, such as a change in the ratio of assessed valuation, provided the actual tax revenue generated by the mill levy are neither diminished or enhanced as a result of such changes. For the portion of any aggregate Debt which is equal to or less than 50% of the District's assessed valuation, the mill levy may be such amount as is necessary to pay the Debt service on such Debt, without limitation of rate.

In 2015, the 50 mill maximum for the maximum mill levy was eliminated for the purpose of refunding or refinancing existing outstanding debt (see Note 6).

The 2015 General Obligation Refunding Bonds do not consume any authorized amount because they were issued at a lower interest rate than the Bonds they refunded.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

NOTE 6 – AGREEMENTS

City of Aurora Intergovernmental Agreement

On February 2, 2015, the District entered into an intergovernmental agreement with the City of Aurora, ("Aurora IGA"). The Aurora IGA memorializes covenants and agreements related to the provision of services within the District defined in the District's Service Plan. Included in the Aurora IGA is a debt issuance limitation of \$55,000,000 (subsequently changed to \$85,000,000 in the First Amendment to the Service Plan dated August 24, 2015), an agreement to impose the mill levy for Aurora Regional Improvements (ARI Mill Levy), and the establishment of the Maximum Debt Mill Levy of 50 mills while the District's aggregate debt exceeds 50% and no Maximum Debt Mill Levy once aggregated District debt is 50% or less of the District's assessed valuation. The Aurora IGA also sets the Maximum Debt Mill Levy Term of 40 years unless a majority of the board being residents have voted in favor of extending the term as a result of refunding that results in a net present value savings to the District.

On August 24, 2015, the District executed the First Amendment to the Aurora IGA. Pursuant to this amendment, the District is authorized to issue one or more series of unlimited mill levy Bonds or other Debt or obligations which are not subject to the Maximum Debt Mill Levy, for the purpose of refunding or refinancing outstanding debt existing on that date. Further, the District may pledge to the payment of such Refunding Bonds such revenues as it may determine, including the revenues from a mill levy to be imposed on all taxable property within the District without limitation as to rate and in such amounts as are sufficient to pay the Refunding Bonds as they come due.

On June 5, 2017, the District executed the Second Amendment to the Aurora IGA which clarified some terms in the Aurora IGA related to the ownership and maintenance of certain Public Improvements.

As mentioned above, pursuant to the Service Plan, the District is required to impose the Aurora Regional Improvement (ARI) Mill Levy on property within the District's boundaries. This mill levy is 1.000 mill for the first twenty years of the District, which for this purpose begins the first year that the District certifies a debt service mill levy. The 1.000 mill levy may be adjusted if there are changes in the method of calculating assessed valuation for changes occurring after January 1, 2004, such as a change in the ratio of actual valuation to assessed valuation, provided the actual tax revenues generated by the mill levy are neither diminished nor enhanced as a result of such changes. The levy increases to 5.000 mills for year twenty-one through forty or the date of repayment of the debt incurred for public improvement other than regional improvements, whichever occurs first. For the ten years subsequent to the period where the 5.000 mills are imposed, the ARI mill levy is the average of the debt service mill levy for the previous 10 years.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

South Aurora Regional Improvement Authority Establishment Agreement

On July 10, 2017, the District entered into the South Aurora Regional Improvement Authority Establishment Agreement ("SARIA IGA") between the District, the City, and other unrelated metropolitan districts (collectively the "Parties") to form the South Aurora Regional Improvement Authority ("Authority"). The Authority was organized for the purpose of planning, designing, constructing, installing, acquiring, relocating, redeveloping and financing the Regional Improvements designated in ARI Master Plans.

The Authority is authorized to provide for the planning, design, acquisition, construction, installation, relocation and/or redevelopment of Regional Improvements from the ARI Mill Levy, and/or the proceeds of revenue bonds to be issued by the Authority or may delegate and assign those rights and responsibilities to individual Parties.

Each of the Districts which are Parties to this Agreement agree that the Authority may fund its operations with the ARI Mill Levy revenues transferred to the Authority. The amount of money necessary to fund the operations of the Authority shall be determined each year as a part of the budget process.

On October 2, 2018, the Districts entered into the First Amendment to the SARIA IGA primarily to confirm that each of the Parties to the SARIA IGA have made their initial contributions to the Authority and to allow for the transfer of the District's ARI Mill to either the Authority or the Bond Trustee designated by the Authority in writing.

Upon approval of an ARI Master Plan by the Authority and the District, the financial obligations of the District to remit the ARI Mill Levy to the Authority hereunder shall be a multiple fiscal year financial obligation of the District, payable from ad valorem property taxes, net of County treasurer's fees, generated as a result of the certification by the District of the ARI Mill Levy. From and after the date of each District's approval of the ARI Master Plan or Plans, the District's ARI Mill Levy, as limited hereby, is pledged to the punctual payment of the obligations of the Authority with respect to the Authority's revenue bonds or other financial obligations. On December 8, 2017, the Parties to the SARIA IGA approved the South Aurora Regional Improvement Authority ARI Master Plan Number One ("ARI Master Plan Number One"). On June 15, 2018, the Parties to the SARIA IGA approved the South Aurora Regional Improvement Authority ARI Master Plan Number Two, ("ARI Master Plan Number Two") which supersedes ARI Master Plan Number One. ARI Master Plan Number Two prioritizes regional improvements projects within the Authority. In accordance with the SARIA IGA, the District remitted \$51,689 to the Authority during the year ended December 31, 2022.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

Wheatlands Park and Recreation Authority

On January 19, 2017, the District entered into the Wheatlands Park and Recreation Authority Establishing Agreement with Blackstone Metropolitan District (formerly High Plains Metropolitan District) to create the Wheatlands Park and Recreation Authority ("WPRA"). The WPRA is organized for the purpose of planning, financing, designing, constructing, installing, operating, maintaining, repairing and replacing park and recreation improvements and facilities within the Wheatlands community.

On February 4, 2019, the District entered into an intergovernmental agreement with the WPRA ("WPRA IGA") to memorialize among other things, the membership fee and future expenses for property maintenance and snow removal.

The membership fee is defined as the District Rate multiplied by the number of Member Residences. The District Rate is defined as \$30 per month for each of the Member Residences, as defined in the WPRA IGA. The District Rate may be increased from time to time consistent with rate increases for other memberships to the Recreation Center. In addition, the WPRA IGA defines the Reserve Fund Payment of \$5.00 per month per Member Residence the District will pay to WPRA until WPRA, at its sole discretion or as otherwise limited by the Applicable Loan Documents, determines the Reserve Fund Payment to be no longer necessary. During the year ended December 31, 2022, the District remitted \$468,106 to the WPRA pursuant to the WPRA IGA.

The Parties also agree that, to the extent the Authority is at any time unable to provide for landscape and snow removal services, the District shall endeavor to assist the Authority in meeting such needs as mutually, agreed in writing by the Parties at that time.

NOTE 7 – INTERFUND TRANSFERS

During the year ended December 31, 2022, the District transferred \$3,125,921 from the General Fund to the Special Revenue Park Fund to provide funds related to the design and planning of Wheatlands Park, improvements to the clubhouse, improvements to the pool, and general landscaping improvements.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

NOTE 8 – RISK MANAGEMENT

The District is exposed to various risks of loss related to torts, thefts of, damage to, or destruction of assets; errors or omissions; injuries to employees, or natural disasters.

The District is a member of the Colorado Special Districts Property and Liability Pool ("the Pool") as of December 31, 2022. The Pool is an organization created by intergovernmental agreement to provide property, liability, public officials liability, boiler and machinery and workers compensation coverage to its members. Settled claims have not exceeded this coverage in any of the past three years.

The District pays annual premiums to the Pool for liability, property, public officials liability and workers compensation coverage. In the event aggregated losses incurred by the Pool exceed amounts recoverable from reinsurance contracts and funds accumulated by the Pool, the Pool may require additional contributions from the Pool members. Any excess funds which the Pool determines are not needed for purposes of the Pool may be returned to the members pursuant to a distribution formula.

NOTE 9 – TAX, SPENDING AND DEBT LIMITATIONS

Article X, Section 20 of the Colorado Constitution, commonly known as the Taxpayer's Bill of Rights ("TABOR"), contains tax, spending, revenue and debt limitations which apply to the State of Colorado and all local governments.

Spending and revenue limits are determined based on the prior year's Fiscal Year Spending adjusted for allowable increases based upon inflation and local growth. Fiscal Year Spending is generally defined as expenditures plus reserve increases with certain exceptions. Revenue in excess of the Fiscal Year Spending limit must be refunded unless the voters approve retention of such revenue.

TABOR requires local governments to establish Emergency Reserves. These reserves must be at least 3% of Fiscal Year Spending (excluding bonded debt service). Local governments are not allowed to use the emergency reserves to compensate for economic conditions, revenue shortfalls or salary or benefit increases.

On November 2, 2004, the voters approved the District to increase taxes \$2,000,000 annually for the purpose of paying the District's operations, maintenance and other expenses without regard to any spending, revenue raising or other limitation contained within Article X, Section 20 of the Colorado Constitution or any other property tax limitation or law. Additionally, the voters authorized the District to collect, retain and expend each year all revenues it receives from all sources as voter-approved revenue changes and without regard to any spending, revenue raising or other limitation.

NOTES TO THE FINANCIAL STATEMENTS December 31, 2022

The District's management believes it is in compliance with the provisions of TABOR. However, TABOR is complex and subject to interpretation. Many of the provisions, including the interpretation of how to calculate Fiscal Year Spending limits will require judicial interpretation.

SUPPLEMENTARY INFORMATION

DEBT SERVICE FUND SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCE -BUDGET AND ACTUAL For the Year Ended December 31, 2022 (With Comparative Actual Totals for the Year Ended December 31, 2021)

| | Original and Final Budget | Actual Amounts | Variance with Final Budget - Positive (Negative) | 2021 Actual |
|-----------------------------|---------------------------------|-------------------|-----------------------------------------------------------|----------------|
| Revenues | | | | |
| Property Taxes | \$ 1,312,152 | \$ 1,312,152 | \$- | \$ 1,241,443 |
| Specific Ownership Taxes | 78,729 | 84,267 | 5 <i>,</i> 538 | 87,035 |
| Net Investment Income | 600 | 14,656 | 14,056 | 896 |
| Total Revenues | 1,391,481 | 1,411,075 | 19,594 | 1,329,374 |
| Expenditures | | | | |
| Debt Service | | | | |
| Principal - Series 2015 | 435,000 | 435,000 | - | 390,000 |
| Interest - Series 2015 | 968,981 | 968,981 | - | 984,581 |
| County Treasurer's Fees | 19,682 | 19,688 | (6) | 18,632 |
| Paying Agent / Trustee Fees | 1,200 | 1,000 | 200 | 1,000 |
| Contingency | 5,000 | - | 5,000 | |
| Total Expenditures | 1,429,863 | 1,424,669 | 5,194 | 1,394,213 |
| Net Change in Fund Balance | (38,382) | (13,594) | 24,788 | (64,839) |
| Fund Balance - Beginning | 410,725 | 410,696 | (29) | 475,535 |
| Fund Balance - Ending | 372,343 | \$ 397,102 | \$ 24,759 | \$ 410,696 |

OTHER INFORMATION

Schedule of Debt Service Requirements to Maturity December 31, 2022

| Refutiding Bolius, Series 2015 | | | | | |
|--------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Rate | Principal | | Interest | | Total |
| 4.000 | \$ 450,0 | <u> </u> | 951,581 | \$ | 1,401,581 |
| 4.000 | 495,0 | 00 | 933,581 | | 1,428,581 |
| 4.000 | 515,0 | 00 | 913,781 | | 1,428,781 |
| 5.000 | 565,0 | 00 | 893,181 | | 1,458,181 |
| 5.000 | 595,0 | 00 | 864,931 | | 1,459,931 |
| 5.000 | 655,0 | 00 | 835,181 | | 1,490,181 |
| 5.000 | 685,0 | 00 | 802,431 | | 1,487,431 |
| 5.000 | 750,0 | 00 | 768,181 | | 1,518,181 |
| 4.000 | 790,0 | 00 | 730,681 | | 1,520,681 |
| 4.000 | 850,0 | 00 | 699,081 | | 1,549,081 |
| 4.000 | 885,0 | 00 | 665,081 | | 1,550,081 |
| 4.000 | 950,0 | 00 | 629,681 | | 1,579,681 |
| 4.000 | 990,0 | 00 | 591,681 | | 1,581,681 |
| 4.000 | 1,060,0 | 00 | 552 <i>,</i> 081 | | 1,612,081 |
| 4.000 | 1,100,0 | 00 | 509,681 | | 1,609,681 |
| 4.000 | 1,180,0 | 00 | 465,681 | | 1,645,681 |
| 4.125 | 1,225,0 | 00 | 418,481 | | 1,643,481 |
| 4.125 | 1,310,0 | 00 | 367,950 | | 1,677,950 |
| 4.125 | 1,365,0 | 00 | 313,913 | | 1,678,913 |
| 4.125 | 1,450,0 | 00 | 257,606 | | 1,707,606 |
| 4.125 | 1,510,0 | 00 | 197,794 | | 1,707,794 |
| 4.125 | 1,610,0 | 00 | 135,506 | | 1,745,506 |
| 4.125 | 1,675,0 | 00 | 69,094 | | 1,744,094 |
| | \$ 22,660,0 | CO \$ | 13,566,840 | \$ | 36,226,840 |
| | $\begin{array}{r} 4.000\\ 4.000\\ 4.000\\ 5.000\\ 5.000\\ 5.000\\ 5.000\\ 5.000\\ 4.000\\ 4.000\\ 4.000\\ 4.000\\ 4.000\\ 4.000\\ 4.000\\ 4.000\\ 4.000\\ 4.000\\ 4.000\\ 4.000\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.125\\ 4.$ | Rate Principal 4.000 \$ 450,00 4.000 \$ 450,00 4.000 \$ 450,00 4.000 \$ 515,00 5.000 \$ 565,00 5.000 \$ 655,00 5.000 \$ 685,00 5.000 \$ 685,00 5.000 \$ 750,00 4.000 \$ 790,00 4.000 \$ 850,00 4.000 \$ 990,00 4.000 \$ 990,00 4.000 \$ 1,060,00 4.000 \$ 1,225,00 4.125 \$ 1,310,00 4.125 \$ 1,350,00 4.125 \$ 1,610,00 4.125 \$ 1,610,00 4.125 \$ 1,675,00 | RatePrincipal4.000\$450,000\$4.000495,00040004.000515,0005.000565,0005.000595,0005.000685,0005.000750,0004.000790,0004.000850,0004.000950,0004.000950,0004.0001,060,0004.0001,100,0004.0001,100,0004.0001,130,0004.1251,310,0004.1251,450,0004.1251,610,0004.1251,610,0004.1251,610,0004.1251,675,000 | RatePrincipalInterest4.000\$450,000\$951,5814.000495,000933,5814.000515,000913,7815.000565,000893,1815.000595,000864,9315.000655,000835,1815.000655,000802,4315.000750,000768,1814.000790,000730,6814.000850,000699,0814.000850,000699,0814.000950,000629,6814.0001,060,000552,0814.0001,100,000509,6814.0001,180,000465,6814.1251,310,000367,9504.1251,365,000313,9134.1251,510,000197,7944.1251,610,000135,5064.1251,675,00069,094 | RatePrincipalInterest 4.000 \$ $450,000$ \$ $951,581$ \$ 4.000 $495,000$ $933,581$ 4.000 $515,000$ $913,781$ 5.000 $565,000$ $893,181$ 5.000 $565,000$ $893,181$ 5.000 $595,000$ $864,931$ 5.000 $655,000$ $835,181$ 5.000 $655,000$ $832,181$ 5.000 $655,000$ $802,431$ 5.000 $750,000$ $768,181$ 4.000 $790,000$ $730,681$ 4.000 $850,000$ $699,081$ 4.000 $850,000$ $629,681$ 4.000 $990,000$ $591,681$ 4.000 $1,060,000$ $552,081$ 4.000 $1,180,000$ $465,681$ 4.125 $1,225,000$ $418,481$ 4.125 $1,310,000$ $367,950$ 4.125 $1,450,000$ $257,606$ 4.125 $1,510,000$ $135,506$ 4.125 $1,610,000$ $135,506$ 4.125 $1,675,000$ $69,094$ |

\$24,635,000 General Obligation Refunding Bonds, Series 2015

History of District's Assessed Valuation and Mill Levies

| | | | | | | Mi | lls Levied | | | | |
|--------------------------------------------|----------------|----|------------|----------|---------|---------|----------------|--------|--------------|----------------|------------|
| Levy | Collection | | Assessed | Percent | | Debt | Contractual | Total | Total Tax | Current | Collection |
| Year | Year | | Valuation | Increase | General | Service | Obligation (1) | Levy | Levy | Collection (5) | Rate |
| 2012 | 2013 | \$ | 14,418,500 | 17.8% | 25.000 | 50.000 | 1.000 | 76.000 | \$ 1,095,806 | \$ 1,095,365 | 99.96% |
| 2013 | 2014 | \$ | 17,184,890 | 19.2% | 25.000 | 50.000 | 1.000 | 76.000 | \$ 1,306,052 | \$ 1,300,036 | 99.54% |
| 2014 | 2015 | \$ | 21,402,836 | 24.5% | 25.000 | 50.000 | 1.000 | 76.000 | \$ 1,626,616 | \$ 1,626,529 | 99.99% |
| 2015 | 2016 | \$ | 28,639,921 | 33.8% | 30.000 | 40.000 | 1.000 | 71.000 | \$ 2,033,434 | \$ 2,033,424 | 100.00% |
| 2016 | 2017 | \$ | 29,886,585 | 4.4% | 25.000 | 35.000 | 1.000 | 61.000 | \$ 1,823,082 | \$ 1,822,938 | 99.99% |
| 2017 | 2018 (2) | \$ | 33,018,481 | 10.5% | 38.587 | 38.587 | 1.102 | 78.276 | \$ 2,584,555 | \$ 2,583,549 | 99.96% |
| 2018 | 2019 | \$ | 36,669,112 | 11.1% | 38.595 | 38.595 | 1.103 | 78.293 | \$ 2,870,935 | \$ 2,870,159 | 99.97% |
| 2019 | 2020 (3) | \$ | 44,114,908 | 20.3% | 42.176 | 27.748 | 1.110 | 71.034 | \$ 3,133,658 | \$ 3,132,515 | 99.96% |
| 2020 | 2021 | \$ | 44,752,801 | 1.4% | 36.617 | 27.740 | 1.110 | 65.467 | \$ 2,929,832 | \$ 2,929,832 | 100.00% |
| 2021 | 2022 | \$ | 47,276,236 | 5.6% | 36.602 | 27.755 | 1.110 | 65.467 | \$ 3,095,034 | \$ 3,095,034 | 100.00% |
| Estimate Year End Decemb 2023 (4) | ling er 31, | \$ | 45,956,955 | 3.9% | 39.820 | 27.755 | 1.145 | 68.720 | \$ 3,158,162 | | |
| 2023 (4) | | Ş | 45,956,955 | 5.9% | 59.820 | 27.755 | 1.145 | 00.720 | \$ 5,158,162 | | |

Notes:

(1) Represents a contractual obligation for Aurora Regional Improvements.

