

CREEKSIDE SOUTH ESTATES METROPOLITAN DISTRICT

141 Union Boulevard, Suite 150
Lakewood, Colorado 80228-1898
Tel: 303-987-0835 • 800-741-3254
Fax: 303-987-2032

Join Zoom Meeting

<https://us02web.zoom.us/j/7601691090?pwd=R3B3cjMwdG5XeHlVNENwNU5MdDRDZz09>

Meeting ID: 760 169 1090

Passcode: 488323

Call In Number: 1-669-900-6833

NOTICE OF REGULAR MEETING AND AGENDA

Board of Directors:

Della Thompson

David Deines

Matthew Moeller

VACANT

VACANT

Office:

Treasurer

President

Secretary

Term/Expiration:

2023/May 2023

2025/May 2025

2025/May 2025

2023/May 2023

2025/May 2025

Peggy Ripko

Recording Secretary

DATE: July 7, 2022

TIME: 6:00 P.M.

LOCATION: THIS DISTRICT BOARD MEETING WILL BE HELD BY
TELECONFERENCE WITHOUT ANY INDIVIDUALS (NEITHER DISTRICT
REPRESENTATIVES NOR THE GENERAL PUBLIC) ATTENDING IN
PERSON. IF YOU WOULD LIKE TO ATTEND THIS MEETING, PLEASE
SEE THE ZOOM INFORMATION ABOVE.

I. ADMINISTRATIVE MATTERS

- A. Present Disclosures of Potential Conflicts of Interest and confirm quorum.

- B. Approve Agenda and confirm location of meeting and posting of notices and designate 24-hour posting location.

- C. Discuss results of the cancelled of May 3, 2022 Regular Directors' Election (enclosure).

D. Consider appointment of Officers:

President _____
Treasurer _____
Secretary _____
Asst. Secretary _____
Asst. Secretary _____

E. Consider authorizing interested Board Members to attend the 2022 Special District Association's Annual Conference in Keystone on September 13, 14 and 15, 2022.

F. Discuss vacant Board positions.

II. CONSENT AGENDA (These items are considered to be routine and will be approved by one motion. There will be no separate discussion of these items unless requested; in which event, the item will be removed from the Consent Agenda and considered in the Regular Agenda.)

- A. Approval of Minutes from the November 4, 2021 Special Meeting (enclosure).
- B. Ratify / approve the payment of claims for the period ending June 30, 2022 in the amount of \$71,863.64 (enclosure).
- C. Consider Adoption of Resolution No. 2022-07-01; Designating 24-Hour Posting Location (enclosure).
- D. Accept 2021 Annual Report on the Service Plan (enclosure).
- E. Ratify Division Orders with Great Western (to be distributed).

III. WATER SYSTEM AND OPERATIONS MATTERS

A. Discuss well reports.

B. Discuss recent request from owner's counsel regarding Well #3.

C. Discuss well maintenance, repair, and quality.

- 1. Update on well repairs and expenses (to be distributed).

IV. PUBLIC COMMENT

A. _____

V. FINANCIAL MATTERS

A. Review and accept the unaudited financial statements and cash position statement through the period ending March 31, 2022 (enclosure).

B. Accept approval of the preparation, execution and filing of the Application for Exemption from Audit for 2021 (enclosure - copy of application).

VI. LEGAL MATTERS

A. Consider Adoption of Resolution No. 2022-07-02; Regarding Residential Use of Lots (enclosure).

VII. COVENANT ENFORCEMENT MATTERS

A. Update regarding Community Management in the community.

1. Community Management Report (enclosure).

B. Review and consider approval of new rules and regulations for the District (to be distributed).

VIII. OTHER MATTERS

A. Discuss 2022 Legislative Memorandum (to be distributed).

IX. ADJOURNMENT: **THE NEXT REGULAR MEETING IS SCHEDULED FOR NOVEMBER 3, 2022 ~ BUDGET HEARING**

**NOTICE OF CANCELLATION OF ELECTION
and
CERTIFIED STATEMENT OF RESULTS**

CREEKSIDE SOUTH ESTATES METROPOLITAN DISTRICT

NOTICE IS HEREBY GIVEN pursuant to § 1-13.5-513(6), C.R.S., that, at the close of business on February 28, 2022, there were not more candidates than offices to be filled, including candidates filing affidavits of intent to be write-in candidates, for Creekside South Estates Metropolitan District (the “**District**”). Therefore, the election for the District to be held on May 3, 2022 is hereby cancelled.

The following candidates are declared elected by acclamation:

<u>David Deines</u>	<u>Until May 2025</u>
<u>Matthew Moeller</u>	<u>Until May 2025</u>

The following offices remain vacant:

<u>VACANT</u>	<u>Until May 2023</u>
<u>VACANT</u>	<u>Until May 2025</u>

/s/ Ashley B. Frisbie
Designated Election Official

Contact Person for the District:

Heather L. Hartung, Esq.
WHITE BEAR ANKELE TANAKA & WALDRON
Attorneys at Law
2154 E. Commons Avenue, Suite 2000
Centennial, Colorado 80122
(303) 858-1800

PUBLISHED IN: *Adams County Your Hub*
PUBLISHED ON: March 10, 2022

**RESOLUTION OF DESIGNATED ELECTION OFFICIAL OF
CANCELLATION OF ELECTION
AND DECLARATION OF CANDIDATES ELECTED**

CREEKSID SOUTH ESTATES METROPOLITAN DISTRICT

WHEREAS, the Board of Directors of Creekside South Estates Metropolitan District (the “District”) has duly authorized the Designated Election Official to cancel the election to be conducted on May 3, 2022, and to declare the candidates elected because the Designated Election Official has duly determined, at the close of business on the sixty-third (63rd) day before said election or at any time thereafter, that there were not more candidates for director than offices to be filled, including candidates filing affidavits of intent to be write-in candidates.

NOW, THEREFORE, pursuant to § 1-13.5-513(1), C.R.S., the Designated Election Official hereby cancels the May 3, 2022, election and declares the following candidates to be elected by acclamation for the following terms of office for the District:

<u>Matthew Moeller</u> (Name)	<u>10551 E 158th Ct., Brighton, CO 80602</u> (Address)	<u>May 2025</u>
<u>David M. Deines</u> (Name)	<u>105875 Jamaica Dr. Brighton, CO 80602</u> (Address)	<u>May 2025</u>

The following offices remain vacant:

<u>VACANT</u>	<u>Until May 2023</u>
<u>VACANT</u>	<u>Until May 2025</u>

/s/ Ashley B. Frisbie
Designated Election Official

Contact Person for the District:

Heather L. Hartung, Esq.
WHITE BEAR ANKELE TANAKA & WALDRON
Attorneys at Law
2154 E. Commons Avenue, Suite 2000
Centennial, CO 80122
(303) 858-1800

Resolution No. 2021-11-03

**RESOLUTION OF BOARD OF DIRECTORS
CALLING ELECTION**

CREEKSIDE SOUTH ESTATES METROPOLITAN DISTRICT

§§ 32-1-804, 1-1-111(2), 1-13.5-1103(1), and 1-13.5-513(1), C.R.S.