- (2) Final certified assessed valuation, mill levies for 2017 (2018 collection year) certified in December 2017. The certified assessed valuation for 2017 taxes to be collected in 2018 reflects a decrease in the residential assessment rate from 7.96% to 7.20%.
- (3) Final certified assessed valuation, mill levies for 2019 (2020 collection year) certified in December 2019. The certified assessed valuation for 2019 taxes to be collected in 2020 reflects a decrease in the residential assessment rate from 7.20% to 7.15%.
- (4) Final certified assessed valuation, mill levies for 2022 (2023 collection year) certified in December 2022. The certified assessed valuation for 2022 taxes to be collected in 2023 reflects a decrease in the residential assessment rate from 7.15% to 6.95%.
- (5) Property taxes collected in any one year include collection of delinquent property taxes levied in prior years. Information received from the Arapahoe County Treasurer does not permit identification of specific year of levy.

Source: Arapahoe County Assessor and Treasurer.



WORKING SESSION

EXECUTIVE SUMMARY

8/10/2023

Number of open violations: 258

Last Inspection dates: July 7th, July 20th, 2023 and July 27th fence inspection Next Inspection dates: August 10th, 2023 and August 30th, 2023

Violations by type:

Basketball Hoops – 0 Boat-1 Business – 0 **Commercial Vehicle-0** Common Area Dumping- 0 Dead Tree Backyard- 0 Dead Tree Front/Side Yard –12 Exterior Damage -1 Fence -Paint/Stain - 114 Fence Repair – 3 Holiday Lights-1 Inoperable Vehicle-1 Items Stored - 2 Landscape Maint - 7 Lawn Care -Weeds- 67 Lawn Care- Watering – 2 Lawn in need of mowing - 2 Total-258

Lawn in Poor Condition – 2 Livestock-0 Maintenance - 2 Missing Tree Front Yard - 1 Nusiance - 1 Paint – 7 RV/Camper - 2 Shutters Missing – 0 Signs- 0 Trailer - 1 Trash Cans - 8 Tree Care-9 Tree Under Caliper- 1 Vehicle Repair -0 Unauthorized Change - 9 Unsightly Conditions - 2 Window Units- 0

Wheatlands Metropolitan District

July 1, 2023 - August 1, 2023

*By Status displays the combined count of all current and past instances for each status assigned during the selected time period.

| Architectural Control | Request Status: Total Correspondence: | Approved With Conditions Cancelled Completed Completed Denied More Info Requested New Request Under Review | 6 0 0 8 0 1 4 10 4 33 200 |
|-----------------------|---------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------|
| | | | 0 |
| | Open: | | 56 239 |
| | Total By Status*: | 1st Notice | 295 206 |
| Violations | | 3rd Notice 4th Notice | 23 12 5 |
| Violations | | 6th Notice 7th Notice | 2 5 2 |
| | Total | | 1 112 368 |
| | Average Days To | | |

Wheatlands Metropolitan District Payment of Claims Month of June 2023

| Payee | Description | Total Amount | |
|-------------------------------------------|-------------------------------------------------------------|--------------|--|
| GENERAL FUND PAYMENTS TO BE RA | TIFIED: | | |
| *Aurora Water | May 2023 Irrigation | 14,990.26 | |
| *Waste Management (Clubhouse) | June 2023 Clubhouse Trash Service | 70.10 | |
| *Waste Management (Residential) | June 2023 Residential Trash Service | 13,113.04 | |
| *Wells Fargo Card Services - Business | May 2023 Credit Card Charges | 1,774.82 | |
| AE Design Group | | 5,500.00 | |
| Altitude Community Law P.C. | | 46.00 | |
| American Conservation & Billing Solutions | June 2023 Billing Services | 3,462.00 | |
| American Mechanical Services of Denver, L | June 2023 HVAC Maintenance | 185.00 | |
| AMI-Advanced Management, LLC | June 2023 Covenant Management Fee | 3,605.00 | |
| Architerra Group Inc. | April & May Base Design Fee for Lighting & Electrical | 1,587.06 | |
| Around the Corner Handyman LLC | Minor Plumbing mitigation & Cleaning of Graffiti | 150.00 | |
| 5 | Installation of New Toilet - Men's Pool Restroom | 579.52 | |
| | Minor Plumbing repairs & maintenance | 125.98 | |
| | Installation of New Lock Box | 123.58 | |
| | Community Park Basketball Maintenance | 75.00 | |
| Colorado Lighting, Inc. | May 2023 Inspection Fees | 256.00 | |
| 6 6, | June 6, 2023 Repairs | 269.00 | |
| Cox Professional Landscape Services, LLC | Irrigation Tech Repairs | 621.75 | |
| , <u></u> | Irrigation Tech Repairs | 305.25 | |
| | Irrigation Tech Repairs | 222.45 | |
| | Irrigation Tech Repairs | 199.95 | |
| | June 2023 Commercial Maintenance Contract | 15,158.90 | |
| | Irrigation Repairs | 1,475.40 | |
| | Irrigation Repairs | 281.95 | |
| | Park Restroom Maintenance Repairs | 1,234.00 | |
| | Park Restroom Monitoring and Maintenance | 226.30 | |
| | Irrigation Repairs | 765.56 | |
| | General Landscape Cleanup | 150.00 | |
| | Janitorial Services Due to Vandalism | 400.00 | |
| | May Waste Station Replenishment | 218.20 | |
| General Air Service & Supply Co. | Liquid CO2 Industrial Bulk Lb | 95.29 | |
| General All Service & Supply Co. | Liquid CO2 Industrial Bulk Lb | 191.19 | |
| Hillyard, Inc. | Janitorial Supplies | 296.62 | |
| Timpara, me. | Janitorial Supplies | 593.49 | |
| IDEA Law Group, LLC | Janitorial Supplies | 204.10 | |
| inder haw oroup, here | June 8, 2023 Litigation Fees Matter 48048248 | 90.50 | |
| Richdell Construction, Inc. | Foundation Work for Soccer Fields | 45,354.19 | |
| Soccer Park, LLC | Shipping Charges for Soccer Fields | 6,950.00 | |
| Sociel Funk, EEC | 50% Down payment for Installation Costs | 17,500.00 | |
| Storm Water Asset Protection, LLC | Inspection of Detention Ponds | 1,356.46 | |
| Vectra Mechanical | Replacement of burnt-out GFCI Outlet in Pool Equipment Room | 355.00 | |
| Veteran Guardians, LLC | June 8, 2023 Clubhouse Event Security | 135.00 | |
| Western First Aid & Safety | First AID supplies at Clubhouse/Pool | 219.84 | |
| YMCA of Metropolitan Denver | May 2023 Management Services | 19,291.88 | |
| Zions Bancorporation, NA | June 2023 WPRA District Fee | 40,803.75 | |
| - | | | |
| TOTAL TO BE RATIFIED & APPROVED | | 200,609.38 | |

Wheatlands Metropolitan District Payment of Claims Month of July 2023

| TIFIED: | |
|-------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| July 2023 Residential Trash Service | 13,113.04 |
| June 2023 Credit Card Charges | 3,539.33 |
| - | 1,103.13 |
| • | 592.50 |
| • | 3,377.00 |
| | 185.00 |
| • | 3,605.00 |
| | 379.70 |
| | 867.50 |
| | 703.06 |
| | 382.77 |
| - | 187.50 |
| - | 1,325.49 |
| | 103.95 |
| * | 659.83 |
| | 536.22 |
| · · · | 827.60 |
| | 15,158.90 |
| | 75.00 |
| 6 | 723.78 |
| | 1,099.75 |
| • | 146.50 |
| | 803.40 |
| | 95.00 |
| * | 75.00 |
| | 1,011.35 |
| | 120.00 |
| | 840.00 |
| | 589.80 |
| | 410.00 |
| | 225.00 |
| • | 1,482.70 |
| • | 505.20 |
| • | 75.00 |
| | 211.95 |
| | 60.00 |
| e e | 120.00 |
| | 120.00 |
| - | 763.04 |
| | 75.00 |
| 6 | 70.00 |
| | 3,741.00 |
| * * | 175.00 |
| Tree Replacement on Powhatan | 1,973.00 |
| | June 2023 Credit Card Charges May 2023 Electric & Gas Utilities June 2023 Legal Services for Collections July 2023 Billing Services July 2023 HVAC Maintenance July 2023 Covenant Enforcement & Management Office Supplies Related to Covenant Enforcement Attended Spring Walk-Through & Misc. Coordination Attended walk-t Plumbing Maintenance & Repair Installation of Faucet - Swimming Pool Restroom Clubhouse Plumbing Maintenance 2023 Backflow Inspections Reimbursement for Replacement Tile Light Inspection, Maintenance and Repair Replacement of Plumbing - 3/4" Ball Valve Replacement of Plumbing - 1-1/4" Ball Valve Replacement of Plumbing - 1-1/4" Ball Valve Iurigation Repairs, Leaking Ball Valve - NW Pinewood Dr. Irrigation Repairs - Controllers L, M, N, O, P Irrigation Repairs - Controllers L, M, N, O, P Irrigation Repairs - Dool Area Flower Pot Irrigation Leaks Irrigation Repairs - Between Alder Dr. & S. Powhaton Mosquito Larvicide Treatment Park Restroom Maintenance Irrigation Repairs - East Side of Pinewood Irrigation Repairs - East Side of Pinewood Irrigation Repairs - Controllers J, K, L, I, N Installation of Garage Sale Signs Irrigation Repairs Controller SN, O, P Irrigation Repairs Controller SN, O, P Irrigation Repairs RB RPK Solenoid PEB/EFB General Labor to Removal of Garage Sales Signs Removal and Storage of Garage Sale Signs Installation of Aurora Water Variance Signs Irrigation Repairs RB RPK Solenoid PEB/EFB General Labor to Removal of Garage Sale Signs Installation of Aurora Water Variance Signs Irrigation Repairs, Broken Head @ 25209 E. Lake PI. Plant Replacement - Pool Complex Post Construction Irrigation Testing at Community Park |

Wheatlands Metropolitan District Payment of Claims Month of July 2023

| Front Range Asphalt Maintenance, LLC | Patching & Crack Sealing for Clubhouse Lot | 2,672.00 |
|-------------------------------------------|----------------------------------------------------------|------------|
| General Air Service & Supply | LIQUID CO2 INDUSTRIAL BULK LB | 209.91 |
| | LIQUID CO2 INDUSTRIAL BULK LB | 236.47 |
| | LIQUID CO2 INDUSTRIAL BULK LB | 266.94 |
| | LIQUID CO2 INDUSTRIAL BULK LB | 241.35 |
| | LIQUID CO2 INDUSTRIAL BULK LB | 78.36 |
| | LIQUID CO2 INDUSTRIAL BULK LB | 68.04 |
| | LIQUID CO2 INDUSTRIAL BULK LB | 92.22 |
| Hillyard, Inc. | Clubhouse & Pool Janitorial Supplies | 120.05 |
| | Clubhouse & Pool Janitorial Supplies | 301.54 |
| Juana Saquimux | June 2023 Cleaning Service for Clubhouse | 1,160.00 |
| Marchetti & Weaver, LLC | June 2023 Accounting Services | 357.75 |
| | June 2023 Accounting Services-above scope | 7,905.32 |
| Playground Safety Solutions, LLC | Q2 2023 Playground Maintenance | 375.00 |
| Pool Doctor | Pool Chemicals & Delivery Charges | 996.50 |
| | Pickup of 40x80 cover for estimation of repair | 460.00 |
| | CO2 Solenoid Troubleshoot & Repair | 2,146.26 |
| | Pool Chemicals and Delivery Charges | 236.54 |
| | Pool Chemicals for Opening of Pool | 206.99 |
| | Pool Chemicals & Delilvery | 413.38 |
| | Replacement of Pump No. 2 SVRS Devices | 2,174.83 |
| | Replace Gas Cut-Off Switch | 934.99 |
| | Pool Chemicals & Delilvery | 1,768.14 |
| | Final Payment for VGB Drains (Rec'd 06/27/2023) | 13,328.61 |
| | Pool Chemicals | 1,473.20 |
| | 2023 Weekly Pool Maintenance | 2,250.00 |
| | Pool Chemicals & Delivery Charges | 700.60 |
| | Installation of Acid Stenner Pump | 1,885.51 |
| | Pool Chemicals & Delivery Charges | 131.49 |
| | Installation of HC Chlorinator | 986.70 |
| Richdell Construction, Inc. | Foundation Work for Soccer Fields | 37,089.19 |
| So. Aurora Regional Improvement Authority | March 2023 thru July 2023 ARI Mill Levy Tax Distribution | 30,602.38 |
| Stewart Oxygen Service, Inc. | O2 Inhalator Service 5/1/2023 - 07/31/2023 | 75.00 |
| Storm Water Asset Protection, LLC | Inspection of Detention Ponds | 475.00 |
| White Bear Ankele P.C. | June 2023 Legal Services | 7,925.66 |
| YMCA of Metropolitan Denver | June 2023 Management Services | 19,331.89 |
| Zions Bancorporation, NA | July 2023 WPRA District Fee | 40,803.75 |
| TOTAL TO BE RATIFIED & APPROVED | | 242 715 55 |

TOTAL TO BE RATIFIED & APPROVED

242,715.55

Wheatlands Metropolitan District

| Wheatlands Metropolitan District Statement of Net Position | | | | June 30, 202 | 3 | | |
|-------------------------------------------------------------------------------|----------------|-------------------|-------------|--------------|--------------|-----------------------|-----------------------|
| | | | | Special | | | |
| | | Debt | Special | Revenue | Special | | |
| | | Service | Revenue ARI | Operations | Revenue Park | Fixed Assets | |
| | General Fund | Fund | Fund | Fund | Fund | & LTD | TOTAL |
| ASSETS | | | | | | | |
| CASH CSAFE | 2,814,710 | | | | | | 2,814,710 |
| Wells Fargo | 159,232 | | | | | | 159,232 |
| Wells Fargo-Merchant Software | 1,251 | | | | | | 1,251 |
| CSB&T - Series 2015 Bond Fund Pooled Cash Allocation | - (589,120) | 714,754 84,305 | - 13,391 | - 355,580 | - 135,845 | | 714,754 |
| TOTAL CASH | 2,386,073 | 799,059 | 13,391 | 355,580 | 135,845 | | 3,689,947 |
| OTHER CURRENT ASSETS | 2,300,073 | 135,055 | 13,331 | 333,300 | 133,043 | _ | 3,003,347 |
| Due from County Treasurer | - | - | - | | | | - |
| Accounts Receivable | - | | - | 7,825 | 17,605 | | 25,430 |
| Accounts Receivable - Builder | - | | | - | - | | - |
| Accounts Receivable - Other Property Taxes Receivable | - 624,754 | 435,462 | 17,964 | - | - | | - 1,078,181 |
| Prepaid Expenses | - | | , | - | 20,289 | | 20,289 |
| TOTAL OTHER CURRENT ASSETS | 624,754 | 435,462 | 17,964 | 7,825 | 37,894 | - | 1,123,900 |
| FIXED & OTHER NON-CURRENT ASSET | rs | | | | | | |
| Construction In Progress Land | | | | | | 638,275 - | 638,275 - |
| Capital Assets, Net of Depreciation Prepaid Bond Insur-Net of Amortization | | | | | | 5,881,607 165,608 | 5,881,607 165,608 |
| TOTAL FIXED ASSETS | - | - | - | - | - | 6,685,489 | 6,685,489 |
| TOTAL ASSETS | 3,010,827 | 1,234,521 | 31,355 | 363,404 | 173,739 | 6,685,489 | 11,499,336 |
| LIABILITIES & DEFERED INFLOWS CURRENT LIABILITIES Accounts Payable | 118,729 | | | | | | 118,729 |
| Wells Fargo Credit Card WPRA Fee Payable | (2,288) | | | | - | | (2,288) |
| Retainage Payable | | | 40.004 | | 44,338 | | 44,338 |
| Accrued Expenses Director's Fees Payable | - | - | 13,391 | - | - | | 13,391 - |
| Payroll Liabilities | - | | | | | | - |
| Century Communities Deposit | | | | 10.007 | - | | - |
| Prepaid Fees | | | | 13,067 | 29,401 | | 42,468 |
| TOTAL CURRENT LIABILITIES | 116,441 | - | 13,391 | 13,067 | 73,739 | - | 216,638 |
| DEFERRED INFLOWS Deferred Property Taxes | 624,754 | 435,462 | 17,964 | - | - | | 1,078,181 |
| TOTAL DEFERRED INFLOWS | 624,754 | 435,462 | 17,964 | - | - | - | 1,078,181 |
| LONG-TERM LIABILITIES | | | | | | | |
| Accrued Interest | | | | | | 79,298 | 79,298 |
| Bonds Payable - Series 2015 Bond Premium, Net of Amortization | | | | | | 22,660,000 309,984 | 22,660,000 309,984 |
| TOTAL LONG-TERM LIABILITIES | | <u> </u> | - | | - | 23,049,282 | 23,049,282 |
| TOTAL LIAB & DEF INFLOWS | 741.195 | 435,462 | 31,355 | 13,067 | 73,739 | 23,049,282 | 24,344,101 |
| | | 100,102 | 01,000 | 10,007 | 10,100 | 20,040,202 | 21,011,101 |
| NET POSITION Net Investment in Capital Assets | | | | | | 6,519,881 | 6,519,881 |
| Amount to be Provided for Debt | | | | | | (22,883,674) | (22,883,674) |
| Nonspendable | - | 700 050 | | | 20,289 | | 20,289 |
| Restricted For Debt Restricted For Emergencies | 61,700 | 799,059 | | 8,300 | - 21,700 | | 799,059 91,700 |
| Restricted For ARI | 01,100 | | - | 0,000 | 21,700 | | - |
| Assigned for Capital Replacements | 1,420,000 | | | | | | 1,420,000 |
| Assigned for Next Year Budget Deficit Unassigned | - 787,932 | | | 342,037 | 58,011 | | - 1,187,980 |
| | 101,002 | | | 0.2,007 | 55,011 | | .,, |
| TOTAL NET POSITION | 2,269,632 | 799,059 | | 350,337 | 100,000 | (16,363,793) | (12,844,765) |

| Wheatlands Metropolitan District Statement of Revenues, Expenditures, & Cl For the Period Indicated | nanges In Fund | Balance | | | Modified Accrual Basis | Print Date: | 8/2/2023 |
|------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------|----------------------------------------------------|------------------------------------|----------------------------------------------------|--------------------------------|--------------------------------|------------------------------------|
| PROPERTY TAXES | 2022 Audited Actual | 2023 Adopted Budget | Variance Positive (Negative) | 2023 Forecast | YTD Thru 06/30/23 Actual | YTD Thru 06/30/23 Budget | Variance Positive (Negative) |
| | | | | | | | |
| Assessed Valuation | 47,276,236 | 45,956,955 | - | 45,956,955 | | | |
| Mill Levy General Fund Debt Service Fund SARIA Fund | 36.602 27.755 1.110 | 39.820 27.755 1.145 | - | 39.820 27.755 1.145 | | | |
| Total mill levy Property Taxes Levied General Fund Debt Service Fund SARIA Fund | 65.467 1,730,405 1,312,152 52,477 | 68.720 1,830,006 1,275,535 52,621 | - | 68.720 1,830,006 1,275,535 52,621 | | | |
| Less Provision For Uncollectible General Fund Debt Service Fund SARIA Fund | 3,095,033 | 3,158,162 | - | 3,158,162 | | | |
| Budgeted Property Taxes General Fund Debt Service Fund SARIA Fund | 1,730,405 1,312,152 52,477 3,095,033 | - 1,830,006 1,275,535 52,621 3,158,162 | - | - 1,830,006 1,275,535 52,621 3,158,162 | | | |
| BUILDOUT & SALES | | | | | | | |
| Vacant Lots Beginning of Period New Sold / Now a Residential Unit Richmond Sold / Now a Residential Unit Elacora | | | | | | | |
| End of Period Residential Units Beginning of Period | 1,053 | - 1,053 | - | - 1,053 | | | |
| New - Richmond New - Elacora | - | - | - | - | | | |
| New - Lokal (31 bldgs./93 units planned) Other End of Period | | - - 1,053 | - | - - 1,053 | | | |
| Apartments Beginning of Period Additions | 338 | 338 | - | 338 | | | |
| Other End of Period | 338 | 338 | | 338 | | | |
| Sales First time sales Re-sale | - 60 | - 60 | | - 60 | | | |
| Ne-Sale | 60 | 60 | | 60 | | | |
| FEES Operations Fee - Monthly / Unit Houses Apartments Park Fee - Monthly / Unit | \$ 20.00 \$ - | \$ 20.00 \$ - | | \$ 20.00 \$ - | | | |
| Houses Apartments WPRA Fee | \$ 45.00 \$ 20.00 | \$ 45.00 \$ 20.00 | | \$ 45.00 \$ 20.00 | | | |
| Membership Debt Reserve | \$ 30.00 \$ 5.00 | | | \$ 35.35 \$ 5.00 | | | |

| Wheatlands Metropolitan District Statement of Revenues, Expenditures, & Changes In Fund Balance For the Period Indicated | | | | | Modified Accrual Basis | Print Date: 8/2/2023 | |
|--------------------------------------------------------------------------------------------------------------------------------|---------------------------|---------------------------|------------------------------------|------------------|--------------------------------|--------------------------------|------------------------------------|
| | 2022 Audited Actual | 2023 Adopted Budget | Variance Positive (Negative) | 2023 Forecast | YTD Thru 06/30/23 Actual | YTD Thru 06/30/23 Budget | Variance Positive (Negative) |
| COMBINED FUNDS | | | | | | | |
| REVENUE | | | | | | | |
| Property Taxes | 3,095,033 | 3,158,162 | - | 3,158,162 | 2,079,981 | 2,079,829 | 151 |
| Specific Ownership Taxes | 195,395 | 190,907 | - | 190,907 | 86,846 | 79,545 | 7,301 |
| Interest & other income | 72,308 | 9,000 | 131,000 | 140,000 | 72,518 | 1,852 | 70,666 |
| Operations fees | 253,180 | 252,720 | - | 252,720 | 126,340 | 126,360 | (20) |
| Fines & penalties | 36,753 | 23,350 | (500) | 22,850 | 9,551 | 11,675 | (2,124) |
| Working capital fees | 8,850 | 9,000 | - | 9,000 | 4,650 | 4,500 | 150 |
| Design review | - | - | - | - | - | - | - |
| Clubhouse rental fees | 30,755 | 25,000 | - | 25,000 | 9,820 | 15,426 | (5,606) |
| Park fees | 649,890 | 649,740 | - | 649,740 | 324,825 | 324,870 | (45) |
| Bond/Loan proceeds | - | - | - | - | - | - | - |
| Other Income | 20,442 | 8,500 | 21,467 | 29,967 | 30,012 | - | 30,012 |
| Sale of Assets | - | - | - | - | - | - | - |
| TOTAL REVENUE | 4,362,607 | 4,326,379 | 151,967 | 4,478,346 | 2,744,543 | 2,644,058 | 100,486 |
| | = | = | = | = | = | = | = |