At a meeting of the Board of Directors (the “**Board**”) of the Creekside South Estates Metropolitan District (the “**District**”), it was moved to adopt the following Resolution:

WHEREAS, the District was organized as a special district pursuant to §§ 32-1-101, *et seq.*, C.R.S. (the “**Special District Act**”); and

WHEREAS, the District is located entirely within Adams County, Colorado (the “**County**”); and

WHEREAS, pursuant to § 32-1-804, C.R.S., the Board governs the conduct of regular and special elections for the District; and

WHEREAS, the Board anticipates holding a regular election on May 3, 2022, for the purpose of electing directors, and desires to take all actions necessary and proper for the conduct thereof (the “**Election**”); and

WHEREAS, the Election shall be conducted pursuant to the Special District Act, the Colorado Local Government Election Code and the Uniform Election Code of 1992, to the extent not in conflict with the Colorado Local Government Election Code, including any amendments thereto, and shall also comply with Article X, § 20 of the Colorado Constitution (“**TABOR**”), as necessary; and

WHEREAS, pursuant to § 1-1-111(2), C.R.S., the Board is authorized to designate an election official (the “Designated Election Official”) to exercise authority of the Board in conducting the Election; and

WHEREAS, pursuant to § 1-13.5-513(1), C.R.S., the Board can authorize the Designated Election Official to cancel the Election upon certain conditions.

NOW, THEREFORE, BE IT RESOLVED by the Board as follows:

1. The Board hereby calls the Election for the purpose of electing directors. The Election shall be conducted as an independent mail ballot election in accordance with §§ 1-13.5-1101, *et seq.*, C.R.S.

2. The Board names Ashley B. Frisbie of the law firm of White Bear Ankele Tanaka & Waldron as the Designated Election Official for the Election. The Designated Election Official shall

act as the primary contact with the County and shall be primarily responsible for ensuring the proper conduct of the Election.

3. Without limiting the foregoing, the following specific determinations also are made:
 - a. The Board hereby directs general counsel to the District to approve the final form of the ballot to be submitted to the eligible electors of the District and authorizes the Designated Election Official to certify those questions and take any required action therewith.
 - b. The Board hereby directs general counsel to the District to oversee the general conduct of the Election and authorizes the Designated Election Official to take all action necessary for the proper conduct thereof and to exercise the authority of the Board in conducting the Election, including, but not limited to, causing the call for nominations; appointment, training and setting compensation of election judges and a board of canvassers, as necessary; all required notices of election, including notices required pursuant to TABOR; printing of ballots; supervision of the counting of ballots and certification of election results; and all other appropriate actions.
4. The District shall be responsible for the payment of any and all costs associated with the conduct of the Election, including its cancellation, if permitted.
5. The Board hereby ratifies any and all actions taken to date by general counsel and the Designated Election Official in connection with the Election.
6. The Board hereby authorizes and directs the Designated Election Official to cancel the Election and to declare the candidates elected if, at the close of business on the sixty-third day before the Election, or at any time thereafter, there are not more candidates for director than offices to be filled, including candidates filing affidavits of intent to be write-in candidates, and so long as the only ballot questions are for the election of candidates. The Board further authorizes and directs the Designated Election Official to publish and post notice of the cancellation as necessary and file such notice and cancellation resolutions with the County Clerk and Recorder and with the Division of Local Government, as required. The Designated Election Official shall also notify the candidates that the Election was canceled and that they were elected by acclamation.
7. This Resolution shall remain in full force and effect until repealed or superseded by subsequent official action of the Board.

[Remainder of Page Intentionally Left Blank]

ADOPTED this 4th day of November, 2021.

CREEKSIDE SOUTH
METROPOLITAN DISTRICT

ESTATES

David M. Deines

Officer of the District

ATTEST:

Della Thompson

APPROVED AS TO FORM:

WHITE BEAR ANKELE TANAKA & WALDRON
Attorneys at Law

Heather L. Hartung

General Counsel to the District

Signature Page to Resolution Calling Election

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE CREEKSIDE SOUTH ESTATES METROPOLITAN DISTRICT (THE “DISTRICT”) HELD NOVEMBER 4, 2021

A special meeting of the Board of Directors of the Creekside South Estates Metropolitan District (referred to hereafter as the “Board”) was convened on Thursday, November 4, 2021, at 6:00 p.m. This District Board meeting was held by Zoom. The meeting was open to the public via conference Zoom.

Directors In Attendance Were:

Della Thompson
David Deines
Matthew Moeller
Gilbert Scott

Also, In Attendance Were:

Peggy Ripko; Special District Management Services, Inc.
Diane Wheeler; Simmons & Wheeler, P.C

**DISCLOSURE OF
POTENTIAL
CONFLICTS OF
INTEREST**

Disclosures of Potential Conflicts of Interest: Ms. Ripko advised the Board that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. Ms. Ripko reported that disclosures for those directors with 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. Ms. Ripko also noted that a quorum was present and 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 disclosures were noted.

**ADMINISTRATIVE
MATTERS**

Agenda: Ms. Ripko distributed for the Board’s review and approval a proposed Agenda for the District's special meeting.

Following discussion, upon motion duly made by Director Scott, seconded by Director Thompson and, upon vote unanimously carried, the Agenda was approved, as amended.

RECORD OF PROCEEDINGS

Resignation of Director: The resignation of Director Stan Martin effective as of September 30, 2021, was acknowledged.

Appointment of Officers: The Board entered into discussion regarding the appointment of officers.

Following discussion, upon motion duly made by Director Thompson, seconded by Director Scott and, upon vote, unanimously carried, the following slate of officers was appointed:

President	David Deines
Treasurer	Della Thompson
Secretary	Matthew Moeller
Assistant Secretary	Gilbert Scott
Recording Secretary	Peggy Ripko

CONSENT AGENDA

Consent Agenda: The Board considered the following actions:

- Approval of Minutes from the July 8, 2021 Special Meeting.
- Ratify / approve the payment of claims for the period ending November 3, 2021 in the amount of \$42,356.80.

Following review, upon motion duly made by Director Moeller, seconded by Director Scott and, upon vote, unanimously carried, the Board approved the Consent Agenda.

PUBLIC COMMENT

Public Comment: There was no public comment.