| Audiad Actual Adopted Actual Positive Budget 2023 (Negative) 06/30/23 (Actual 06/30/23 (Bidget) Pe Actual EXPENDITURES General Operating: Accounting - contract 81.670 92.600 - 92.600 46.470 46.300 Accounting - sontract 81.670 92.600 - 92.600 5.400 5.400 Audit 5.000 5.600 - 12.000 - 12.000 - 12.000 - - Director's fees 7.105 12.000 - 12.000 - 12.000 - 12.000 - 12.00 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | Wheatlands Metropolitan District Statement of Revenues, Expenditures, & Cl For the Period Indicated | nanges In Fund | Balance | | | Modified Accrual Basis | Print Date: | 8/2/2023 |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------|----------------|-----------|-----------|-----------|------------------------------|-------------|------------------------------------|
| EXPENDIVURES Contract Bit F70 92,600 - 92,600 46,470 46,300 Accounting - contract 51,670 92,600 - 92,600 2,880 8,400 Audt 5,000 5,800 - 115,600 - 112,000 - 12,000 - 1,225 Director spenses & equipment 1,224 2,250 - 2,250 2,553 35,000 1,230 - 1,225 Election 33,703 36,000 32,465 2,253 2,555 35,000 Ligal - contract 67,062 98,500 8,700 10,000 2,600 7,013,85 2,000 Logal - contract 67,062 98,500 67,000 2,800 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | Audited | Adopted | Positive | | 06/30/23 | 06/30/23 | Variance Positive (Negative) |
| General Operating: 92,000 92,000 46,470 46,470 Accounting - special projects 20,539 15,600 - 15,600 5,400 5,400 Accounting - special projects 20,539 15,600 - 47,372 21,203 31,196 Director spenses & equipment 1,254 2,500 - 2,500 - 1,250 Election 33,703 35,000 32,465 2,535 2,550 5,601 44,700 Legal - contract 87,061 99,500 67,00 90,000 44,511 49,750 90,000 44,511 49,750 1,305 2,100 1,305 2,100 1,305 2,100 1,305 2,100 1,300 500 5,000 5,000 5,000 5,000 5,000 5,000 - - - - - - - - - - - - - - - - - - - - - - - - | COMBINED FUNDS (Continued) | | | | | | | |
| Accounting - contract 81.670 92.600 - 92.600 2.800 4.70 46.300 Accounting - special projects 20.539 15.600 - 15.600 2.800 8.400 County Treasurer's fees 46.438 47.372 - 47.372 31.203 31.196 Director's fees 7.105 12.000 - 12.000 - - Insurance & bonds 33.847 44.700 (10.001 20.600 7.032 9.800 Legal - special projects 19.452 19.600 (10.00) 20.600 7.032 9.800 Bark Charges 3.194 4.200 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - <td>EXPENDITURES</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> | EXPENDITURES | | | | | | | |
| Accounting - contract 81.670 92.600 - 92.600 2.800 4.70 46.300 Accounting - special projects 20.539 15.600 - 15.600 2.800 8.400 Counting Treasurer's fees 46.438 47.372 - 47.372 31.203 31.196 Director's fees 7.105 12.000 - 12.000 - - Insurance & bonds 33.847 44.700 (10.01) 20.600 7.032 9.800 Legal - special projects 19.452 19.600 (10.00) 20.000 7.032 9.800 Bank Charges 3.194 4.200 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - </td <td>General Operating:</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> | General Operating: | | | | | | | |
| Accounting - special projects 20,539 15,600 - 15,600 5,400 5,400 County Treasurer's fees 46,438 47,372 - 47,372 31,196 Director's expenses & equipment 1,254 2,500 - 2,500 - 1,250 Election 33,703 35,000 32,465 2,535 5,501 44,707 Legal - contract 87,051 99,500 8,700 90,800 44,511 49,750 Legal - contract 87,051 19,650 (1,000) 20,600 7,032 9,800 Bark Charges 31,94 42,000 - 4,200 1,335 2,100 Contingency - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | 81.670 | 92.600 | - | 92.600 | 46.470 | 46.300 | (170 |
| Audit 5.000 5.800 400 5.400 5.400 5.800 Compt Trassure's fees 74.05 12.000 - - - Director's fees 7.105 12.000 - 12.000 - - Insurance & bonds 38.847 44.700 (10.361) 55.061 44.700 Legal - special projects 19.452 19.600 (10.00) 20.807 7.032 9.800 Bank Charges 3.194 4.200 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - -< | - | 20,539 | 15,600 | - | 15,600 | | | 5,520 |
| County Treasure's fees 46,38 47,372 - 47,372 31,203 31,196 Director expenses & equipment 1,264 2,000 - 2,500 - 1,250 Election 33,703 35,000 32,465 2,535 2,535 55,061 44,700 Legal - contract 87,051 99,500 67,000 90,800 44,511 44,700 Legal - contract 18,7051 19,600 (1,000) 20,600 7,032 9,800 Bank Charges 31,194 42,000 - 4,200 1,335 2,100 Contingency - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | | | 400 | | | | 400 |
| Director's fees 7,105 12,000 - 12,000 - - Director expenses & equipment 1,254 2,500 - 1,250 1,250 Election 13,703 35,000 32,465 2,535 35,000 Legal - special projects 19,452 19,600 (10,361) 55,061 44,700 Legal - special projects 19,452 19,600 (10,00) 20,600 7,032 9,800 Bank Charges 3,194 4,200 - 4,200 300 500 Miscelaneous 117 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | | | | | | | (7 |
| Director expenses & equipment 1,254 2,500 - 2,500 - 1,250 Election 33,703 35,000 32,465 2,535 2,535 35,000 Insurance & bonds 38,447 44,700 (10,361) 55,061 44,4700 Legal - contract 87,051 99,500 8,700 90,800 44,411 49,750 Legal - contract 19,452 19,600 (10,00) 20,600 7,032 9,800 Miscellaneous 117 - - 4,200 1,385 2,100 Orntingency 117 - - - - - Obth Service: 616 1,000 - 1,000 - - - Diractice: 98,891 951,581 - 91,591 475,791 475,791 475,791 475,791 475,791 475,791 475,791 475,791 475,791 475,791 134,300 62,802 67,125 75,600 - - - - | | | | - | | - | - | (. |
| Election 33,703 35,000 32,465 2,535 35,000 Insurance & bonds 38,847 44,700 (10,361) 55,061 45,701 44,700 Legal - special projects 19,452 19,600 (1,000) 20,600 7,1032 9,800 Bank Charges 3,114 4,200 - 4,200 1,385 2,100 Miscellaneous 117 32,500 32,500 - - - Contingency 117 32,500 32,600 - - - Principal 963,881 951,581 -951,581 475,791 475,791 Paying agent / trustee fees / legal 1,000 - 1,000 - - - Dedutican issuance expense - 5,000 5,000 - - - - - - - - - - - - - - - - - - - - - - - - | | | | - | | - | 1 250 | 1,250 |
| Insurance & bonds 38,847 44,700 (10.361) 55.061 44,700 Legal - contract 87,051 995.00 8,700 90.800 44,611 49,750 Legal - contract 19,452 19,600 (10.00) 20,600 7,032 9,800 Miscellaneous 117 - - - - - Contingency 7 32,500 - - - - Obt Service: 616 1,000 - 450,000 - - - Destarcise 98,981 951,581 - 951,581 475,791 475,791 475,791 Principal 435,000 450,000 - 1.000 - - - - BandLangingsgent / trustee fees / legal 1,000 1.000 - - - - - - - - - - - - - - - - - - - - - < | | | | 32,465 | | 2,535 | | 32,465 |
| Legal - contract B7.051 99.500 8.700 90.800 7.322 9.800 Bank Charges 3.194 4.200 - 4.200 1.385 2.100 Bank Charges 3.194 4.200 - 4.200 1.385 2.100 Miscellaneous 117 - - - - - Contingency 117 - 1.000 300 500 Debt Service: 616 1.000 - 1.000 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | | | | | | | (10,361 |
| Legal - special projects 19,452 19,600 (1,000) 20,600 7,032 9,800 Miscellaneous 117 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | | | , | | | | 5,239 |
| Bank Charges 3,194 4,200 - 4,200 1,385 2,100 Miscellaneous 117 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - -< | 5 | | | | | | | 2,768 |
| Miscellaneous 117 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | • • • • | | | | | | | 2,700 |
| Contingency - 32,500 32,500 - - - Website 616 1,000 - 1,000 - 1,000 500 Debt Service: 1 486,881 951,581 - 951,581 475,791 475,791 Principal gaent / trustee fees / legal 1,000 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - <t< td=""><td>5</td><td></td><td>4,200</td><td>-</td><td>4,200</td><td>1,305</td><td>2,100</td><td>715</td></t<> | 5 | | 4,200 | - | 4,200 | 1,305 | 2,100 | 715 |
| Website 616 1,000 - 1,000 300 500 Intrest 968,981 951,581 - 951,581 475,791 475,791 Principal 435,000 - 450,000 - 475,000 - - Bond/Loan issuance expense - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - < | | 117 | - | - | - | - | - | - |
| Debt Service: Jess Jess Jess Jess Interest 968.381 951.581 - 951.581 475,791 475,791 Principal 435,000 450,000 - 450,000 - - Bond/Loan issuance expense - - - - - - Contingency - - - - - - - Design review - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | - · · | - | , | 32,500 | - | - | - | - |
| Interest Principal Principal Bond/Loan issuance expense 966,881 435,000 951,881 450,000 - 475,791 450,000 475,791 - 475,791 - Bond/Loan issuance expense 1,000 1,000 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - < | | 616 | 1,000 | - | 1,000 | 300 | 500 | 200 |
| Principal 435,000 450,000 - 450,000 - - - Paying agent / trustee fees / legal 1,000 1,000 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - <t< td=""><td></td><td></td><td></td><td></td><td></td><td></td><td></td><td></td></t<> | | | | | | | | |
| Paying agent / trustee fees / legal Bond/Loan issuance expense 1,000 - 1,000 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - < | | · · · · | | - | | 475,791 | 475,791 | - |
| Bond Coan issuance expense - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - </td <td>Principal</td> <td></td> <td></td> <td>-</td> <td></td> <td>-</td> <td>-</td> <td>-</td> | Principal | | | - | | - | - | - |
| Contingency 5,000 5,000 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | 1,000 | 1,000 | - | 1,000 | - | - | - |
| Community Operations Design review Facilities mgmt. & billing - Contract Facilities mgmt. & billing - Spee Projects 113,914 134,300 - 134,300 62,802 67,125 Covenant Enforcement Legal - collections 13,352 12,000 - 48,000 22,290 24,000 Trash removal-residential pickup 151,117 166,900 8,900 158,000 77,847 83,450 Community Activities / Christmas Lights 30,859 22,900 - 22,900 11,888 6,170 Landscaping 249,497 334,900 10,600 324,300 96,664 153,164 WPRA Support 222,242 128,000 - 128,703 122,703 123,703 122,703 10,660 Clubnouse repairs and maintenance 75,236 94,900 - 94,900 42,023 47,450 Pool operations 176,130 208,938 (68,700) 277,648 181,820 121,632 Utilities 207,363 278,100 75,000 203,100 26,369 81,412 Transher SARIA Autority | Bond/Loan issuance expense | - | - | - | - | - | - | - |
| Design réview - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - < | Contingency | - | 5,000 | 5,000 | - | - | - | - |
| Facilities ngmt. & billing - Contract 113,914 134,300 - 134,300 62,802 67,125 Facilities mgmt. & billing - Spec Projects 15,000 7,500 7,500 - 7,500 Covenant Enforcement 44,222 48,000 - 48,000 5,446 6,000 Trash removal-residential pickup 151,117 166,900 8,900 158,000 7,7847 83,450 Community Activities / Christmas Lights 30,859 22,900 - 22,900 11,888 6,170 Landscaping 249,497 334,900 10,600 324,300 96,664 153,164 WPRA Support 222,262 166,500 - 166,500 7,250 7,0620 Show removal 3,936 17,600 - 17,600 7,708 10,560 Clubhouse repairs and maintenance 75,236 94,900 - 94,900 42,023 47,450 Pool operations 176,130 208,938 (68,710) 277,64 181,820 121,632 Utilities< | Community Operations | | | | | | | |
| Facilities mgmt. & billing - Spec Projects - 15,000 7,500 - 7,500 Covenant Enforcement 44,222 48,000 - 48,000 22,296 24,000 Legal - collections 13,352 12,000 - 12,000 5,446 6,000 Trash removal-residential pickup 151,117 166,900 8,900 - 22,900 11,888 6,170 Landscaping 249,497 334,900 10,600 324,300 96,664 153,164 WPRA Support 222,626 166,500 - 166,500 7,250 79,620 Snow removal 3,336 17,600 - 17,600 7,708 10,560 Clubhouse repairs and maintenance 122,340 123,703 - 123,703 82,114 58,602 Sport Fields 336,308 50,000 (150,000) 200,000 146,695 50,000 Grounds maintenance 176,130 208,938 (68,710) 277,648 181,820 121,632 Utilities 207,363 278,10 75,000 23,100 26,369 81,142 | Design review | - | - | - | - | - | - | - |
| Facilities mgmt. & billing - Spec Projects - 15,000 7,500 - 7,500 Covenant Enforcement 44,222 48,000 - 48,000 22,296 24,000 Legal - collections 13,352 12,000 - 12,000 5,446 6,000 Trash removal-residential pickup 151,117 166,900 8,900 - 22,900 11,888 6,170 Landscaping 249,497 334,900 10,600 324,300 96,664 153,164 WPRA Support 222,262 166,500 - 166,500 7,250 79,620 Snow removal 3,336 17,600 - 17,600 7,703 82,114 58,602 Sport Fields 36,308 50,000 (150,000) 200,000 146,695 50,000 Grounds maintenance 77,523 278,100 75,000 273,154 73,154 - Pool operations 176,130 208,938 (68,710) 276,48 181,820 121,632 Utilities SnRIA Authority 51,831 - 51,831 34,134 - | Facilities mgmt. & billing - Contract | 113,914 | 134,300 | - | 134,300 | 62,802 | 67,125 | 4,323 |
| Covenant Enforcement 44,222 48,000 - 48,000 22,296 24,000 Legal - collections 13,352 12,000 - 12,000 5,446 6,000 Trash removal-residential pickup 151,117 166,900 8,900 158,000 77,847 83,450 Community Activities / Christmas Lights 30,859 22,900 - 22,900 11,888 6,170 Landscaping 249,497 334,900 10,600 324,300 96,664 153,164 WPRA Support 222,626 166,500 - 166,500 72,250 79,620 Snow removal 3,336 17,600 - 17,600 7,708 10,560 Cubbouse repairs and maintenance 75,236 94,900 - 94,900 42,023 47,450 Pool operations 176,130 208,938 (68,710) 277,648 18,820 121,632 Utilities 207,363 278,100 75,000 200,000 44,023 44,157 Transfer to SARIA Authority </td <td>Facilities mgmt. & billing - Spec Projects</td> <td>-</td> <td>15,000</td> <td>7,500</td> <td>7,500</td> <td>-</td> <td>7,500</td> <td>7,500</td> | Facilities mgmt. & billing - Spec Projects | - | 15,000 | 7,500 | 7,500 | - | 7,500 | 7,500 |
| Legal - collections 13,352 12,000 - 12,000 5,446 6,000 Trash removal-residential pickup 151,117 166,900 8,900 158,000 77,847 83,450 Community Activities / Christmas Lights 30,859 22,900 - 22,900 11,888 6,170 Landscaping 249,497 334,900 10,600 324,300 96,664 153,164 WPRA Support 222,626 166,500 - 166,500 72,250 79,620 Snow removal 3,936 17,600 - 123,703 82,114 58,602 Sport Fields 336,308 50,000 (150,000) 200,000 146,695 50,000 Grounds maintenance 176,130 208,938 (68,710) 277,644 181,820 121,632 Utilities 207,363 278,100 73,154 - - - - - - - - - - - - - - - - - | • • • • | 44.222 | | - | | 22.296 | | 1,704 |
| Trash removal-residential pickup 151,117 166,900 8,900 158,000 77,847 83,450 Community Activities / Christmas Lights 30,859 22,900 - 22,900 11,888 6,170 Landscaping 249,497 334,900 10,600 324,300 96,664 153,164 WPRA Support 222,626 166,600 - 166,500 72,250 79,620 Snow removal 3,393 17,600 - 17,600 7,708 10,560 Clubhouse repairs and maintenance 122,340 123,703 - 123,703 213,703 82,114 58,602 Sport Fields 336,308 50,000 (150,000) 200,000 146,695 50,000 Grounds maintenance 75,236 94,900 - 94,900 42,023 47,450 Pool operations 176,130 208,938 (68,710) 276,648 181,820 121,632 Utilities 207,363 278,100 75,000 203,100 26,3686 81,412 | Legal - collections | | | - | | | | 554 |
| Community Activities / Christmas Lights 30,859 22,900 - 22,900 11,888 6,170 Landscaping 249,497 334,900 10,600 324,300 96,664 153,164 WPRA Support 222,626 166,500 - 17,600 7,708 10,560 Snow removal 3,936 17,600 - 17,600 7,708 10,560 Clubhouse repairs and maintenance 122,340 123,703 - 123,703 82,114 58,602 Sport Fields 336,305 50,000 (150,000) 220,000 146,685 50,000 Grounds maintenance 75,236 94,900 - 94,900 42,023 47,450 Pool operations 176,130 208,938 (68,710) 227,648 181,820 121,632 Utilities 176,130 208,938 (51,700) 203,100 26,369 81,412 Transfer to SARIA Authority 51,689 51,831 - 51,831 34,136 34,134 Capital outlay <td< td=""><td>•</td><td></td><td></td><td>8,900</td><td></td><td></td><td></td><td>5,603</td></td<> | • | | | 8,900 | | | | 5,603 |
| Landscaping 249,497 334,900 10,600 324,300 96,664 153,164 WPRA Support 222,626 166,500 - 166,500 72,250 79,620 Snow removal 3,936 17,600 - 17,600 7,708 10,560 Clubhouse repairs and maintenance 122,340 123,703 - 123,703 82,114 58,602 Sport Fields 336,908 50,000 (150,000) 200,000 146,695 50,000 Grounds maintenance 75,236 94,900 - 94,900 42,023 47,450 Pool operations 176,130 208,938 (68,710) 277,648 181,820 121,632 Utilities 207,363 278,100 75,000 203,100 26,369 81,412 Transfer to SARIA Authority 51,889 51,831 - 51,831 34,136 34,134 Capital outlay - - - 488,045 - 489,645 241,600 244,823 Contingency | | | | - | | | | (5,718 |
| WPRA Support 222,626 166,500 - 166,500 72,250 79,620 Snow removal 3,936 17,600 - 17,600 7,708 10,560 Clubhouse repairs and maintenance 122,340 123,703 - 123,703 82,114 58,602 Sport Fields 336,308 50,000 (150,000) 200,000 146,695 50,000 Grounds maintenance 75,236 94,900 - 94,900 42,023 47,450 Pool operations 176,130 208,938 (68,710) 277,648 181,820 121,632 Utilities 207,363 278,100 750,000 203,100 26,369 81,412 Transfer to SARIA Authority 51,689 51,831 - 51,831 34,136 34,134 Capital outlay - - - - - - - - Proposed facilities - Project costs 1,799,730 - (73,154) 73,154 73,154 - - 77,500 | | | | 10 600 | | | | 56,500 |
| Snow removal Clubhouse repairs and maintenance 3,936 122,340 17,600 122,340 - 17,600 123,703 7,708 82,114 10,560 Sport Fields Grounds maintenance 336,308 50,000 (150,000) 200,000 146,695 50,000 Grounds maintenance 75,236 94,900 - 94,900 42,023 47,450 Pool operations 176,130 208,938 (68,710) 277,648 181,820 121,632 Utilities 207,363 278,100 75,000 203,100 26,369 81,412 Transfer to SARIA Authority 51,689 51,831 - 51,831 34,136 34,134 Capital outlay - - (73,154) 73,154 - - Proposed facilities - Project costs 1,799,730 - (73,154) 73,154 - - WPRA fee 468,106 489,645 - 489,645 - 489,645 - 77,500 TOTAL EXPENDITURES 5,816,393 4,204,471 47,140 4,157,331 1,857,3 | | | | - | , | | | 7,370 |
| Clubhouse repairs and maintenance 122,340 123,703 - 123,703 82,114 58,602 Sport Fields 336,308 50,000 (150,000) 200,000 146,695 50,000 Grounds maintenance 75,236 94,900 - 94,900 42,023 47,450 Pool operations 176,130 208,938 (68,710) 277,648 181,820 121,632 Utilities 207,363 278,100 75,000 203,100 26,369 81,412 Transfer to SARIA Authority 51,689 51,831 - 51,831 34,136 34,134 Capital outlay - - - - - - - VPRA fee 468,106 489,645 - 489,645 241,600 244,823 Contingency 169,300 169,300 - - 77,500 TOTAL EXPENDITURES 5,816,393 4,204,471 47,140 4,157,331 1,857,377 1,863,727 CHANGE IN FUND BALANCE (1,453,787) 12 | | | | _ | | | | 2,853 |
| Sport Fields 336,308 50,000 (150,000) 200,000 146,695 50,000 Grounds maintenance 75,236 94,900 - 94,900 42,023 47,450 Pool operations 176,130 208,938 (68,710) 277,648 181,820 121,632 Utilities 207,363 278,100 75,000 203,100 26,369 81,412 Transfer to SARIA Authority 51,689 51,831 - 51,831 34,136 34,134 Capital outlay - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - 77,500 Total sependitures Foilogano 169,300 146,935 16,937 1,863,727 1,863,727 1,863,727 Change In FUND BALANCE 4,085,648 <td></td> <td></td> <td></td> <td>-</td> <td></td> <td></td> <td></td> <td>(23,512</td> | | | | - | | | | (23,512 |
| Grounds maintenance 75,236 94,900 - 94,900 42,023 47,450 Pool operations 176,130 208,938 (68,710) 277,648 181,820 121,632 Utilities 207,363 278,100 75,000 203,100 26,369 81,412 Transfer to SARIA Authority 51,689 51,831 - 51,831 34,134 Capital outlay - - - - - - Proposed facilities - Project costs 1,799,730 - (73,154) 73,154 73,154 - WPRA fee 468,106 489,645 - 489,645 241,600 244,823 Contingency - 169,300 169,300 - 77,500 TOTAL EXPENDITURES 5,816,393 4,204,471 47,140 4,157,331 1,857,377 1,863,727 CHANGE IN FUND BALANCE (1,453,787) 121,908 199,107 321,015 887,166 780,330 BEGINNING FUND BALANCE 2,631,861 1,981,648 | | | | - | | | | |
| Pool operations 176,130 208,938 (68,710) 277,648 181,820 121,632 Utilities 207,363 278,100 75,000 203,100 26,369 81,412 Transfer to SARIA Authority 51,689 51,831 - 51,831 34,136 34,134 Capital outlay - - - - - - - Proposed facilities - Project costs 1,799,730 - (73,154) 73,154 73,154 - - - - - - - - - - - - 77,500 TOTAL EXPENDITURES 5,816,393 4,204,471 47,140 4,157,331 1,857,377 1,863,727 CHANGE IN FUND BALANCE (1,453,787) 121,908 199,107 321,015 887,166 780,330 BEGINNING FUND BALANCE 2,631,861 1,859,740 772,122 2,631,861 1,859,740 Restricted - TABOR emergency reserve 8,862 46,935 16,137 63,072 20,289 - <td>•</td> <td></td> <td></td> <td>(150,000)</td> <td></td> <td></td> <td></td> <td>(96,694</td> | • | | | (150,000) | | | | (96,694 |
| Utilities 207,363 278,100 75,000 203,100 26,369 81,412 Transfer to SARIA Authority 51,831 - 51,831 34,136 34,134 Capital outlay - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - 77,500 20,283 36,372 24,823 - - - - - - - - - - - - - - - <td></td> <td></td> <td></td> <td>-</td> <td></td> <td></td> <td></td> <td>5,427</td> | | | | - | | | | 5,427 |
| Transfer to SARIA Authority Capital outlay 51,689 51,831 - 51,831 34,136 34,134 Capital outlay - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | | , | (, , | | | | (60,188 |
| Capital outlay - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | | | 75,000 | | | | 55,043 |
| Proposed facilities - Project costs 1,799,730 - (73,154) 73,154 73,154 73,154 - WPRA fee 468,106 489,645 - 489,645 - 489,645 241,600 244,823 Contingency 169,300 169,300 - - 77,500 TOTAL EXPENDITURES 5,816,393 4,204,471 47,140 4,157,331 1,857,377 1,863,727 CHANGE IN FUND BALANCE (1,453,787) 121,908 199,107 321,015 887,166 780,330 BEGINNING FUND BALANCE 4,085,648 1,859,740 772,122 2,631,861 1,859,740 ENDING FUND BALANCE 2,631,861 1,859,740 772,122 2,631,861 1,859,740 ENDING FUND BALANCE 2,631,861 1,859,740 772,122 2,631,861 1,859,740 Ending Fund BALANCE 8,362 46,935 16,137 63,072 20,289 2,640,070 Restricted - TABOR emergency reserve 8,8620 88,483 3,217 91,700 91,700 Restricted - SARIA Projects - - - - - - <td></td> <td>51,689</td> <td>51,831</td> <td>-</td> <td>51,831</td> <td>34,136</td> <td>34,134</td> <td>(2</td> | | 51,689 | 51,831 | - | 51,831 | 34,136 | 34,134 | (2 |
| WPRA fee Contingency 468,106 489,645 - 489,645 241,600 244,823 TOTAL EXPENDITURES 5,816,393 4,204,471 47,140 4,157,331 1,857,377 1,863,727 CHANGE IN FUND BALANCE (1,453,787) 121,908 199,107 321,015 887,166 780,330 BEGINNING FUND BALANCE 4,085,648 1,859,740 772,122 2,631,861 1,859,740 ENDING FUND BALANCE 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 ENDING FUND BALANCE 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 ENDING FUND BALANCE: 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 ENDING FUND BALANCE: 8,362 46,935 16,137 63,072 20,289 5 Restricted - TABOR emergency reserve 86,800 88,483 3,217 91,700 91,700 Restricted - SARIA Projects - - - - - - - Assigned - Next Years Budget Deficit - - - | | - | - | - | - | - | - | |
| Contingency 169,300 169,300 - - 77,500 TOTAL EXPENDITURES 5,816,393 4,204,471 47,140 4,157,331 1,857,377 1,863,727 CHANGE IN FUND BALANCE (1,453,787) 121,908 199,107 321,015 887,166 780,330 BEGINNING FUND BALANCE 4,085,648 1,859,740 772,122 2,631,861 1,859,740 ENDING FUND BALANCE 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 ENDING FUND BALANCE: 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 E = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = | | | - | (73,154) | | | - | (73,154 |
| TOTAL EXPENDITURES 5,816,393 4,204,471 47,140 4,157,331 1,857,377 1,863,727 CHANGE IN FUND BALANCE (1,453,787) 121,908 199,107 321,015 887,166 780,330 BEGINNING FUND BALANCE 4,085,648 1,859,740 772,122 2,631,861 2,631,861 1,859,740 ENDING FUND BALANCE 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 ENDING FUND BALANCE 8,362 46,935 16,137 63,072 20,289 Restricted - TABOR emergency reserve 86,800 88,483 3,217 91,700 91,700 Restricted - Debt Covenants 397,102 320,827 36,628 357,455 799,059 Restricted - SARIA Projects - - - - - - Assigned - Capital Improv/Replacement 930,000 390,000 910,000 1,300,000 1,420,000 Assigned - Parks & Operations 414,678 347,321 7,591 354,913 400,048 | | 468,106 | | - | 489,645 | 241,600 | | 3,222 |
| CHANGE IN FUND BALANCE (1,453,787) 121,908 199,107 321,015 887,166 780,330 BEGINNING FUND BALANCE 4,085,648 1,859,740 772,122 2,631,861 1,859,740 ENDING FUND BALANCE 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 ENDING FUND BALANCE 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 ENDING FUND BALANCE: 1,981,648 971,229 2,952,877 3,519,028 2,640,070 Nonspendable 8,362 46,935 16,137 63,072 20,289 5 Restricted - TABOR emergency reserve 8,362 46,935 16,137 63,072 20,289 5 Restricted - SARIA Projects 397,102 320,827 36,628 357,455 799,059 - Assigned - Next Years Budget Deficit - - - - - - Assigned - Parks & Operations 930,000 390,000 910,000 1,300,000 1,420,000 Assigned | Contingency | - | 169,300 | 169,300 | - | - | 77,500 | 77,500 |
| CHANGE IN FUND BALANCE (1,453,787) 121,908 199,107 321,015 887,166 780,330 BEGINNING FUND BALANCE 4,085,648 1,859,740 772,122 2,631,861 1,859,740 ENDING FUND BALANCE 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 ENDING FUND BALANCE 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 ENDING FUND BALANCE: 1,981,648 971,229 2,952,877 3,519,028 2,640,070 Nonspendable 8,362 46,935 16,137 63,072 20,289 5 Restricted - TABOR emergency reserve 8,362 46,935 16,137 63,072 20,289 5 Restricted - SARIA Projects 397,102 320,827 36,628 357,455 799,059 - Assigned - Next Years Budget Deficit - - - - - - Assigned - Parks & Operations 930,000 390,000 910,000 1,300,000 1,420,000 Assigned | | 5 816 393 | 4 204 471 | 47 140 | 4 157 331 | 1 857 377 | 1 863 727 | 6,350 |
| BEGINNING FUND BALANCE 4,085,648 1,859,740 772,122 2,631,861 2,631,861 1,859,740 ENDING FUND BALANCE 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 ENDING FUND BALANCE = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = | | | | | | | | 106,836 |
| ENDING FUND BALANCE 2,631,861 1,981,648 971,229 2,952,877 3,519,028 2,640,070 = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = =< | | | | | - | | | |
| COMPONENTS OF FUND BALANCE: - - - - Nonspendable 8,362 46,935 16,137 63,072 20,289 Restricted - TABOR emergency reserve 86,800 88,483 3,217 91,700 91,700 Restricted - Debt Covenants 397,102 320,827 36,628 357,455 799,059 Restricted - SARIA Projects - - - - - Assigned - Next Years Budget Deficit - - - - - Assigned - Parks & Operations 414,678 347,321 7,591 354,913 400,048 | | | | | | | | 772,122 |
| COMPONENTS OF FUND BALANCE: - - - Nonspendable 8,362 46,935 16,137 63,072 20,289 Restricted - TABOR emergency reserve 86,800 88,483 3,217 91,700 91,700 Restricted - Debt Covenants 397,102 320,827 36,628 357,455 799,059 Restricted - SARIA Projects - - - - - Assigned - Next Years Budget Deficit - - - - - Assigned - Capital Improv/Replacement 930,000 390,000 910,000 1,300,000 1,420,000 Assigned - Parks & Operations 414,678 347,321 7,591 354,913 400,048 | ENDING FUND BALANCE | , , | | | | | | 878,958 |
| Nonspendable 8,362 46,935 16,137 63,072 20,289 Restricted - TABOR emergency reserve 86,800 88,483 3,217 91,700 91,700 Restricted - Debt Covenants 397,102 320,827 36,628 357,455 799,059 Restricted - SARIA Projects - - - - - Assigned - Next Years Budget Deficit - - - - - Assigned - Capital Improv/Replacement 930,000 390,000 910,000 1,300,000 1,420,000 Assigned - Parks & Operations 414,678 347,321 7,591 354,913 400,048 | | = | = | = . | = | = | = | = |
| Restricted - TABOR emergency reserve 86,800 88,483 3,217 91,700 91,700 Restricted - Debt Covenants 397,102 320,827 36,628 357,455 799,059 Restricted - SARIA Projects - - - - - Assigned - Next Years Budget Deficit - - - - - Assigned - Capital Improv/Replacement 930,000 390,000 910,000 1,300,000 1,420,000 Assigned - Parks & Operations 414,678 347,321 7,591 354,913 400,048 | COMPONENTS OF FUND BALANCE: | | | | | | | |
| Restricted - TABOR emergency reserve 86,800 88,483 3,217 91,700 91,700 Restricted - Debt Covenants 397,102 320,827 36,628 357,455 799,059 Restricted - SARIA Projects - - - - - Assigned - Next Years Budget Deficit - - - - - Assigned - Capital Improv/Replacement 930,000 390,000 910,000 1,300,000 1,420,000 Assigned - Parks & Operations 414,678 347,321 7,591 354,913 400,048 | Nonspendable | 8,362 | 46,935 | 16,137 | 63,072 | 20,289 | | |
| Restricted - SARIA Projects - - - - Assigned - Next Years Budget Deficit - - - - - Assigned - Capital Improv/Replacement 930,000 390,000 910,000 1,300,000 1,420,000 Assigned - Parks & Operations 414,678 347,321 7,591 354,913 400,048 | Restricted - TABOR emergency reserve | 86,800 | 88,483 | 3,217 | 91,700 | 91,700 | | |
| Assigned - Next Years Budget Deficit - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | Restricted - Debt Covenants | 397,102 | 320,827 | | 357,455 | 799,059 | | |
| Assigned - Next Years Budget Deficit - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | - | - | - | - | - | | |
| Assigned - Capital Improv/Replacement 930,000 390,000 910,000 1,300,000 1,420,000 Assigned - Parks & Operations 414,678 347,321 7,591 354,913 400,048 | • | | - | - | - | - | | |
| Assigned - Parks & Operations 414,678 347,321 7,591 354,913 400,048 | o | 930.000 | 390.000 | 910.000 | 1.300.000 | 1,420.000 | | |
| | | | | | | | | |
| | | | | | | | | |
| | - | | | | | | | |
| TOTAL ENDING FUND BALANCE 2,631,861 1,981,648 971,229 2,952,876 3,519,028 | TOTAL ENDING FUND BALANCE | 2,631,861 | 1,981,648 | 971,229 | 2,952,876 | 3,519,028 | | |

| Wheatlands Metropolitan District Statement of Revenues, Expenditures, & C For the Period Indicated | hanges In Fund | Balance | | | Modified Accrual Basis | Print Date: | 8/2/2023 |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------|------------------------------------------------------------|-------------------------------------------------------|-------------------------------------------------------|----------------------------------------------|--------------------------------|------------------------------------|
| | 2022 Audited Actual | 2023 Adopted Budget | Variance Positive (Negative) | 2023 Forecast | YTD Thru 06/30/23 Actual | YTD Thru 06/30/23 Budget | Variance Positive (Negative) |
| GENERAL FUND | | | | | | | |
| REVENUE | | | | | | | |
| Property taxes | 1,730,405 | 1,830,006 | - | 1,830,006 | 1,205,251 | 1,205,163 | 88 |
| Abatements | - | - | - | - | - | - | - |
| Specific ownership taxes | 111,128 | 114,375 | - | 114,375 | 51,176 | 47,656 | 3,519 |
| Interest income | 57,652 | 3,000 | 107,000 | 110,000 | 57,912 | 1,500 | 56,412 |
| Other income | 306 | - | - | - | 46 | - | 46 |
| TOTAL REVENUE | 1,899,491 | 1,947,381 | 107,000 | 2,054,381 | 1,314,385 | 1,254,319 | 60,066 |
| EXPENDITURES | | | | | | | |
| Accounting - contract | 65,256 | 74,100 | - | 74,100 | 37,032 | 37,050 | 18 |
| Accounting - special projects | 16,449 | 12,000 | - | 12,000 | 2,404 | 6,000 | 3,596 |
| Audit | 5,000 | 5,800 | 400 | 5,400 | 5,400 | 5,800 | 400 |
| County treasurer's fees | 25,963 | 27,450 | - | 27,450 | 18,080 | 18,077 | (3) |
| Director's fees | 7,105 | 12,000 | - | 12,000 | - | - | - |
| Director expenses and equipment | 1,254 | 2,500 | - | 2,500 | - | 1,250 | 1,250 |
| Election | 33,703 | 35,000 | 32,465 | 2,535 | 2,535 | 35,000 | 32,465 |
| Insurance & bonds | 5,659 | 6,500 | 1,095 | 5,405 | 5,405 | 6,500 | 1,095 |
| Legal - contract | 62,179 | 73,300 | 8,300 | 65,000 | 31,424 | 36,650 | 5,226 |
| Legal - special projects Bank Charges | 2,650 27 | 5,000 500 | - | 5,000 500 | - | 2,500 250 | 2,500 250 |
| Miscellaneous | 117 | 500 | - | 500 | - | 250 | 200 |
| Contingency | | 30,000 | 30,000 | _ | | | |
| Website | 616 | 1,000 | - 30,000 | 1,000 | 300 | 500 | 200 |
| TOTAL EXPENDITURES | 225,979 | 285,150 | 72,260 | 212,890 | 102,580 | 149,577 | 46,997 |
| Excess Revenue Over Expenditures | 1,673,512 | 1,662,231 | 179,260 | 1,841,491 | 1,211,805 | 1,104,742 | 107,063 |
| OTHER SOURCES (USES) | ., | -,, | | .,, | -,, | -, | , |
| Transfers (To)/From Debt Service Fund | - | | - | - | - | - | - |
| Transfers (To)/From SARIA Fund | - | | - | - | - | - | |
| Transfers (To)/From Operations Fund | - | | - | - | - | - | |
| Transfers (To)/From Park Fund | (3,125,921) | (1,441,296) | (29,453) | (1,470,749) | (724,543) | (700,106) | (24,437) |
| Total Other Sources / (Uses) | (3,125,921) | (1,441,296) | (29,453) | (1,470,749) | (724,543) | (700,106) | (24,437) |
| CHANGE IN FUND BALANCE | (1,452,409) | 220,935 | 149,807 | 370,742 | 487,262 | 404,636 | 82,626 |
| | | | | | | 4 000 470 | 759,898 |
| BEGINNING FUND BALANCE | 3,234,779 | 1,022,472 | 759,898 | 1,782,370 | 1,782,370 | 1,022,472 | 155,050 |
| BEGINNING FUND BALANCE ENDING FUND BALANCE | 3,234,779 1,782,370 | 1,022,472 1,243,407 | 759,898 909,705 | 1,782,370 2,153,112 | 1,782,370 2,269,632 | 1,022,472 | 842,524 |
| ENDING FUND BALANCE | | | | | | | |
| ENDING FUND BALANCE | 1,782,370 = | 1,243,407 = | 909,705 = | 2,153,112 | | 1,427,108 | 842,524 |
| ENDING FUND BALANCE COMPONENTS OF FUND BALANCE Nonspendable | 1,782,370 = 450 | 1,243,407 = 6,825 | 909,705 = (1,150) | 2,153,112 5,675 | 2,269,632 = - | 1,427,108 | 842,524 |
| ENDING FUND BALANCE COMPONENTS OF FUND BALANCE Nonspendable Restricted - TABOR emergency reserve | 1,782,370 = 450 57,000 | 1,243,407 = 6,825 58,500 | 909,705 = (1,150) 3,200 | 2,153,112 5,675 61,700 | 2,269,632 = 61,700 | 1,427,108 | 842,524 |
| ENDING FUND BALANCE COMPONENTS OF FUND BALANCE Nonspendable Restricted - TABOR emergency reserve Assigned - Capital Improv/Replacement | 1,782,370 = 450 | 1,243,407 = 6,825 | 909,705 = (1,150) | 2,153,112 5,675 | 2,269,632 = - | 1,427,108 | 842,524 |
| ENDING FUND BALANCE COMPONENTS OF FUND BALANCE Nonspendable Restricted - TABOR emergency reserve Assigned - Capital Improv/Replacement Assigned - Next Years Budget Deficit | 1,782,370 = 450 57,000 | 1,243,407 = 6,825 58,500 | 909,705 = (1,150) 3,200 910,000 | 2,153,112 5,675 61,700 | 2,269,632 = 61,700 | 1,427,108 | 842,524 |
| ENDING FUND BALANCE COMPONENTS OF FUND BALANCE Nonspendable Restricted - TABOR emergency reserve Assigned - Capital Improv/Replacement Assigned - Next Years Budget Deficit Restricted - Debt Covenants | 1,782,370 = 450 57,000 930,000 - - | 1,243,407 = 6,825 58,500 390,000 | 909,705 = (1,150) 3,200 910,000 - - | 2,153,112 5,675 61,700 1,300,000 - | 2,269,632 = 61,700 1,420,000 | 1,427,108 | 842,524 |
| ENDING FUND BALANCE COMPONENTS OF FUND BALANCE Nonspendable Restricted - TABOR emergency reserve Assigned - Capital Improv/Replacement Assigned - Next Years Budget Deficit | 1,782,370 = 450 57,000 930,000 - | 1,243,407 = 6,825 58,500 | 909,705 = (1,150) 3,200 910,000 | 2,153,112 5,675 61,700 | 2,269,632 = 61,700 | 1,427,108 | 842,524 |

| Wheatlands Metropolitan District Statement of Revenues, Expenditures, & For the Period Indicated | Changes In Fund | Balance | | | Modified Accrual Basis | Print Date: | 8/2/2023 |
|--------------------------------------------------------------------------------------------------------|---------------------------|---------------------------|------------------------------------|------------------|--------------------------------|--------------------------------|------------------------------------|
| | 2022 Audited Actual | 2023 Adopted Budget | Variance Positive (Negative) | 2023 Forecast | YTD Thru 06/30/23 Actual | YTD Thru 06/30/23 Budget | Variance Positive (Negative) |
| DEBT SERVICE FUND | | | | | | | |
| REVENUE | | | | | | | |
| Property taxes Abatements | 1,312,152 | 1,275,535 - | - | 1,275,535 - | 840,073 | 840,013 - | 60 |
| Specific ownership taxes | 84,267 | 76,532 | - | 76,532 | 35,670 | 31,888 | 3,782 |
| Interest income | 14,656 | 6,000 | 24,000 | 30,000 | 14,606 | 352 | 14,254 |
| TOTAL REVENUE | 1,411,076 | 1,358,067 | 24,000 | 1,382,067 | 890,349 | 872,253 | 18,096 |
| EXPENDITURES | | | | | | | |
| Accounting - Special Projects Legal | - | - | - | - | - | - | - |
| Treasurer's fees | 19.688 | 19,133 | - | 19,133 | 12,602 | 12,599 | (3) |
| Bond interest - Series 2015 | 968,981 | 951,581 | - | 951,581 | 475,791 | 475,791 | (0) |
| Bond principal - Series 2015 | 435,000 | 450,000 | - | 450,000 | - | - | - |
| Paying agent / trustee fees | 1,000 | 1,000 | - | 1,000 | - | - | - |
| Contingency | | 5,000 | 5,000 | - | | - | - |
| TOTAL EXPENDITURES | 1,424,669 | 1,426,714 | 5,000 | 1,421,714 | 488,393 | 488,390 | (3) |
| Excess Revenue Over Expenditures | (13,593) | (68,647) | 29,000 | (39,647) | 401,956 | 383,863 | 18,093 |
| OTHER SOURCES / (USES) | | | | | | | |
| Transfers (To)/From Other Funds | - | - | - | - | - | - | - |
| Bond proceeds | - | - | - | - | - | - | - |
| Bond premium | - | - | - | - | - | - | - |
| Total Other Sources / (Uses) | - | - | - | - | - | - | - |
| CHANGE IN FUND BALANCE | (13,593) | (68,647) | 29,000 | (39,647) | 401,956 | 383,863 | 18,093 |
| BEGINNING FUND BALANCE | 410,695 | 389,474 | 7,628 | 397,102 | 397,102 | 389,474 | 7,628 |
| ENDING FUND BALANCE | 397,102 | 320,827 | 36,628 | 357,455 | 799,059 | 773,337 | 25,721 |
| | = | = | = | | = | = | = |

| Wheatlands Metropolitan District Statement of Revenues, Expenditures, & Ch For the Period Indicated | anges In Fund | Balance | | | Modified Accrual Basis | Print Date: | 8/2/2023 |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------|-----------------------------|------------------------------------|------------------------------|--------------------------------|--------------------------------|------------------------------------|
| | 2022 Audited Actual | 2023 Adopted Budget | Variance Positive (Negative) | 2023 Forecast | YTD Thru 06/30/23 Actual | YTD Thru 06/30/23 Budget | Variance Positive (Negative) |
| SARIA FUND | | | | | | | |
| REVENUE Property taxes Abatements Specific Ownership Tax Interest income | 52,477 - - | 52,621 - - | - | 52,621 - - - | 34,656 - - | 34,654 - - | 3 - - |
| Other income | - | 2,500 | (2,500) | - | - | - | - |
| TOTAL REVENUE | 52,477 | 55,121 | (2,500) | 52,621 | 34,656 | 34,654 | 3 |
| EXPENDITURES Legal - contract Legal - special projects Capital outlay District ARI Improvements Contribution to SARIA Authority Treasurer's fee Contingency | - - 51,689 787 | - 51,831 789 2,500 | - - - 2,500 | - - 51,831 789 - | - - 34,136 520 | 34,134 520 | - - (2) (0) - |
| TOTAL EXPENDITURES | 52,477 | 55,121 | 2,500 | 52,621 | 34,656 | 34,654 | (3) |
| Excess Revenue Over Expenditures | - | - | - | - | - | - | - |
| OTHER SOURCES / (USES) Transfers (To)/From other Funds | - | | - | - | - | - | - |
| Total Other Sources / (Uses) | - | - | - | - | - | - | - |
| CHANGE IN FUND BALANCE | - | - | - | - | - | - | - |
| BEGINNING FUND BALANCE | - | - | - | - | - | - | - |
| ENDING FUND BALANCE | - | - | - | - | - | - | - |
| | = | = | = | = | = | = | = |