FINANCIAL MATTERS

Unaudited Financial Statements: Ms. Wheeler reviewed with the Board the unaudited financial statements and cash position statement through the period ending August 31, 2021.

Following discussion, upon motion duly made by Director Scott, seconded by Director Thompson and, upon vote, unanimously carried, the Board accepted the unaudited financial statements and cash position statement through the period ending August 31, 2021.

2021 Budget Amendment Hearing: The President opened the public hearing to consider the Resolution to Amend the 2021 Budget and discuss related issues.

RECORD OF PROCEEDINGS

It was noted that publication of Notice stating that the Board would consider adoption of a Resolution to Amend the 2021 Budget and the date, time and place of the public hearing was made in a newspaper having general circulation within the District. No written objections were received prior to or at this public hearing. No public comments were received and the President closed the public hearing.

The Board determined that an amendment to the 2021 Budget was not necessary.

2022 Budget Hearing: The President opened the public hearing to consider the proposed 2022 Budget and discuss related issues.

It was noted that publication of Notice stating that the Board would consider adoption of the 2022 Budget and the date, time and place of the public hearing was made in a newspaper having general circulation within the District. No written objections were received prior to or at this public hearing.

No public comments were received and the public hearing was closed.

Ms. Wheeler reviewed the estimated 2021 expenditures and the proposed 2022 expenditures.

Following discussion, the Board considered adoption of Resolution No. 2021-11-01; Resolution Adopting Budget, Imposing Mill Levy for the General Fund at 80.000 mills, for a total mill levy of 80.000 mills, and Appropriating Funds. Upon motion duly made by Director Thompson, seconded by Director Deines, and, upon vote, unanimously carried, the Board adopted the Resolution, as discussed, and authorized execution of the Certification of Budget and Certification of Mill Levies, subject to receipt of the final Certification of Assessed Valuation from the County on or before December 10, 2021. The District Accountant was authorized to transmit the Certification of Mill Levies to the Board of County Commissioners of Adams County not later than December 15, 2021. The District Accountant was also authorized to transmit the Certification of Budget to the Division of Local Government not later than January 30, 2022. Copies of the adopted Resolution is attached to these minutes and incorporated herein by this reference.

LEGAL MATTERS

Annual Administrative Resolution: The Board reviewed Resolution No. 2021-11-03: Annual Administrative Resolution.

The Board determined to meet at 6:00 p.m. on March 3, July 7, November 3, 2022 via Zoom Meeting.

RECORD OF PROCEEDINGS

Following discussion, upon motion duly made by Director Scott, seconded by Director Deines and, upon vote, unanimously carried, the Board adopted Resolution No. 2021-11-03: Annual Administrative Resolution. A copy of the Resolution is attached hereto and incorporated herein by this reference.

Election Resolution: The Board reviewed Resolution No. 2021-11-04; Resolution Calling a Regular Election for Directors on May 3, 2022, appointing the Designated Election Official (“DEO”) and authorizing the DEO to perform all tasks required for the conduct of a mail ballot election.

Following discussion, upon motion duly made by Director Scott, seconded by Director Deines and, upon vote, unanimously carried, the Board adopted Resolution No. 2021-11-04; Resolution Calling a Regular Election for Directors on May 3, 2020, appointing the DEO and authorizing the DEO to perform all tasks required for the conduct of a mail ballot election. A copy of the adopted Resolution is attached hereto and incorporated herein by this reference.

Two Methods for Providing Call for Nominations 1) Emailing/Mailing (as required by statute) and 2) Posting to District’s Website: The Board entered into discussion regarding the Two Methods for Providing Call for Nominations 1) Emailing/Mailing (as required by statute) and 2) posting to District’s website.

Following review and discussion, upon motion duly made by Director Scott, seconded by Director Deines and, upon vote, unanimously carried, the Board determined posting on the website will be a second option.

District Website: Ms. Ripko reported to the Board the District’s website is expected to be active in January 2022.

WATER SYSTEM AND OPERATIONS MATTERS

Wells Reports: There were no reports at this time.

Well Maintenance, Repair, and Quality:

Well Repairs and Expenses: There was no update at this time.

COVENANT ENFORCEMENT MATTERS

Community Management in the Community:

Community Management Report: Ms. Ripko reviewed with the Board the Community Management Report.

RECORD OF PROCEEDINGS

Process for SDMSI to Conduct Reviews and Requests: The Board entered into discussion the enforcement process for SDMSI to conduct reviews and requests.

Roofs on Detached Garages and Out Buildings: There were no updates at this time.

Building Colors: There were no updates at this time.

New Rules and Regulations for the District: The Board deferred discussion.

OTHER BUSINESS

Addendum to Service Agreement with Special District Management Services, Inc. for Management Services: The Board reviewed an Addendum to Service Agreement with Special District Management Services, Inc. for Management Services.

Following review and discussion, upon motion duly made by Director Scott, seconded by Director Deines and, upon vote, unanimously carried, the Board approved the Addendum to Service Agreement with Special District Management Services, Inc. for Management Services.

Notification Regarding Neighboring Community: The Board reviewed a notification regarding the neighboring community. There were no questions at this time.

ADJOURNMENT

There being no further business to come before the Board at this time, the meeting was adjourned.