| Audited OPERATIONS FUND Audited Actual Adopted Budget Positive (Negative) 2023 Forecast 06/30/23 Actual 06/30/23 Budget Pos Return REVENUE Operations Fees - Houses Warning letter fees 253,180 252,720 - 252,720 126,340 126,360 Warning letter fees 2,950 3,000 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | Wheatlands Metropolitan District Statement of Revenues, Expenditures, & Cha For the Period Indicated | anges In Fund | Balance | | | Modified Accrual Basis | Print Date: | 8/2/2023 |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------|---------------|----------|------------|----------|------------------------------|-------------|------------------------------------|
| REVENUE Operations Fees - Houses 253,180 252,720 - 252,720 126,340 126,360 Warning letter fees Working capital fees Late charges and collection fees 2,850 3,000 - 3,000 1,550 1,500 Late charges and collection fees 2,850 3,000 - 3,500 2,738 3,500 Legal - collections 3,825 3,500 - 3,500 1,400 1,750 Uolations / Fines 3,925 3,500 - 3,500 1,400 1,750 Other income - - - - - - - TOTAL REVENUE 270,156 269,720 (2,500) 267,220 131,798 134,860 EXPENDITURES - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - </th <th></th> <th>Audited</th> <th>Adopted</th> <th>Positive</th> <th></th> <th>06/30/23</th> <th>06/30/23</th> <th>Variance Positive (Negative)</th> | | Audited | Adopted | Positive | | 06/30/23 | 06/30/23 | Variance Positive (Negative) |
| Operations Fees - Houses Warning letter fees 253,180 252,720 - 252,720 126,340 126,360 Working capital fees 2,950 3,000 - 3,000 1,550 1,500 Legal - collections 4,416 3,500 2,738 3,500 1,750 Design review - - - - - - Volations / Fines 3,925 3,500 - 3,500 1,770 - Other income - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | OPERATIONS FUND | | | | | | | |
| Warking capital fees | REVENUE | | | | | | | |
| Working capital fees 2,950 3,000 - 3,000 1,500 1,500 Late charges and collection fees 5,685 7,000 (2,500) 4,500 2,738 3,500 Legal - collections 4,416 3,500 - 3,500 (2,20) 1,750 Design review - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | Operations Fees - Houses | 253,180 | 252,720 | - | 252,720 | 126,340 | 126,360 | (20) |
| Late charges and collection fees 5,685 7,000 (2,500) 4,500 (2,738) 3,500 Legal - collections 4,416 3,500 - 3,500 (230) 1,750 Design review - - 3,500 - 3,500 1,750 Interest income - - - - - - Other income - - - - - - TOTAL REVENUE 270,156 269,720 (2,500) 267,222 131,798 134,860 EXPENDITURES - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | Warning letter fees | - | - | - | - | - | - | - |
| Legal - collections 4.416 3,500 - 3,500 (230) 1,750 Design review 3,925 3,500 - 3,500 1,400 1,750 Interest income - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | 2,950 | 3,000 | - | 3,000 | 1,550 | 1,500 | 50 |
| Design review Violations / Fines Interest income 3,925 3,500 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | | | (2,500) | | , | | (762) |
| Violations / Fines Interest income 3,925 3,500 - 3,500 1,400 1,750 Other income - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - -< | | 4,416 | 3,500 | - | 3,500 | (230) | 1,750 | (1,980) |
| Interest income Other income - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | - | - | - | - | - | - | - |
| Other income - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - <t< td=""><td></td><td>3,925</td><td>3,500</td><td>-</td><td>3,500</td><td>1,400</td><td>1,750</td><td>(350)</td></t<> | | 3,925 | 3,500 | - | 3,500 | 1,400 | 1,750 | (350) |
| TOTAL REVENUE 270,156 269,720 (2,500) 267,220 131,798 134,860 EXPENDITURES Accounting - Contract - 0&M Design review 4,078 4,600 - 4,600 2,332 2,300 Design review - - 800 132 533 Design review - - - - - Covenant Compliance 44,222 48,000 - 48,000 22,296 24,000 Facilities Management - Contract 22,146 25,900 - 2,500 484 1,250 Billing Service - Late Charges & Collections 1,127 2,500 - 2,600 4,331 6,700 Legal - Contract 1,675 12,900 - 12,900 5,838 6,450 Legal - Contract 2,674 2,600 (1,000) 3,600 2,766 3,500 Legal - Contract 14,300 16,900 8,900 158,000 77,847 83,450 Cortingency 14,300 14,300 - - | | - | - | - | - | - | - | - |
| EXPENDITURES Accounting - Contract - 0&M 4,078 4,600 - 4,600 2,332 2,300 Accounting - Spec Projects - 0&M 1,023 800 - 800 132 533 Design review - - - 800 12,954 12,946 Covenant Compliance 44,222 48,000 - 48,000 22,296 24,000 Facilities Management - Contract 22,146 25,900 - 2,500 12,954 12,946 Facilities Management - Spec Projects 1,122 2,500 - 2,500 484 1,250 Biling Service - Base Rate 11,675 12,900 - 12,900 6,331 6,700 Legal - collections 6,244 7,000 - 7,000 2,766 3,500 Bask Charges 1,204 14,300 - - - - - - - - - - - - - - - - - - - - - <td></td> <td>-</td> <td>-</td> <td>-</td> <td>-</td> <td>-</td> <td>-</td> <td>-</td> | | - | - | - | - | - | - | - |
| Accounting - Contract - 0&M 4,078 4,600 - 4,600 2,332 2,300 Accounting - Spec Projects - 0&M 1,023 800 - 800 132 533 Design review - - - - - - - Covenant Compliance 44,222 48,000 - 48,000 22,296 24,000 Facilities Management - Contract 22,146 25,900 - 2,500 12,954 12,946 Facilities Management - Spec Projects 1,122 2,500 - 2,500 484 1,250 Billing Service - Late Charges & Collections 1,122 2,500 - 12,900 5,838 6,450 Legal - Contract 12,436 13,400 600 12,800 6,331 6,700 Legal - collections 6,244 7,000 - 1,200 6,3500 6,800 158,000 77,847 83,450 Contract 257,940 300,100 22,800 277,300 133,850 143,029 | TOTAL REVENUE | 270,156 | 269,720 | (2,500) | 267,220 | 131,798 | 134,860 | (3,062) |
| Accounting - Spec Projects - 0&M 1,023 800 - 800 132 533 Design review - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - </td <td>EXPENDITURES</td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> | EXPENDITURES | | | | | | | |
| Design review - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - < | Accounting - Contract - O&M | 4,078 | 4,600 | - | 4,600 | 2,332 | 2,300 | (32) |
| Covenant Compliance 44,222 48,000 - 48,000 22,296 24,000 Facilities Management - Contract 22,146 25,900 - 25,900 12,954 12,946 Facilities Management - Spec Projects 1,122 2,500 - 2,500 484 1,250 Billing Service - Late Charges & Collections 1,1675 12,900 - 12,900 5,838 6,450 Legal - Contract 12,436 13,400 600 12,800 6,331 6,700 Legal - spec projects 2,674 2,600 (1,000) 3,600 2,256 1,300 Legal - collections 6,244 7,000 - 7,000 2,766 3,500 Bank Charges 1,204 1,200 - 1,200 615 600 Trash removal - Residential 151,117 166,900 8,900 158,000 77,847 83,450 Contingency 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) Trash removal - Residential </td <td>Accounting - Spec Projects - O&M</td> <td>1,023</td> <td>800</td> <td>-</td> <td>800</td> <td>132</td> <td>533</td> <td>401</td> | Accounting - Spec Projects - O&M | 1,023 | 800 | - | 800 | 132 | 533 | 401 |
| Facilities Management - Contract 22,146 25,900 - 25,900 12,954 12,946 Facilities Management - Spec Projects 1,122 2,500 - 2,500 484 1,250 Billing Service - Late Charges & Collections 1,1675 12,900 - 12,900 6,331 6,700 Legal - Contract 12,436 13,400 600 12,800 6,331 6,700 Legal - Spec projects 2,674 2,600 (1,000) 3,600 2,256 1,300 Legal - collections 6,244 7,000 - 1,200 615 600 Bank Charges 1,204 1,200 14,300 158,000 77,847 83,450 Contingency 151,117 166,900 8,900 158,000 77,847 83,450 Tash removal - Residential 151,117 166,900 8,900 160,000 (2,052) (8,169) Trash removal - Residential 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) OTHER SOURCES / (USES) - - - - - - | Design review | - | - | - | - | - | - | - |
| Facilities Management - Spec Projects Billing Service - Late Charges & Collections 1,122 2,500 - 2,500 484 1,250 Billing Service - Late Charges & Collections 11,675 12,900 - 12,900 5,838 6,450 Legal - Contract 12,436 13,400 600 12,800 6,331 6,700 Legal - spec projects 2,674 2,600 (1,000) 3,600 2,256 1,300 Legal - collections 6,244 7,000 - 7,000 2,766 3,500 Bank Charges 1,204 1,200 - 12,000 615 600 Trash removal - Residential 151,117 166,900 8,900 158,000 77,847 83,450 Contingency 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) OTHER SOURCES / (USES) - - - - - - - - - - - - - - - - - - - - - - - - - - - | Covenant Compliance | 44,222 | 48,000 | - | 48,000 | 22,296 | 24,000 | 1,704 |
| Billing Service - Late Charges & Collections 1,122 2,500 - 2,500 484 1,250 Billing Service - Base Rate 11,675 12,900 - 12,900 5,838 6,450 Legal - Contract 12,436 13,400 600 12,800 6,331 6,700 Legal - spec projects 2,674 2,600 (1,000) 3,600 2,256 1,300 Legal - collections 6,244 7,000 - 7,000 2,766 3,500 Brank Charges 1,204 1,200 - 1,200 615 600 Trash removal - Residential 151,117 166,900 8,900 158,000 77,847 83,450 Contingency 11,4300 14,300 - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | 22,146 | 25,900 | - | 25,900 | 12,954 | 12,946 | (8) |
| Billing Service - Base Rate 11,675 12,900 - 12,900 5,838 6,450 Legal - Contract 12,436 13,400 600 12,800 6,331 6,700 Legal - spec projects 2,674 2,600 (1,000) 3,600 2,256 1,300 Legal - collections 6,244 7,000 - 7,000 2,766 3,500 Bank Charges 1,204 1,200 - 1,200 615 600 Trash removal - Residential Contingency 151,117 166,900 8,900 158,000 77,847 83,450 Contingency 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) Excess Revenue Over Expenditures 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) Trashsers (To)/From other Funds - - - - - - - - - - - - - - - - - - - - | Facilities Management - Spec Projects | - | - | - | - | - | - | - |
| Legal - Contract 12,436 13,400 600 12,800 6,331 6,700 Legal - spec projects 2,674 2,600 (1,000) 3,600 2,256 1,300 Bank Charges 6,244 7,000 - 7,000 2,766 3,500 Bank Charges 1,204 1,200 - 1,200 615 600 Trash removal - Residential 151,117 166,900 8,900 158,000 77,847 83,450 Contingency 14,300 14,300 14,300 - - - - - TOTAL EXPENDITURES 257,940 300,100 22,800 277,300 133,850 143,029 Excess Revenue Over Expenditures 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) OTHER SOURCES / (USES) - - - - - - - - Transfers (To)//From other Funds - - - - - - - - - | | · · · · | , | - | | - | , | 766 |
| Legal - spec projects 2,674 2,600 (1,000) 3,600 2,256 1,300 Legal - collections 6,244 7,000 - 7,000 2,766 3,500 Bank Charges 1,204 1,200 - 1,200 615 600 Trash removal - Residential 151,117 166,900 8,900 158,000 77,847 83,450 Contingency 151,117 166,900 8,900 158,000 77,847 83,450 Contingency 151,117 166,900 8,900 133,850 143,029 Excess Revenue Over Expenditures 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) OTHER SOURCES / (USES) - - - - - - - Total Other Sources / (Uses) - - - - - - - - CHANGE IN FUND BALANCE 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) BEGINNING FUND BALANCE 352, | ÷ | | | - | | | | 612 |
| Legal - collections 6,244 7,000 - 7,000 2,766 3,500 Bank Charges 1,204 1,200 - 1,200 615 600 Trash removal - Residential Contingency 151,117 166,900 8,900 158,000 77,847 83,450 TOTAL EXPENDITURES 257,940 300,100 22,800 277,300 133,850 143,029 Excess Revenue Over Expenditures 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) OTHER SOURCES / (USES) - - - - - - Total Other Sources / (Uses) - - - - - - CHANGE IN FUND BALANCE 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) BEGINNING FUND BALANCE 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) BEGINNING FUND BALANCE 352,390 317,414 24,896 342,310 350,337 339,625 COMPONENTS OF FUND BALANCE | | | | | | | | 369 |
| Bank Charges Trash removal - Residential Contingency 1,204 151,117 1,200 166,900 - 1,200 158,000 - 1,200 77,847 633,450 83,450 TOTAL EXPENDITURES 257,940 300,100 22,800 277,300 133,850 143,029 Excess Revenue Over Expenditures 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) OTHER SOURCES / (USES) Transfers (To)/From other Funds - - - - - Total Other Sources / (Uses) - - - - - - CHANGE IN FUND BALANCE 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) BEGINNING FUND BALANCE 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) BEGINNING FUND BALANCE 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) BEGINNING FUND BALANCE 340,174 347,794 4,596 352,390 352,390 347,794 ENDING FUND BALANCE = = = = = | | | | (1,000) | | | | (956) 734 |
| Trash removal - Residential Contingency 151,117 166,900 14,300 8,900 14,300 158,000 - 77,847 83,450 - TOTAL EXPENDITURES 257,940 300,100 22,800 277,300 133,850 143,029 Excess Revenue Over Expenditures 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) OTHER SOURCES / (USES) Transfers (To)/From other Funds - - - - - Total Other Sources / (Uses) - - - - - - - CHANGE IN FUND BALANCE 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) BEGINNING FUND BALANCE 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) BEGINNING FUND BALANCE 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) BEGINNING FUND BALANCE 340,174 347,794 4,596 352,390 352,390 347,794 ENDING FUND BALANCE = = = = = = = = = = = = = = <td></td> <td></td> <td></td> <td>-</td> <td></td> <td>,</td> <td></td> <td>(15)</td> | | | | - | | , | | (15) |
| Contingency 14,300 14,300 - - TOTAL EXPENDITURES 257,940 300,100 22,800 277,300 133,850 143,029 Excess Revenue Over Expenditures 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) OTHER SOURCES / (USES) - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - < | | | | - 8 900 | | | | 5,603 |
| TOTAL EXPENDITURES 257,940 300,100 22,800 277,300 133,850 143,029 Excess Revenue Over Expenditures 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) OTHER SOURCES / (USES) Transfers (To)/From other Funds - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | 101,117 | | | - | 11,041 | - 00,400 | - 0,000 |
| Excess Revenue Over Expenditures 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) OTHER SOURCES / (USES) Transfers (To)/From other Funds - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - </td <td></td> <td>257 940</td> <td></td> <td></td> <td>277 300</td> <td>133 850</td> <td>143 029</td> <td>9,179</td> | | 257 940 | | | 277 300 | 133 850 | 143 029 | 9,179 |
| OTHER SOURCES / (USES) Transfers (To)/From other Funds - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | | - | | - | | - | | 6,117 |
| Transfers (To)/From other Funds - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | • | 12,210 | (30,300) | 20,500 | (10,000) | (2,032) | (0,103) | 0,117 |
| CHANGE IN FUND BALANCE 12,216 (30,380) 20,300 (10,080) (2,052) (8,169) BEGINNING FUND BALANCE 340,174 347,794 4,596 352,390 352,390 347,794 ENDING FUND BALANCE 352,390 317,414 24,896 342,310 350,337 339,625 352,390 COMPONENTS OF FUND BALANCE - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - - | · · · | - | - | - | - | - | - | - |
| BEGINNING FUND BALANCE 340,174 347,794 4,596 352,390 347,794 ENDING FUND BALANCE 352,390 317,414 24,896 342,310 350,337 339,625 COMPONENTS OF FUND BALANCE = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = | Total Other Sources / (Uses) | - | - | - | - | - | - | - |
| ENDING FUND BALANCE 352,390 317,414 24,896 342,310 350,337 339,625 COMPONENTS OF FUND BALANCE = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = | CHANGE IN FUND BALANCE | 12,216 | (30,380) | 20,300 | (10,080) | (2,052) | (8,169) | 6,117 |
| COMPONENTS OF FUND BALANCE = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = = </td <td>BEGINNING FUND BALANCE</td> <td>340,174</td> <td>347,794</td> <td>4,596</td> <td>352,390</td> <td>352,390</td> <td>347,794</td> <td>4,596</td> | BEGINNING FUND BALANCE | 340,174 | 347,794 | 4,596 | 352,390 | 352,390 | 347,794 | 4,596 |
| COMPONENTS OF FUND BALANCENonspendableRestricted - TABOR emergency reserve8,1009,100(800)8,300Assigned - Future Operations344,290308,31425,696334,010342,037 | ENDING FUND BALANCE | 352,390 | 317,414 | 24,896 | 342,310 | 350,337 | 339,625 | 10,713 |
| | Nonspendable Restricted - TABOR emergency reserve | - 8,100 | 9,100 | - (800) | | - 8,300 | = | = |
| | | - | | - | | - | | |
| | | · · · · | 1 | 1 | , | | | |