Respectfully submitted,

By _____
Secretary for the Meeting

Creekside South Estates MD
Claims listing
November 2021- June 2022

<u>Vendor</u>	<u>Invoice #</u>	<u>Invoice Date</u>	<u>Invoice Amount</u>
Alberts Water & Wastewaster Special	112021-107	11/20/2021	3,796.71
Alberts Water & Wastewaster Special	122021-175	12/20/2021	3,455.66
Alberts Water & Wastewaster Special	012022-240	1/20/2022	2,950.56
Alberts Water & Wastewaster Special	022022-311	2/20/2022	3,648.36
Alberts Water & Wastewaster Special	032022-129	3/10/2022	4,512.75
Alberts Water & Wastewaster Special	042022-189	4/1/2022	5,418.72
Alberts Water & Wastewaster Special	052022-260	5/1/2022	3,410.81
Altitude Community Law P.C	10/22/2021	10/22/2021	70.00
Boulder Water Well Serv & Supply, I	WO-14436	4/27/2022	135.00
Boulder Water Well Serv & Supply, I	WO-14725	6/14/2022	5,687.44
Boulder Water Well Serv & Supply, I	WO-14856	6/23/2022	3,846.73
CDPHE	FGD20210035	11/15/2021	75.00
Colorado Special Districts Pool	09/26/2021	9/26/2021	2,858.00
David Deines	0056307-IN	4/28/2022	728.00
MMI Water Engineers, LLC	1541	1/31/2022	643.50
Simmons & Wheeler, P.C.	31777	10/31/2021	1,066.25
Simmons & Wheeler, P.C.	31884	11/30/2021	778.50
Simmons & Wheeler, P.C.	32149	12/31/2021	323.00
Simmons & Wheeler, P.C.	32352	1/31/2022	459.55
Simmons & Wheeler, P.C.	32521	2/28/2022	356.25
Simmons & Wheeler, P.C.	32735	3/31/2022	265.50
Simmons & Wheeler, P.C.	33224	5/31/2022	580.50
Special District Association	01 21 2022	1/21/2022	442.84
Special District Management	94734	10/31/2021	1,331.44
Special District Management	11/30/2021	11/30/2021	1,483.70
Special District Management	12/31/2021	12/31/2021	1,454.78
Special District Management	01/31/2022	1/31/2022	1,216.58
Special District Management	02 28 2022	4/17/2022	1,134.28
Special District Management	03 31 2022	4/17/2022	1,409.18
Special District Management	102693	4/30/2022	1,502.36
Special District Management Service	104862	5/31/2022	1,314.07
T. Charles Willson	10348	10/25/2021	495.00
Utility Notification Center Colo	221100369	10/31/2021	3.96
Utility Notification Center Colo	221110369	11/30/2021	17.16
Utility Notification Center Colo	221120356	12/31/2021	14.52
Utility Notification Center Colo	222010334	1/31/2022	28.60
Utility Notification Center Colo	222010334	1/31/2022	28.60
Utility Notification Center Colo	201415013	2/28/2022	43.12
Utility Notification Center Colo	03 31 2021	3/31/2022	10.39
Utility Notification Center Colo	222040376	4/30/2022	2.60
Utility Notification Center Colo	222050368	5/31/2022	7.80
White Bear Ankele Tanaka and Waldrc	18706	11/3/2021	1,104.44
White Bear Ankele Tanaka and Waldrc	11/30/2021	11/30/2021	565.81
White Bear Ankele Tanaka and Waldrc	19962	12/31/2021	2,567.65
White Bear Ankele Tanaka and Waldrc	20437	1/31/2022	3,977.00
White Bear Ankele Tanaka and Waldrc	20959	2/28/2022	2,015.21
White Bear Ankele Tanaka and Waldrc	21531	4/17/2022	1,119.17
White Bear Ankele Tanaka and Waldrc	21926	4/30/2022	1,411.73
White Bear Ankele Tanaka and Waldrc	22380	5/31/2022	2,094.86
			<u>71,863.64</u>

Resolution No. 2022-07-01

**RESOLUTION
OF THE BOARD OF DIRECTORS OF THE
CREEKSIDE SOUTH ESTATES METROPOLITAN DISTRICT**

**DESIGNATING THE DISTRICT'S WEBSITE FOR THE ONLINE POSTING OF
MEETING NOTICES AND 24-HOUR POSTING LOCATION**

WHEREAS, the Creekside South Estates Metropolitan District (the “**District**”) is a quasi-municipal corporation and political subdivision of the State of Colorado; and

WHEREAS, pursuant to § 24-6-402(1)(a), C.R.S., the District is a local public body and subject to the provisions of §§ 24-6-401, *et seq.*, C.R.S.; and

WHEREAS, pursuant to § 32-1-903(2) and § 24-6-402(2)(c), C.R.S., the District shall be considered to have given full and timely notice to the public if notice of the meeting is posted, with specific agenda information if available, on a public website of the District no less than twenty-four (24) hours prior to the meeting; and

WHEREAS, pursuant to § 24-6-402(2)(c), C.R.S., the District shall make the notice posted on the public website accessible at no charge to the public, consider linking the notice to any appropriate social media accounts of the District, and, to the extent feasible, make the notices searchable by type of meeting, date of meeting, time of meeting, agenda contents, and any other category deemed appropriate by the District; and

WHEREAS, pursuant to § 24-6-402(2)(c), C.R.S., the District shall designate a place within the boundaries of the local public body at which it may post a notice no less than twenty-four (24) hours in advance of the meeting in the event that the District is unable to post the notice online due to exigent or emergency circumstances.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARDS AS FOLLOWS:

1. Pursuant to § 24-6-402(2)(c), C.R.S., the Board hereby designates _____ as the website at which notices of District meetings will be posted twenty-four (24) hours in advance.

2. Pursuant to § 24-6-402(2)(c), C.R.S., the Board hereby designates the following location for the posting of its meeting notices twenty-four (24) hours in advance in the event that the District is unable to post notice on the District’s website:

Southwest corner of E. 159th Place and Lima Street

ADOPTED this 7th day of July, 2022.

CREEKSIDE SOUTH ESTATES
METROPOLITAN DISTRICT

Officer of the District

ATTEST:

APPROVED AS TO FORM:

WHITE BEAR ANKELE TANAKA & WALDRON
Attorneys at Law

General Counsel to the District

[Signature Page to Resolution Designating the 24-Hour Posting Location.]

**CREEKSIDE SOUTH ESTATES METROPOLITAN DISTRICT
ADAMS COUNTY, STATE OF COLORADO**

ANNUAL REPORT FOR FISCAL YEAR 2021

Pursuant to the Service Plan for Creekside South Estates Metropolitan District (the “District”), approved on September 11, 2018, the District is required to provide an annual report to Adams County, Colorado (the “County”) with regard to the following matters:

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

There were no boundary changes to the District as of December 31, 2021.

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

There were no Intergovernmental Agreements with the District as of December 31, 2021.

3. Copies of the rules and regulations, if any, as of December 31 of the prior year.

There were no rules and regulations established as of December 31, 2021.

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

To our actual knowledge, based on review of the court records in Adams County, Colorado and the Public Access to Court Electronic Records (PACER), there is no litigation

5. The status of the District’s construction of the Public Improvements as of December 31 of the prior year.

There were no District construction projects for Public Improvements as of December 31, 2021.

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

There is no list of facilities and improvements constructed by the District that have been dedicated to and accepted by the County as of December 31, 2021.

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

The final 2021 assessed valuation is attached hereto as **Exhibit A**.

8. The current year budget, including description of the Public Improvements to be constructed in such year.

The District’s 2022 Budget is attached hereto, as **Exhibit B**.

9. An 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 an audit exemption, if applicable.

The Application for Exemption from audit for 2021 is attached hereto as **Exhibit C**.

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

The District had no debt instruments at December 31, 2021.

11. Any inability of the District to pay its obligations, which continue beyond a ninety (90) day period.

The District is current on all of its obligations.