| Wheatlands Metropolitan District Statement of Revenues, Expenditures, & Cha For the Period Indicated | anges In Fund | Balance | | | Modified Accrual Basis | Print Date: | 8/2/2023 |
|------------------------------------------------------------------------------------------------------------|---------------------------|---------------------------|------------------------------------|--------------------|--------------------------------|--------------------------------|------------------------------------|
| | 2022 Audited Actual | 2023 Adopted Budget | Variance Positive (Negative) | 2023 Forecast | YTD Thru 06/30/23 Actual | YTD Thru 06/30/23 Budget | Variance Positive (Negative) |
| PARK FUND | | | | | | | |
| REVENUE | | | | | | | |
| Working capital fees | 5,900 | 6,000 | - | 6,000 | 3,100 | 3,000 | 100 |
| Clubhouse rental fees | 30,755 | 25,000 | - | 25,000 | 9,820 | 15,426 | (5,606 |
| Late charges and collection fees | 12,790 | 5,600 | 2,000 | 7,600 | 6,161 | 2,800 | 3,361 |
| Legal - collection fees | 9,937 | 3,750 | - | 3,750 | (518) | 1,875 | (2,393 |
| Park fees - Builders - Lots | - | | - | - | - | - | |
| Park fees - Residential Units | 568,770 | 568,620 | - | 568,620 | 284,265 | 284,310 | (48 |
| Park fees - Apartment Units | 81,120 | 81,120 | - | 81,120 | 40,560 | 40,560 | 2.004 |
| Grant Interest income | 7,453 | - | 2,001 | 2,001 | 2,001 | - | 2,001 |
| Sport Field Program Revenue | _ | - | | - | - | | |
| Other income | 12,682 | 6,000 | 21,966 | 27,966 | 27,966 | - | 27,966 |
| TOTAL REVENUE | 729,408 | 696,090 | 25,967 | 722,057 | 373,354 | 347,971 | 25,383 |
| | 729,400 | 696,090 | 25,907 | 122,051 | 373,354 | 547,971 | 25,565 |
| EXPENDITURES | 40.000 | 40.000 | | 40.000 | 7 405 | 0.050 | 14 |
| Accounting - Contract | 12,336 | 13,900 | - | 13,900 | 7,105 | 6,950 1 867 | (155 |
| Accounting - Special Projects Facilities Management - Contract | 3,068 | 2,800 58 300 | - | 2,800 58,300 | 343 20.206 | 1,867 | 1,523 (167 |
| Facilities Management - Contract Facilities Management - Spec Projects | 50,179 | 58,300 15,000 | - 7,500 | 58,300 7,500 | 29,296 | 29,129 7,500 | (16) 7,50(|
| Billing Service - Late Charges & Collections | 2,523 | 5,600 | 7,500 | 5,600 | 1,096 | 2,800 | 1,704 |
| Billing Service - Base Rate | 26,269 | 29,100 | - | 29,100 | 13,134 | 14,550 | 1,416 |
| Community Activities / Christmas Lights | 30,859 | 22,900 | - | 22,900 | 11,888 | 6,170 | (5,718 |
| Insurance | 33,187 | 38,200 | (11,456) | 49,656 | 49,656 | 38,200 | (11,456 |
| Legal - Contract | 12,436 | 12,800 | (200) | 13,000 | 6,756 | 6,400 | (356 |
| Legal - Special Projects | 14,129 | 12,000 | - | 12,000 | 4,776 | 6,000 | 1,224 |
| Legal - Collections | 7,108 | 5,000 | - | 5,000 | 2,680 | 2,500 | (180 |
| Bank Charges | 1,963 | 2,500 | - | 2,500 | 770 | 1,250 | 480 |
| Park - Project Costs | 1,799,730 | | (73,154) | 73,154 | 73,154 | | (73,154 |
| Sport Field Improvements & Maintenance Sport Field Program Expenses | 336,308 | 50,000 | (150,000) - | 200,000 | 146,695 | 50,000 | (96,694 |
| Irrigation Repairs & Improvements | 45,852 | 43,300 | - | 43,300 | 7,552 | 21,364 | 13,812 |
| Landscape Maintenance Contract - WMD Landscape Improvements - WMD | 164,945 38,700 | 191,600 100,000 | 10,600 | 181,000 100,000 | 89,112 | 95,800 36,000 | 6,688 36,000 |
| Snow Removal | 3,936 | 17,600 | - | 17,600 | 7,708 | 10,560 | 2,853 |
| Clubhouse Repairs and Maintenance | 122,340 | 117,203 | - | 117,203 | 82,114 | 58,602 | (23,512 |
| Parking Lot Maintenance | - 122,040 | 6,500 | - | 6,500 | | | (20,012 |
| Grounds Maintenance | 56,135 | 86,000 | - | 86,000 | 36,232 | 43,000 | 6,768 |
| Chemicals & Supplies | 11,845 | 13,000 | - | 13,000 | 9,233 | 7,800 | (1,433 |
| Contract / Lifeguards | 142,500 | 159,338 | (7,335) | 166,673 | 82,649 | 78,219 | (4,430 |
| Equipment Repairs & Replacement | 21,784 | 36,600 | (61,375) | 97,975 | 89,938 | 35,613 | (54,325 |
| Gas and Electric | 28,917 | 28,100 | - | 28,100 | 4,163 | 9,848 | 5,685 |
| Telephone/ WiFi / Cable | - | - | - | - | - | - | |
| Water and Sewer | 178,446 | 250,000 | 75,000 | 175,000 | 22,205 | 71,563 | 49,358 |
| WPRA Fee | 468,106 | 489,645 | - | 489,645 | 241,600 | 244,823 | 3,222 |
| Community Park Maintenance | 19,101 | 8,900 166 500 | - | 8,900 166 500 | 5,791 72,250 | 4,450 | (1,34 |
| WPRA Support Property Acquisition/Improvements | 222,626 | 166,500 | - | 166,500 | 72,250 | 79,620 | 7,370 |
| Contingency | | - 155,000 | - 155,000 | - | - | - 77,500 | 77,500 |
| | 2.055.220 | | | 2 402 800 | 4 007 007 | | |
| | 3,855,328 | 2,137,386 | (55,420) | 2,192,806 | 1,097,897 | 1,048,077 | (49,820 |
| Excess Revenue Over Expenditures | (3,125,921) | (1,441,296) | (29,453) | (1,470,749) | (724,543) | (700,106) | (24,437 |
| OTHER SOURCES / (USES) Transfers (To)/From other Funds | 3,125,921 | 1,441,296 | 29,453 | 1,470,749 | 724,543 | 700,106 | 24,43 |
| Loan issuance Proceeds from Sale of Land | | - | - | - | | - | |
| | 0.405.004 | 4 444 000 | - | 4 470 740 | - | 700 400 | 04.40 |
| Total Other Sources / (Uses) | 3,125,921 | 1,441,296 | 29,453 | 1,470,749 | 724,543 | 700,106 | 24,437 |
| CHANGE IN FUND BALANCE | - | - | - | - | - | - | (|
| BEGINNING FUND BALANCE | 100,000 | 100,000 | - | 100,000 | 100,000 | 100,000 | |
| ENDING FUND BALANCE | 100,000 | 100,000 | - | 100,000 | 100,000 | 100,000 | (|
| COMPONENTS OF FUND BALANCE | = | = | = | = | = | = | = |
| Nonspendable | 7,912 | 40,110 | 17,287 | 57,397 | 20,289 | | |
| Restricted - TABOR emergency reserve Restricted - Replacement reserve | 21,700 | 20,883 | 817 | 21,700 | 21,700 | | |
| Restricted - Loan reserve & Surplus Assigned for Parks | - 70,388 | - 39,007 | - (18,104) | - 20,903 | 58,011 | | |
| TOTAL ENDING FUND BALANCE | 100,000 | 100,000 | - | 100,000 | 100,000 | | |
| · · · · · · · · · · · · · · · · · · · | , | , | | , | , | | |

Landscape Monthly Status Report

| Project Name | Reporting Cadence |
|----------------------------------|------------------------------|
| Wheatlands Metropolitan District | Monthly (for Board Meetings) |
| Date | Prepared by: |
| July 2023 | Kevin Cox |

III. Lawn Care - Provide updates regarding Mowing/Edging, Fertilization, Weed, Disease and Pest Control – all items listed in contract. Update on any changes, overall maintenance, status and any concerns to be shared with the Board.

-Weekly mowing attempted on a schedule. Major rain delays prevented any normal schedule to maintain.

-Spring aeration completed in April.

-Spring fertilizer application completed in April.

IV. Shrubs/Plants - Provide update regarding Edging, Pruning, Weed, Disease and Pest Control – all items listed in contract. Update on any changes, overall maintenance, status and any concerns to be shared with the Board.

-Spring pruning of shrubs completed in March.

V. Tree Care - Provide update regarding Pruning, Staking, Insect Control, Tree Wells – all items listed in contract. Update on any changes, overall maintenance, status and any concerns to be shared with the Board.

-Protective tree wrap on new trees removed.

-Watering bag on new trees removed.

-Traffic pruning and dead limb removal on going as needed throughout the property.

Misc items as listed in Contract – Provide update on any changes, overall maintenance, status and any concerns to be shared with the Board.

-Weekly checking and replacement of trash and dog waste bags with Wheatlands Park being checked 3 times per week.

-Park bathroom vandalism/misuse is little to none with new policy in place.

-Detention pond inlet/outlet cleaning completed. Next clean out scheduled in July.

VI. Wood and Rock Mulched Areas-

-Repairs from snow removal are complete. Weeds pulled or treated. Limited time due to frequency of rain events.

VII. Native Areas-

-Trash removed.

-Beauty banding completed.

VII. Irrigation Systems-

-Repairs from inspections complete.

-Responding to hot spots.

IX. Landscape Debris Cleanup-

-Policing of property for trash, signs, and debris.

X. Aeration-

-Spring aeration completed in April.

XI. Winter Services-

-Snow removal services completed on- 11/15; 11/18; 11/29; 12/13; 12/22; 12/29; 1/02; 1/18-1/20; 1/21; 1/29; 1/31; 2/15, 2/16;

XII. Bio Hazards-

XIII. Damages-

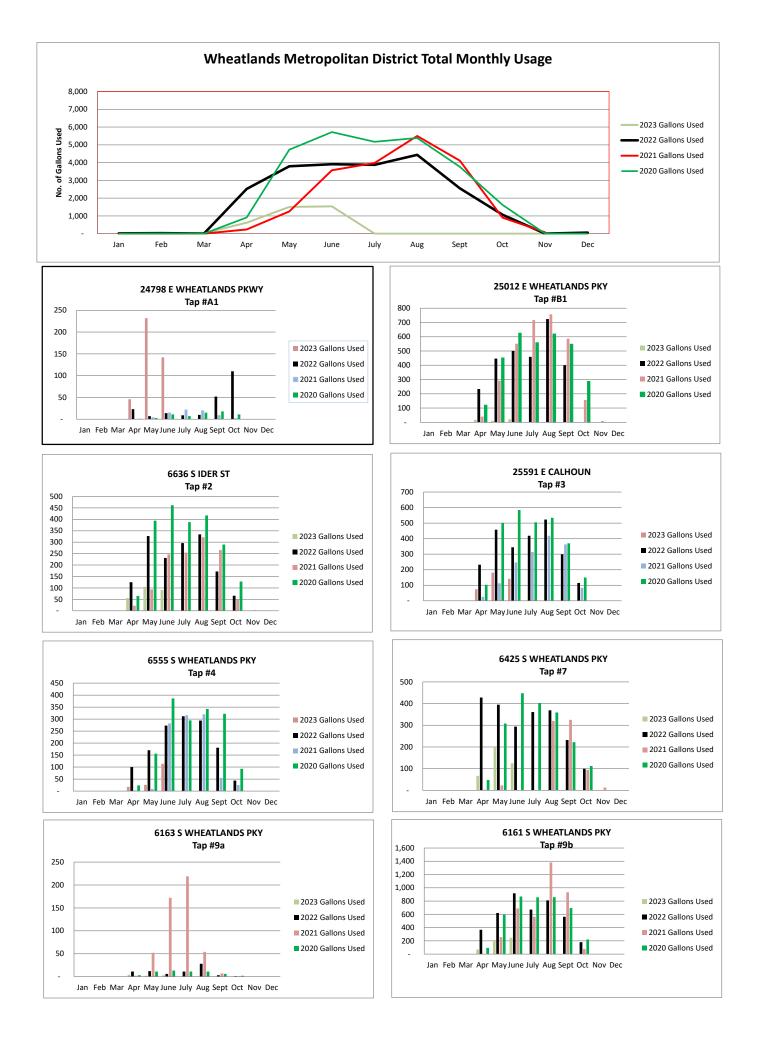
-All snow removal damages repaired to landscape irrigation system, landscape beds and turf areas.

Misc. Items -

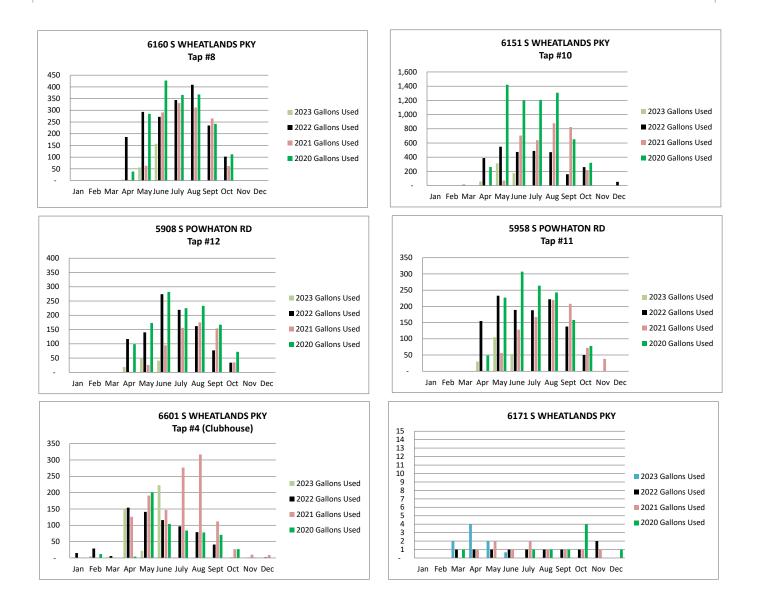
Estimates-

Special Projects (provide an update to any special funding approved by the Board and their status)

- Replacement trees (as per Bob Howey)- Proposal #40572- to be planted before end of August.
- Proposal #40573 replacement tree to be planted on Powhatan (due to vehicle damage) and straightening of second tree. WORK COMPLETEDF 7/20/2023. Invoice sent 7/25/2023 to Isabell at 4:40 a.m. of August
- Replacement of perennial plantings at monuments (as per Leasanne Dominguez) to be completed this week (w.c. 8/7/2023)
- Proposal #40670 (emailed to Isabell 8/1/23 at 11:38 a.m.) for replacement trees at Lowes to be approved. Initially submitted by Bob Howey
- Audit of shrubs/grasses throughout Wheatlands completed and submitted on Estimate #1817- to be approved.
- Proposal #4060 for upgrade to garden beds in Wheatlands Park -with the addition of boulders from Wheatland Parkway median strip- approved and expected to be completed by end of August.
- Proposal #40651 for replacement of Kentucky coffee tree as recommended by Bob Howey. Work completed 7/28/2023



Wheatlands Metropolitan District Total Monthly Usage



2023 SDA Annual Conference Session Topics by Day

This is just the beginning of what we have planned! We'll continue to update this as we finalize our schedule so check back often!

Tuesday, September 12

- Innovative Water Augmentation Program in the San Luis Valley
- 10 Steps to Achieve and Maintain Website Accessibility
- Workplace Wellness for the Win!
- Covenant Enforcement in Districts: Past, Present, and Future
- Using GIS to Track Lead Line Inventory
- Water Usage Across the Colorado Basin
- Senate Bill 23-244: The Amendments to House Bill 21-1110 and Implications for Districts to Comply by 2024
- Rock of Ages: Leveraging the Talent of ALL Generations to Harmonize the Workplace
- National Special Districts Coalition: Defining, Counting, and Advancing Special Districts
- Cyber-SECURE: Why Cybersecurity is Important and Things You Can Do to Lower Risk
- Parliamentary Procedure and Other Tips for Keeping the Peace in Board Meetings
- What Happened to My Taxes? Tracing Property Taxes from Inception to Most Recent Statement
- Special District Litigation in Colorado

Wednesday, September 13

- How Annual Reviews and Updates of Your Rules and Regulations Will Strengthen Your District While Supporting Customers
- The Workforce Housing Crunch: Challenges and Solutions for Special Districts
- Going to the Voters for Funding: Best Practices and Successful Strategies
- Workplace Investigations and Possible Outcomes
- Bond Issuance/Elections: Where Do We Start and What Do All These Legal Words Mean?
- Legislating Transparency and Best Practices: 2022 and 2023 Legislation Affecting Special Districts
- Rumors and Reputation: How to Combat Misinformation and Build Community Trust
- The Ship is Sinking: Top Ten Reasons that a Ship Sinks and How to Fix the Leaks Before It is Too Late
- Boundary Adjustments: The In's and Out's
- No Money? Creative Financing Solutions for Rural Water Districts Integrating Colorado Programs to Fund and Implement Water Infrastructure Projects
- Meet Your Cast and Crew: Maximizing Your Special District's Consultant Team
- Is AI Going to Take My Job? Artificial Intelligence, ChatGPT, and the Future of Work for Special Districts

Thursday, September 14

- Temporary Mill Levy Credits
- Getting Your Water Projects Off the Ground: Filtering Through Funding Options to Meet Your Growing Water Needs
- Deep Dive on All Things Executive Session
- How to Manage Your Own Assets
- Don't Let Your District Fall Out of Compliance with Statutory Requirements: Plan Ahead and Be Ready! Prior Planning Prevents Poor Performance
- Developing an Incident Response Plan for Cyber Attacks
- Senate Bill 23-303 and Proposition HH

2023 August Agenda

District Business

- Pool and pump room and repair update
 - Activity pool water fill valve
 - Activity pool heater repair
 - o CO2 tank valve
 - o Acid Stenner Pump
 - o Activity pool will need to be resurfaced at the end of the season
 - Waiting for estimate for post season pool repairs
- Potential extension of pool use
- Pool waiver will be readdressed after the season
- Facebook page verbiage
- Francoise Bergan newsletter
- Repairs
 - o Sergio stain park pavilion and fix falling off stone
 - o Graffiti removed from sign at Smoky Hill and Wheatlands parkway
 - o Girls pool bathroom shower
 - Girls pool bathroom middle sink faucet replaced
 - o Park repairs
- Park bathroom estimate for key fob
- Basketball Rims and nets ordered
- Hammock signs
- Estimate for Park patch repairs
- Fall Garage sale? (one resident requested)
- Nonresident rental incident -7/23/23
- Erosion on Ider (hillside)
- Lowe's Trees –
- Urban Soccer Field –
- Urban Soccer Field sponsorships Jake Lacy declined, having another panel made to promote more sponsorships
- Authority Update –

Event Recap

- July 20th Food Truck Night with Face painter (Chawna-from Easter)
- July 27th Food Truck Night with Madonna Band

Upcoming Events

- August 17th Food Truck Night with Magician and community band
- October 21th Wheatlands Pumpkin Patch (Jen Cronk sponsoring)
- November 4th Community Wine Tasting Event (different format then last winetasting event)
- December 2nd Wheatlands Santa and Sleigh Ride event 4:30pm-6:30pm





ProSec Integration, LLC 181 E 56th Ave, Suite 601 Denver, CO 80216 Tel. (303)835-8100 www.prosecalarm.com

ESTIMATE NO. 33038

YMCA of Metropolitan Denver 6601 S. Wheatlands Parkway Aurora CO 80016

Date:07/25/2023Salesperson:Trevor HowellQuote No:33038Site:Wheatlands Metro DistrictValid For:30 Day(s)

Re: Wheatlands Metro District

Description

The scope of work includes all parts, material, installation labor, programming, and end user training.

Access Control System For Park Bathroom by PDK -

The scope of work is for the sale and complete installation of 2 door access control system by Pro Data Key. This system is designed to outfit the bathroom entry doors at the park. The system is cloud-based, which offers the most modern system features for a commercial access control system, along with an intuitive, user friendly mobile interface, allowing for end user admin management of the system via PC or mobile device. The access control system can utilize residents existing cards and will have a keypad as an option. The existing access control data base will need to be copied from the DSX system and imported in to the PDK system. The scope of work includes a GSM cell communicator to gain connectivity to the internet and access to the software. The scope of work is contingent upon the bathroom entry doors having the ability to be locked on the outside to allow the electronic strike to hold the door shut and release upon a valid card read.

This proposal includes the following materials:

- (2) Card readers/keypads
- (2) HES Series electric strikes
- (1) GSM cell module
- (1) Access control panel
- (1) Access control door expansion panel
- All cabling and installation labor.

Monthly Hosting and Software Licensing (not included in the install price below):

This system requires a subscription agreement with ProSec Integration for the cloud hosting and user software licensing. The monthly fee for this service is \$18 per month, per door, (\$36 per month for all 2 doors on this proposed system) and \$50 per month for the GSM cell communication plan. (\$86 per month total)

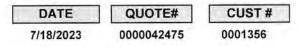
| POOL | 3 | DOCTOR |
|------|---|--------|
| | - | |

Pool Doctor PO Box 150301 Lakewood CO 80215 Phone: 303-232-8600 Fax: 303-675-8280

BILL TO:

Wheatlands Metro Dist (YMCA) c/o Marchetti & Weaver LLC 245 Century Cir Ste 103 Lousiville CO 80027

QUOTE



SHIP TO:

Wheatlands Metro Dist (YMCA) 6601 S Wheatlands Pkwy Aurora CO 80016

| | P.O. NUMBER | TERMS | SALES PER | SON |
|----------|---------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------|-----------|
| | | NET 30 | Craig | |
| QTY | | DESCRIPTION | PRICE EA | AMOUNT |
| | instructions and removing and | ity pool wader heater to the manufacturer's installation replacing the sagging return pipe above the heater (we will from happening again). Includes re-moving and re-plumbing 12' after the boiler outlet. | | |
| 3.00 | Service Call - Zone 4 - annrox | 40 - 50 min from Pool Doctor Shop | 159,99000 | 479.97 |
| 3.00 | Advanced Technician - labor p | | 1,610.00000 | 4,830.00 |
| 3.00 | Helper - labor per day (up to 7 | | 460.00000 | 1,380.00 |
| | Plumbing supplies: | | | |
| 1.00 | CPVC pipe and fittings | | 1,562.50000 | 1,562.50 |
| 1.00 | Schedule 40 pipe and fittings | | 1,250.00000 | 1,250.00 |
| 1.00 | Unistrut pipe support materials | s, clamps, screws, etc. | 1,250.00000 | 1,250.00 |
| 1.00 | Misc supplies/sundries/etc | | 99.99000 | 99.99 |
| 1.00 | | reciation, we recognize all the costs this summer. This place avoid it - the pump room is in much better shape now (still a year)). | -2,170.490 | -2,170.49 |
| Aı ap | igust 19, 2022 (the "Agreen | ndent Contractor Agreement for Pool Maintenance nent"). The Parties agree that all terms and conditions set forth in this Work Authorization. Date: Jul 19, 2 | ns of the Agree | |

| District: Taulette Martin | Date: Jul 19, 2023 |
|---------------------------|--------------------|
| Contractor: | Date: 7/2/123 |
| \angle \prec | |
| TOTAL | \$8,681.97 |

Estimates good for 30 days only.

Customer hereby acknowledges and agrees that any account that becomes delinquent will be subject to collection services. Customer agrees to pay all court & reasonable attorney fees for collection of all past due amounts owed plus interest - theron at 18% per annum on all such amounts outstanding.

| Work approved: Customer Signature | Print Name | Date |
|-----------------------------------|------------|------|
| | | |

GOLDEN SEAL TOTAL ROOFING SYSTEM WARRANTY



WITH LIMITED COVERAGE FOR HAIL

WARRANTY NO.: 1519895 BUILDING OWNER: WHEATLANDS PARK & RECREATION NAME OF BUILDING: WHEATLANDS YMCA BUILDING ADDRESS: 6100 S. KEWAUNEE WAY AURORA, CO DATE OF COMPLETION OF THE CARLISLE TOTAL ROOFING SYSTEM: 3/25/2021 DATE OF ISSUE: 4/12/2021

Carlisle Roofing Systems, Inc., (Carlisle) warrants to the Building Owner (Owner) of the above described building, that; subject to the terms, conditions, and limitations stated in this warranty, Carlisle will repair any leak in the Carlisle Roofing System (Carlisle Total Roofing System) installed by a Carlisle Authorized Roofing Applicator for a period of 20 years, commencing with the date of Carlisle's acceptance of the Carlisle Total Roofing System installation. However, in no event shall Carlisle's obligations extend beyond 20.5 years, subsequent to the date of substantial completion of the Carlisle Total Roofing System. See below for exact date of warranty expiration.

The Carlisle Total Roofing System is defined as the following Carlisle brand materials: Membrane, Flashings, Adhesives and Sealants, Insulation, Cover Boards, Fasteners, Fastener Plates, Fastening Bars, Insulation Adhesives and any other Carlisle brand products utilized in this installation.

TERMS, CONDITIONS, LIMITATIONS

1. Owner shall provide Carlisle with written notice via letter, fax or email within thirty (30) days of any leak in the Carlisle Total Roofing System. Owner should send written notice of a leak to Carlisle's Warranty Services Department at the address set forth at the bottom of this warranty. By so notifying Carlisle, the Owner authorizes Carlisle or its designee to investigate the cause of the leak. Should the investigation reveal the cause of the leak to be outside the scope of this Warranty, investigation and repair costs for this service shall be paid by the Owner.

2. If, upon inspection, Carlisle determines that the leak is caused by a defect in the Carlisle Total Roofing System's materials, or workmanship of the Carlisle Authorized Roofing Applicator in installing the same, Owner's remedies and Carlisle's liability shall be limited to Carlisle's repair of the leak. Carlisle shall have sole responsibility in determining the method of repair of the area.

3. This warranty shall not be applicable if, upon Carlisle's inspection, Carlisle determines that any of the following has occurred:

(a) The Carlisle Total Roofing System is damaged by: natural disasters, lightning, fire, insects, animals, windblown debris or objects, earthquakes, tornados, hail, hurricanes, and winds of (3 second) peak gust speeds of 55 mph or higher measured at 10 meters above ground and hail greater than 2 inches in diameter (as reported by the National Climatic Data Center). Carlisle shall not be responsible for any changes in appearance or surface imperfections caused by hail incidents.

(b) Loss of integrity of the building envelope and/or structure, including, but not limited to, partial or complete loss of roof decking, wall siding, windows, roof top units, doors or other envelope components; or

(c) All associated building components, including but not limited to the deck substrate, joists, columns and foundation, must also meet wind speed design requirements.

(d) The Carlisle Total Roofing System is damaged by any acts, accidents, misuse, abuse, vandalism, civil disobedience or the like; or

(e) Deterioration or failure of building components, including, but not limited to, the roof substrate, walls, mortar, HVAC units, non Carlisle brand metal work, etc., occurs and causes a leak, or otherwise damages the Carlisle Total Roofing System; or

(f) Deterioration of metal materials and accessories caused by marine salt water, atmosphere, or by regular spray of either salt or fresh water; or

(g) Acids, oils, harmful chemicals and the like come in contact with the Carlisle Total Roofing System and cause a leak, or

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otherwise damage the Carlisle Total Roofing System; or

(h) The Carlisle Total Roofing System encounters leaks or is otherwise damaged by condensation resulting from any condition within the building that may generate moisture; or

(i) The Carlisle Authorized Applicator or any additional contractor or subcontractor failed to follow Carlisle's published specifications and details for the approved system assembly or failure to correct all installation deficiencies listed in any Carlisle inspection report.

4. This Warranty shall be null and void if any of the following shall occur:

(a) If, after installation of the Carlisle Total Roofing System by a Carlisle Authorized Roofing Applicator, there are any alterations or repairs made on or through the roof or objects such as, but not limited to, structures, fixtures, solar arrays, wind turbines, roof gardens or utilities are placed upon or attached to the roof without first obtaining written authorization from Carlisle; or

(b) Failure by the Owner to use reasonable care in maintaining the roof, said maintenance to include, but not be limited to, those items listed on Carlisle's Care & Maintenance Guide which accompanies this Warranty.

5. In addition, it shall be Owner's sole responsibility to remove and re-install at Owner's expense, all obstructions, including, but not limited to, structures, fixtures, solar arrays, wind turbines, roof gardens, utilities or other overburden from the affected area as determined by Carlisle that would hinder or impede repairs being made in the most expedient and least expensive manner possible. Owner shall be responsible for all costs associated with any loss of power generation in the event that removal of a solar array is required to repair the roofing system.

6. During the term of this Warranty, Carlisle shall have free access to the roof during regular business hours.

7. Carlisle shall have no obligation under this Warranty while any bills for installation, supplies, service, and/or warranty charges have not been paid in full to the Carlisle Authorized Roofing Applicator, Carlisle, or material suppliers.

8. Carlisle's failure at any time to enforce any of the terms or conditions stated herein shall not be construed to be a waiver of such provision.

9. Carlisle shall not be responsible for the cleanliness or discoloration of the Carlisle Total Roofing System caused by environmental conditions including, but not limited to, dirt, pollutants or biological agents.

10. Carlisle shall have no liability under any theory of law for any claims, repairs, restoration, or other damages including, but not limited to, consequential or incidental damages relating, directly or indirectly, to the presence of any irritants, contaminants, vapors, fumes, molds, fungi, bacteria, spores, mycotoxins, or the like in the building or in the air, land, or water serving the building.

11. This warranty shall be transferable upon a change in ownership of the building when the Owner has completed certain procedures, including a transfer fee and an inspection of the Roofing System by a Carlisle representative.

12. Any dispute, controversy or claim between the Owner and Carlisle concerning this Limited Warranty shall be settled by mediation. In the event that the Owner and Carlisle do not resolve the dispute, controversy or claim in mediation, the Owner and Carlisle agree that any and all suits, proceedings, or claims shall be filed in either the state courts of Cumberland County, Pennsylvania or in the United States District Court for the Middle District of Pennsylvania. Each party irrevocably consents to the jurisdiction and venue of the above-identified courts.

13. Roof System Design Assembly: Carlisle, as manufacturer of commercial roofing products with the sole purpose of offering products for an Owner, design professional, architect, consultant, or engineer when designing/choosing a roof system assembly, assumes no liability nor implies to the suitability of the products for any particular assembly or specific building operation or structure. The Owner, design professional, architect, consultant, or engineer is solely responsible for the assembly chosen for a particular building structure to include the responsibility to properly calculate wind uplift values, design dead loads and live loads, and suitability and condition of building envelope substrate, decking, parapets, drainage, slope, and other attributes pertaining to the performance of the roof system assembly.

14. The Carlisle Authorized Applicator or any additional contractor or subcontractor are not agents of Carlisle.

CARLISLE DOES NOT WARRANT PRODUCTS UTILIZED IN THIS INSTALLATION WHICH IT HAS NOT FURNISHED AND SPECIFICALLY DISCLAIMS LIABILITY, UNDER ANY THEORY OF LAW, ARISING OUT OF THE INSTALLATION AND PERFORMANCE OF, OR DAMAGES SUSTAINED BY OR CAUSED BY, PRODUCTS NOT FURNISHED BY CARLISLE OR THE PRIOR EXISTING ROOFING MATERIAL OVER WHICH THE CARLISLE ROOFING SYSTEM HAS BEEN INSTALLED.

THE REMEDIES STATED HEREIN ARE THE SOLE AND EXCLUSIVE REMEDIES FOR FAILURE OF THE CARLISLE TOTAL ROOFING SYSTEM OR ITS COMPONENTS. THERE ARE NO WARRANTIES EITHER EXPRESSED OR IMPLIED, INCLUDING THE IMPLIED WARRANTIES OF FITNESS FOR A PARTICULAR PURPOSE AND MERCHANTABILITY, WHICH EXTEND BEYOND THE FACE HEREOF. CARLISLE SHALL NOT BE LIABLE FOR ANY INCIDENTAL, CONSEQUENTIAL OR OTHER DAMAGES INCLUDING, BUT NOT LIMITED TO, LOSS OF PROFITS OR DAMAGE TO THE BUILDING OR ITS CONTENTS UNDER ANY THEORY OF LAW.

BY: Mark J. Long

mark & Long

AUTHORIZED SIGNATURE TITLE: Director, Technical and Warranty Services This Warranty Expires: 4/11/2041

Carlisle Care and Maintenance Guide

In order to ensure the long-term performance of your Roofing System and continued warranty service and coverage, regular rooftop maintenance inspections are necessary. While normal aging will occur on all roofs, if not detected early, problems stemming from abuse, contamination, accidents and severe weather can result in extensive and costly repairs or premature failure of the roofing system. Single-ply Roofing Systems are typically low-slope and easy to inspect, but caution must be taken to ensure safety. Carlisle disclaims and assumes no liability for any rooftop activity.

- Owner must retain records related to the Roofing System. Such records include, but are not limited to: the warranty document and serial number, maintenance inspection logs, rooftop traffic logs, service logs, and invoices for work performed on the roofing system.

- Inspect the roof at least every six months (preferably spring and fall) and immediately following any weather event that includes excessive rainfall, high winds and/or hail warnings. Increased number of rooftop maintenance inspections may be required on some roofs as the location may dictate, such as higher trees near the building which will accumulate leaves and debris on the roof and have adverse effects on drainage. In addition, rooftop maintenance inspections should occur after regular maintenance of any rooftop unit.

When inspecting the Roofing System, pay special attention to the following:

- Walls/Parapets/Roof Edge – Wind damage often begins at the perimeter of the roof. Ensure all membrane terminations and edge metal and copings are secure.

- Roof Deck Membrane - Inspect the field of the roof, scanning for damage caused by wind-blown debris or traffic.

- Penetrations/Rooftop Units – Inspect the membrane, flashings and terminations around penetrations and roof top units for possible damage from service work. Ensure the units and terminations are secure.

- Remove debris (leaves, dirt, trash, etc.) – Good roofing practice dictates that water should drain from the roof and that ponded water should evaporate within 48 to 72 hours after a rainfall. Debris can inhibit drainage.

Additional Maintenance Items:

- Foot Traffic – Walkways must be provided if regular traffic is required or if rooftop equipment has a regular thirty (30) day or less maintenance schedule.

- Petroleum Products & Chemicals - Keep all liquids containing petroleum products or chemicals off the membrane to avoid product degradation.

- Animal Fats/Vegetable Oils: EPDM Membranes - Do not exhaust animal fats/vegetable oils directly onto EPDM roof surfaces. TPO & PVC Membranes – Animal fats/vegetable oils must be regularly removed and the rooftop surface cleaned with a mixture of soap and water.

What to do if a leak occurs:

After verifying the leak is through the roofing system, contact Carlisle at 1-800-233-0551 or at www.carlislesyntec.com.
If minor, emergency temporary repairs are made to a suspected leak area, use Carlisle's Lap Sealant or a good-grade rubber caulk to address the repair area (do not use asphaltic roof cement). Please note, Carlisle is not responsible for the cost associated with any emergency temporary repairs.

Alterations to the Roofing System:

- Alterations to the Roofing System must be completed by a Carlisle Authorized Applicator. The Carlisle Authorized Applicator must notify Carlisle when the revision work is complete. The necessary form can be found on the Carlisle website via the Authorized Applicators login.

Warranty Transfer:

- Warranties shall be transferable upon a change in ownership of the building when the Owner has completed certain procedures. This form can be found on the Carlisle website for additional guidelines.

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AUR Active Membership Count: 22.12.01TZ

As of 2023-08-04 10:03:53 Mountain Standard Time/MST • Generated by Kimberly Armitage

Filtered By Show: All memberships Membership Status equals Active Record Type equals Standard Membership MT: Location contains aur Membership Type: Membership Report Filter equals Aurora YMCA,Blackstone Membership Type: Membership Type Name does not contain Trial Pass

| MT: Location 个 | Membership Type: Membership Type Name ↑ | Unique Count of Unique Membership | Record Count |
|-----------------------------------------------------------------------------------------------------------------------|----------------------------------------------|------------------------------------------|--------------|
| Blacksto Blacksto Blacksto Y-Premiu Y-Premiu Y-Premiu Y-Premiu Y-Premiu Y-Premiu Y-Starten | Blackstone Resident Couple (AUR) | 6 | 11 |
| | Blackstone Resident Household (AUR) | 11 | 44 |
| | Blackstone Resident Premium Individual (AUR) | 3 | 3 |
| | Blackstone Resident Y-Starter (AUR) | 5 | 5 |
| | Y-Premium Annual Couple (AUR) | 19 | 38 |
| | Y-Premium Annual Household (AUR) | 32 | 132 |
| | Y-Premium Annual Individual (AUR) | 10 | 10 |
| | Y-Premium Couple (AUR) | 165 | 331 |
| | Y-Premium Household (AUR) | 382 | 1605 |
| | Y-Premium Individual (AUR) | 115 | 115 |
| | Y-Starter (AUR) | 297 | 297 |
| | Y Your Way (AUR) | 26 | 117 |
| Subtotal | | 1071 | 2708 |
| Total | | 1071 | 2708 |

Confidential Information - Do Not Distribute Copyright © 2000-2023 salesforce.com, inc. All rights reserved. From: Dethlefs Family Trust Andrew D. and Carol A. Dethlefs

To: Wheatlands Metropolitan District Isabell Rodau irodau@denverymca.org

Covenant Enforcement and Design wheatlands@amihoa.com

Wheatlands Metropolitan District Board board@wheatlandsmetro.org

August 2,2023

Attention to the above addressees. It has come to my attention that our neighbor above an behind us at 6274 S. Kawaunee Way has more done more alterations to his property which causes drainage and flood problems on my property. I am assuming that Design and Review has approved this modification.

We have had to repair our basement from last years flood at a cost to us of \$22,000.00. At present time, without modification I have put bigger drains in to try to alleviate the problem with a cost of \$3,000.00. ENOUGH IS ENOUGH. Now he has just installed with your approval I'm assuming, a ramp walkway which puts 80% of his non-permeable lot into my backyard. Colorado Law says that I cannot impede flow of natural water. We have French drains on our lot from the builders . The side yards are his drains. According to your water flow plan water was supposed to go to the NE corner of his lot into my French Drains......he planted a tree there, causing water to flow to the center of common fence eroding both sides.

This problem must be IMMEDIATELY addressed. According to the Covenant a drainage plan should have been submitted. To the Design Review Board. I would like a copy of it if possible and please let me know when it will be completed.

If no approval was given regarding this matter, I believe you will take care of this within the 45 day listed in the Covenance.

As a side note, how did the builder get away with no drainage on the higher elevation properties. If the addition of more water affects my french drain, I would expect Wheatlands Metropolitan District to correct the problem.

I understand that you have been notified of this problem before. We bought this property without disclosure of this issue. This is most definitely a very big issue and could lead to litigation.

Thank You Andrew and Carol Dethlefs The Dethlefs Trust

ref. Declaration for Wheatlands Master Homeowners Association

pg. 45 sec 10.6, 7, 8 pg. 38 sec. 9.12 pg. 48 sec.10.20 pg. 47 sec. 10.17