EXHIBIT A

2021 CERTIFICATE OF ASSESSED VALUATION

CERTIFICATION OF VALUATION BY ADAMS COUNTY ASSESSOR

Name of Jurisdiction: **464 - CREEKSIDE SOUTH ESTATES METRO DIST**

IN ADAMS COUNTY ON 11/30/2021

New Entity: No

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

IN ACCORDANCE WITH 39-5-121(2)(a) AND 39-5-128(1), C.R.S. AND NO LATER THAN AUGUST 25, THE ASSESSOR CERTIFIES THE TOTAL VALUATION FOR ASSESSMENT FOR THE TAXABLE YEAR 2021 IN ADAMS COUNTY, COLORADO

1. PREVIOUS YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION:	\$2,202,680
2. CURRENT YEAR'S GROSS TOTAL TAXABLE ASSESSED VALUATION: *	\$2,133,460
3. LESS TIF DISTRICT INCREMENT, IF ANY:	\$0
4. CURRENT YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION:	\$2,133,460
5. NEW CONSTRUCTION: **	\$2,490
6. INCREASED PRODUCTION OF PRODUCING MINES: #	\$0
7. ANNEXATIONS/INCLUSIONS:	\$0
8. PREVIOUSLY EXEMPT FEDERAL PROPERTY: #	\$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.): ##	\$0
10. TAXES COLLECTED LAST YEAR ON OMITTED PROPERTY AS OF AUG. 1 (29-1-301(1))(a) C.R.S.):	\$0.00
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.):	\$145.59

* This value reflects personal property exemptions IF enacted by the jurisdiction as authorized 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 respective certifications (Forms DLG 52 AND 52A) to the Division of Local Government in order for the values to be treated as growth in the limit calculation.

Jurisdiction must apply (Forms DLG 52B) to the Division of Local Government before the value can be treated as growth in the limit calculation.

USE FOR 'TABOR' LOCAL GROWTH CALCULATIONS ONLY

IN ACCORDANCE WITH THE PROVISION OF ARTICLE X, SECTION 20, COLO CONST, AND 39-5-121(2)(b), C.R.S. THE ASSESSOR CERTIFIES THE TOTAL ACTUAL VALUATION FOR THE TAXABLE YEAR 2021 IN ADAMS COUNTY, COLORADO ON AUGUST 25, 2021

1. CURRENT YEAR'S TOTAL ACTUAL VALUE OF ALL REAL PROPERTY: @	\$29,070,643
ADDITIONS TO TAXABLE REAL PROPERTY:	
2. CONSTRUCTION OF TAXABLE REAL PROPERTY IMPROVEMENTS: !	\$34,865
3. ANNEXATIONS/INCLUSIONS:	\$0
4. INCREASED MINING PRODUCTION: %	\$0
5. PREVIOUSLY EXEMPT PROPERTY:	\$0
6. OIL OR GAS PRODUCTION FROM A NEW WELL:	\$0
7. TAXABLE REAL PROPERTY OMITTED FROM THE PREVIOUS YEAR'S TAX WARRANT:	\$0
(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.)	
DELETIONS FROM TAXABLE REAL PROPERTY:	
8. DESTRUCTION OF TAXABLE REAL PROPERTY IMPROVEMENTS:	\$0
9. DISCONNECTIONS/EXCLUSION:	\$0
10. PREVIOUSLY TAXABLE PROPERTY:	\$0

@ This includes the actual value of all taxable real property plus the actual value of religious, private schools, and charitable real property.

! Construction is defined as newly constructed taxable real property structures.

% Includes production from new mines and increases in production of existing producing mines.

IN ACCORDANCE WITH 39-5-128(1), C.R.S. AND NO LATER THAN AUGUST 25, THE ASSESSOR CERTIFIES TO SCHOOL DISTRICTS: 1. TOTAL ACTUAL VALUE OF ALL TAXABLE PROPERTY:----->	\$0
--	-----

NOTE: All levies must be Certified to the Board of County Commissioners NO LATER THAN DECEMBER 15, 2021

IN ACCORDANCE WITH 39-5-128(1.5) C.R.S. THE ASSESSOR PROVIDES:

HB21-1312 ASSESSED 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 f(3). C.R.S.

EXHIBIT B
2022 BUDGET

CREEKSIDE SOUTH ESTATES METROPOLITAN DISTRICT
2022
BUDGET MESSAGE

Attached please find a copy of the adopted 2022 budget for Creekside South Estates Metropolitan District.

The Creekside South Estates Metropolitan District has adopted a budget for one fund, a General Fund to provide for the payment of general operating expenditures.

The district's accountants have utilized the modified accrual basis of accounting and the budget has been adopted after proper postings, publications, and public hearing.

The primary sources of revenue for the district in 2022 will be property taxes and specific ownership taxes. The district intends to impose an 80.000 mill levy on the property within the district for 2022, which will be dedicated to the General Fund.

Creekside South Estates Metro District
Adopted Budget
General Fund
For the Years ended December 31, 2022

	Actual 2020	Adopted Budget 2021	Actual 8/31/2021	Estimated 2021	Adopted Budget 2022
Beginning fund balance	\$ 81,186	\$ 27,677	\$ 34,096	\$ 34,096	\$ 96,204
Revenues:					
Property taxes	164,793	176,214	176,069	176,070	170,677
Specific ownership taxes	12,036	11,983	9,026	18,000	11,606
Other income	902	-	404	404	-
Transfer from HOA (3)	3,860	-	50,535	50,535	-
Interest income	588	1,000	214	215	1,000
Total revenues	182,179	189,197	236,248	245,224	183,283
Total funds available	263,365	216,874	270,344	279,320	279,487
Expenditures:					
Accounting	8,722	6,500	5,657	10,000	7,500
Election expenses	-	-	-	-	15,000
Engineering	288	4,500	479	4,000	4,500
Insurance	4,689	5,000	4,259	4,300	5,000
Legal - general	14,943	17,500	5,260	17,500	17,500
Legal - capital projects	-	4,500	-	-	4,500
Web access (5)	-	-	-	-	2,000
Management	18,668	21,000	9,998	20,000	11,000
Covenant control and enforcement	-	-	-	-	10,000
Gate repair (4)	-	-	3,821	3,821	-
Miscellaneous	6,041	1,000	322	1,500	1,000
Trash removal (2)	13,613	12,100	6,857	12,100	12,705
Utilities	11,397	13,000	7,846	12,500	13,000
Water operator contract	27,756	27,000	13,878	27,000	28,350
Water testing and treatment	30,280	25,000	10,836	25,000	25,000
Well maintenance	89,614	42,750	14,429	42,750	42,750
County Treasurer fees	3,258	2,645	2,644	2,645	2,562
Contingency	-	1,000	-	-	5,000
Well maintenance reserve (1)	-	27,904	-	-	66,049
Emergency reserve (3%)	-	5,475	-	-	6,071
Total expenditures	229,269	216,874	86,286	183,116	279,487
Ending fund balance	\$ 34,096	\$ -	\$ 184,058	\$ 96,204	\$ -
Assessed valuation		\$ 2,202,680			\$ 2,133,460
Mill Levy		80.000			80.000

(1) Well Maintenance Reserve is the expected balance at the end of 2022 assuming no funds are used during 2022

(2) Trash is based upon the current monthly payment

(3) The District received \$55,000 from the HOA, and is expecting no further funds

(4) The District originally prepared a check in 2020 to DH Pace to repair the gate, the check was never released to them as they never performed the work. In 2021 the work was completed by Martin Custom Construction for same amount as DH Pace.

(5) Website design and maintenance will be handled by SDMS's office

EXHIBIT C

APPLICATION FOR EXEMPTION FROM 2021 AUDIT

APPLICATION FOR EXEMPTION FROM AUDIT

LONG FORM

NAME OF GOVERNMENT ADDRESS CONTACT PERSON PHONE EMAIL FAX	Creekside South Estates Metropolitan District c/o White Bear Ankele Tanaka & Waldron 2154 E. Commons Avenue, Suite 2000 Centennial, CO 80122 Jennifer Gruber Tanaka 303/658-1800 jtanaka@wbapc.com
---	--

For the Year Ended
12/31/2021
or fiscal year ended:

CERTIFICATION OF PREPARER

I certify that I am an independent accountant with knowledge of governmental accounting and that the information in the Application is complete and accurate to the best of my knowledge. I am aware that the Audit Law requires that a person independent of the entity complete the application if revenues or expenditure are at least \$100,000 but not more than \$750,000, and that independent means someone who is separate from the entity.

NAME: TITLE FIRM NAME (if applicable) ADDRESS PHONE DATE PREPARED RELATIONSHIP TO ENTITY PREPARER (SIGNATURE REQUIRED)	Diane Wheeler District Accountant Simmons & Wheeler, P.C. 304 Inverness Way South, Suite 490 Englewood, CO 80112 303-689-0833 3/7/2022 CPA engaged to prepare financial statements for the District	[Signature Line]
---	---	------------------

Has the entity filed for, or has the district filed, a Title 32, Article 1 Special District Notice of Inactive Status during the year? [Applicable to Title 32 special districts only, pursuant to Sections 32-1-103 (9.3) and 32-1-104 (3), C.R.S.]

YES	NO	If Yes, date filed:
<input type="checkbox"/>	<input checked="" type="checkbox"/>	

PART 1 - FINANCIAL STATEMENTS - BALANCE SHEET

* Indicate Name of Fund
NOTE: Attach additional sheets as necessary.

Governmental Funds				Proprietary/Fiduciary Funds			
Line #	Description	General Fund	Fund#	Description	Fund#	Fund#	
Assets							
1-1	Cash & Cash Equivalents	\$ 7,265	\$ -	Cash & Cash Equivalents	\$ -	\$ -	-
1-2	Investments	\$ 159,717	\$ -	Investments	\$ -	\$ -	-
1-3	Receivables	\$ -	\$ -	Receivables	\$ -	\$ -	-
1-4	Due from Other Entities or Funds	\$ 477	\$ -	Due from Other Entities or Funds	\$ -	\$ -	-
1-5	Property Tax Receivable	\$ 170,677	\$ -	Other Current Assets [specify...]	\$ -	\$ -	-
All Other Assets [specify...]							
1-6	Prepaid expenses	\$ 525	\$ -	Total Current Assets	\$ -	\$ -	-
1-7		\$ -	\$ -	Capital Assets, net	\$ -	\$ -	-
1-8		\$ -	\$ -	(from Part 6-4)	\$ -	\$ -	-
1-9		\$ -	\$ -	Other Long Term Assets [specify...]	\$ -	\$ -	-
1-10		\$ -	\$ -		\$ -	\$ -	-
1-11	(add lines 1-1 through 1-10)	TOTAL ASSETS	\$ 338,661	(add lines 1-1 through 1-10)	TOTAL ASSETS	\$ -	\$ -
Deferred Outflows of Resources							
1-12	[specify...]	\$ -	\$ -	[specify...]	\$ -	\$ -	-
1-13	[specify...]	\$ -	\$ -	[specify...]	\$ -	\$ -	-
1-14	(add lines 1-12 through 1-13)	TOTAL DEFERRED OUTFLOWS	\$ -	(add lines 1-12 through 1-13)	TOTAL DEFERRED OUTFLOWS	\$ -	\$ -
1-15	TOTAL ASSETS AND DEFERRED OUTFLOWS	\$ 338,661	\$ -	TOTAL ASSETS AND DEFERRED OUTFLOWS	\$ -	\$ -	-
Liabilities							
1-16	Accounts Payable	\$ 24,400	\$ -	Accounts Payable	\$ -	\$ -	-
1-17	Accrued Payroll and Related Liabilities	\$ -	\$ -	Accrued Payroll and Related Liabilities	\$ -	\$ -	-
1-18	Unearned Property Tax Revenue	\$ -	\$ -	Accrued Interest Payable	\$ -	\$ -	-
1-19	Due to Other Entities or Funds	\$ -	\$ -	Due to Other Entities or Funds	\$ -	\$ -	-
1-20	All Other Current Liabilities	\$ -	\$ -	All Other Current Liabilities	\$ -	\$ -	-
1-21	(add lines 1-16 through 1-20)	TOTAL CURRENT LIABILITIES	\$ 24,400	(add lines 1-16 through 1-20)	TOTAL CURRENT LIABILITIES	\$ -	\$ -
1-22	All Other Liabilities [specify...]	\$ -	\$ -	Proprietary Debt Outstanding	\$ -	\$ -	-
1-23		\$ -	\$ -	(from Part 4-4)	\$ -	\$ -	-
1-24		\$ -	\$ -	Other Liabilities [specify...]	\$ -	\$ -	-
1-25		\$ -	\$ -		\$ -	\$ -	-
1-26		\$ -	\$ -		\$ -	\$ -	-
1-27	(add lines 1-21 through 1-26)	TOTAL LIABILITIES	\$ 24,400	(add lines 1-21 through 1-26)	TOTAL LIABILITIES	\$ -	\$ -
Deferred Inflows of Resources							
1-28	Deferred Inflows of Resources	\$ 170,677	\$ -	Deferred Inflows of Resources	\$ -	\$ -	-
1-29	Other [specify...]	\$ -	\$ -	Pension Related	\$ -	\$ -	-
1-30	(add lines 1-28 through 1-29)	TOTAL DEFERRED INFLOWS	\$ 170,677	(add lines 1-28 through 1-29)	TOTAL DEFERRED INFLOWS	\$ -	\$ -
Fund Balance							
1-31	Nonspendable Prepaid	\$ -	\$ -	Net Investment in Capital Assets	\$ -	\$ -	-
1-32	Nonspendable Inventory	\$ -	\$ -		\$ -	\$ -	-
1-33	Restricted Emergency	\$ 6,071	\$ -	Emergency Reserves	\$ -	\$ -	-
1-34	Committed [specify...]	\$ -	\$ -	Other Designations/Reserves	\$ -	\$ -	-
1-35	Assigned [specify...]	\$ -	\$ -	Restricted	\$ -	\$ -	-
1-36	Unassigned:	\$ 137,513	\$ -	Undesignated/Unreserved/Unrestricted	\$ -	\$ -	-
1-37	(add lines 1-31 through 1-36)	TOTAL FUND BALANCE	\$ 143,594	(add lines 1-31 through 1-36)	TOTAL NET POSITION	\$ -	\$ -
1-38	(add lines 1-27, 1-30 and 1-37)	TOTAL LIABILITIES, DEFERRED INFLOWS, AND FUND BALANCE	\$ 338,661	(add lines 1-27, 1-30 and 1-37)	TOTAL LIABILITIES, DEFERRED INFLOWS, AND NET POSITION	\$ -	\$ -
This total should be the same as line 1-15							

Please use this space to provide explanation of any items on this page

PART 2 - FINANCIAL STATEMENTS - OPERATING STATEMENT - REVENUES

Governmental Funds				Proprietary/Fiduciary Funds			
Line #	Description	General Fund	Fund#	Description	Fund#	Fund#	
Tax Revenue				Tax Revenue			
2-1	Property [include mills levied in Question 10-g]	\$ 176,068	\$ -	Property [include mills levied in Question 10-g]	\$ -	\$ -	Please use this space to provide explanation of any items on this page
2-2	Specific Ownership	\$ 13,674	\$ -	Specific Ownership	\$ -	\$ -	
2-3	Sales and Use Tax	\$ -	\$ -	Sales and Use Tax	\$ -	\$ -	
2-4	Other Tax Revenue [specify...:]	\$ -	\$ -	Other Tax Revenue [specify...:]	\$ -	\$ -	
2-5		\$ -	\$ -		\$ -	\$ -	
2-6		\$ -	\$ -		\$ -	\$ -	
2-7		\$ -	\$ -		\$ -	\$ -	
2-8		\$ -	\$ -		\$ -	\$ -	
2-9		\$ -	\$ -		\$ -	\$ -	
2-10		\$ -	\$ -		\$ -	\$ -	
Add lines 2-1 through 2-7				Add lines 2-1 through 2-7			
TOTAL TAX REVENUE		\$ 189,742	\$ -	TOTAL TAX REVENUE		\$ -	
2-11	Licenses and Permits	\$ -	\$ -	Licenses and Permits	\$ -	\$ -	
2-12	Highway Users Tax Funds (HUTF)	\$ -	\$ -	Highway Users Tax Funds (HUTF)	\$ -	\$ -	
2-13	Conservation Trust Funds (Letory)	\$ -	\$ -	Conservation Trust Funds (Letory)	\$ -	\$ -	
2-14	Community Development Block Grant	\$ -	\$ -	Community Development Block Grant	\$ -	\$ -	
2-15	Fire & Police Pension	\$ -	\$ -	Fire & Police Pension	\$ -	\$ -	
2-16	Grants	\$ -	\$ -	Grants	\$ -	\$ -	
2-17	Donations	\$ -	\$ -	Donations	\$ -	\$ -	
2-18	Charges for Sales and Services	\$ -	\$ -	Charges for Sales and Services	\$ -	\$ -	
2-19	Rental Income	\$ -	\$ -	Rental Income	\$ -	\$ -	
2-20	Fines and Forfeits	\$ -	\$ -	Fines and Forfeits	\$ -	\$ -	
2-21	Interest/Investment Income	\$ 239	\$ -	Interest/Investment Income	\$ -	\$ -	
2-22	Tap Fees	\$ -	\$ -	Tap Fees	\$ -	\$ -	
2-23	Proceeds from Sale of Capital Assets	\$ -	\$ -	Proceeds from Sale of Capital Assets	\$ -	\$ -	
2-24	Transfer from HOA	\$ 50,535	\$ -	All Other [specify...:]	\$ -	\$ -	
2-25	Miscellaneous	\$ 437	\$ -		\$ -	\$ -	
Add lines 2-8 through 2-23				Add lines 2-8 through 2-23			
TOTAL REVENUES		\$ 240,953	\$ -	TOTAL REVENUES		\$ -	
Other Financing Sources				Other Financing Sources			
2-26	Debt Proceeds	\$ -	\$ -	Debt Proceeds	\$ -	\$ -	
2-27	Developer Advances	\$ -	\$ -	Developer Advances	\$ -	\$ -	
2-28	Other [specify...:]	\$ -	\$ -	Other [specify...:]	\$ -	\$ -	
Add lines 2-25 through 2-27				Add lines 2-25 through 2-27			
TOTAL OTHER FINANCING SOURCES		\$ -	\$ -	TOTAL OTHER FINANCING SOURCES		\$ -	
Add lines 2-24 and 2-28				Add lines 2-24 and 2-28			
TOTAL REVENUES AND OTHER FINANCING SOURCES		\$ 240,953	\$ -	TOTAL REVENUES AND OTHER FINANCING SOURCES		\$ -	
GRAND TOTALS				GRAND TOTALS			
TOTAL REVENUES AND OTHER FINANCING SOURCES		\$ 240,953	\$ -	TOTAL REVENUES AND OTHER FINANCING SOURCES		\$ 240,953	
IF GRAND TOTAL REVENUES AND OTHER FINANCING SOURCES for all funds (Line 2-29) are GREATER than \$750,000 -STOP- You may not use this form. An audit may be required. See Section 29-1-604, C.R.S., or contact the OSA							
Local Government Division at (303) 869-3000 for assistance.							

PART 3 - FINANCIAL STATEMENTS - OPERATING STATEMENT - EXPENDITURES/EXPENSES

Governmental Funds		Proprietary/Fiduciary Funds		Please use this space to provide explanation of any items on this page
Line #	Description	General Fund	Fund*	
3-1	Expenditures			
3-2	General Government	\$ 131,465	\$ -	
3-3	Judicial	-	\$ -	
3-4	Law Enforcement	-	\$ -	
3-5	Fire	-	\$ -	
3-6	Highways & Streets	-	\$ -	
3-7	Solid Waste	-	\$ -	
3-8	Contributions to Fire & Police Pension Assoc.	-	\$ -	
3-9	Health	-	\$ -	
3-10	Culture and Recreation	-	\$ -	
3-11	Transfers to other districts	-	\$ -	
3-12	Other [Specify...]:	-	\$ -	
3-13		-	\$ -	
3-14		-	\$ -	
3-15	Capital Outlay	-	\$ -	
3-16	Debt Service	-	\$ -	
3-17	Principal (should match amount in 4-4)	-	\$ -	
3-18	Interest	-	\$ -	
3-19	Bond Issuance Costs	-	\$ -	
3-20	Developer Principal Repayments	-	\$ -	
3-21	Developer Interest Repayments	-	\$ -	
3-22	All Other [Specify...]:	-	\$ -	
3-23	Interfund Transfers (In)	\$ 131,465	\$ -	
3-24	Interfund Transfers Out	-	\$ -	
3-25	Other Expenditures (Revenues):	-	\$ -	
3-26		-	\$ -	
3-27		-	\$ -	
3-28		-	\$ -	
3-29	(Add lines 3-23 through 3-28)	\$ -	\$ -	
3-30	Excess (Deficiency) of Revenues and Other Financing Sources Over (Under) Expenditures	\$ 109,488	\$ -	
3-31	Line 2-29, less line 3-22, less line 3-29			
3-32	Fund Balance, January 1 from December 31 prior year report	\$ 34,096	\$ -	
3-33	Prior Period Adjustment (MUST explain)	-	\$ -	
3-34	Fund Balance, December 31	\$ -	\$ -	
3-35	Sum of Lines 3-30, 3-31, and 3-32	\$ 143,584	\$ -	
3-36	This total should be the same as line 1-37.			
3-37	IF GRAND TOTAL EXPENDITURES for all funds (Line 3-22) are GREATER than \$750,000 - STOP - You may not use this form. An audit may be required. See Section 29-1-604, C.R.S., or contact the OSA Local Government Division at (303) 869-3000 for assistance.			
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PART 4 - DEBT OUTSTANDING, ISSUED, AND RETIRED

Please answer the following questions by marking the appropriate boxes.

YES NO

Please use this space to provide any explanations or comments.

4-1 Does the entity have outstanding debt?

4-2 Is the debt repayment schedule attached? If no, MUST explain:

4-3 Is the entity current in its debt service payments? If no, MUST explain:

4-4 Please complete the following debt schedule, if applicable. (Please only include principal amounts)

	Outstanding at beginning of year	Issued during year	Retired during year	Outstanding at year-end
General obligation bonds	\$ -	\$ -	\$ -	\$ -
Revenue bonds	\$ -	\$ -	\$ -	\$ -
Notes/Loans	\$ -	\$ -	\$ -	\$ -
Leases	\$ -	\$ -	\$ -	\$ -
Developer Advances	\$ -	\$ -	\$ -	\$ -
Other (specify):	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -	\$ -

*Must agree to prior year ending balance

Please answer the following questions by marking the appropriate boxes.

YES NO

4-5 Does the entity have any authorized, but unissued, debt [Section 29-1-605(2) C.R.S.]?

If yes:

\$ 7,500,000
11/6/2018

4-6 Does the debt was authorized:

If yes:

\$ -

4-7 Does the entity intend to issue debt within the next calendar year?

If yes:

\$ -

4-8 What is the amount outstanding?

If yes:

\$ -

4-9 Does the entity have any lease agreements?

If yes:

\$ -

4-10 What is the original date of the lease?

If yes:

\$ -

4-11 Is the lease subject to annual appropriation?

If yes:

\$ -

PART 5 - CASH AND INVESTMENTS

Please use this space to provide any explanations or comments.

Please provide the entity's cash deposit and investment balances.

5-1 YEAR-END Total of ALL Checking and Savings accounts

5-2 Certificates of deposit

Investments (if investment is a mutual fund, please list underlying investments):

TOTAL CASH DEPOSITS

AMOUNT TOTAL
\$ 7,265 \$ 7,265

5-3

Colortrust

\$ 159,717

5-4

Are the entity's investments legal in accordance with Section 24-75-601, et. seq., C.R.S.?

5-5

Are the entity's deposits in an eligible (Public Deposit Protection Act) public depository [Section 11-10.5-101, et seq. C.R.S.]? If no, MUST explain:

YES NO N/A

TOTAL INVESTMENTS

\$ 159,717

TOTAL CASH AND INVESTMENTS

\$ 166,982

Please answer the following question by marking in the appropriate box

5-6

Are the entity's investments legal in accordance with Section 24-75-601, et. seq., C.R.S.?

5-7

Are the entity's deposits in an eligible (Public Deposit Protection Act) public depository [Section 11-10.5-101, et seq. C.R.S.]? If no, MUST explain:

YES NO N/A

TOTAL INVESTMENTS

\$ 159,717

TOTAL CASH AND INVESTMENTS

\$ 166,982

Please answer the following question by marking in the appropriate box

5-8

Are the entity's investments legal in accordance with Section 24-75-601, et. seq., C.R.S.?

5-9

Are the entity's deposits in an eligible (Public Deposit Protection Act) public depository [Section 11-10.5-101, et seq. C.R.S.]? If no, MUST explain:

YES NO N/A

TOTAL INVESTMENTS

\$ 159,717

TOTAL CASH AND INVESTMENTS

\$ 166,982

Please answer the following question by marking in the appropriate box

5-10

Are the entity's investments legal in accordance with Section 24-75-601, et. seq., C.R.S.?

5-11

Are the entity's deposits in an eligible (Public Deposit Protection Act) public depository [Section 11-10.5-101, et seq. C.R.S.]? If no, MUST explain:

YES NO N/A

TOTAL INVESTMENTS

\$ 159,717

TOTAL CASH AND INVESTMENTS

\$ 166,982

Please answer the following question by marking in the appropriate box

5-12

Are the entity's investments legal in accordance with Section 24-75-601, et. seq., C.R.S.?

5-13

Are the entity's deposits in an eligible (Public Deposit Protection Act) public depository [Section 11-10.5-101, et seq. C.R.S.]? If no, MUST explain:

YES NO N/A

TOTAL INVESTMENTS

\$ 159,717

TOTAL CASH AND INVESTMENTS

\$ 166,982

Please answer the following question by marking in the appropriate box

5-14

Are the entity's investments legal in accordance with Section 24-75-601, et. seq., C.R.S.?

5-15

Are the entity's deposits in an eligible (Public Deposit Protection Act) public depository [Section 11-10.5-101, et seq. C.R.S.]? If no, MUST explain:

YES NO N/A

TOTAL INVESTMENTS

\$ 159,717

TOTAL CASH AND INVESTMENTS

\$ 166,982

PART 6 - CAPITAL ASSETS

Please answer the following question by marking in the appropriate box

6-1 Does the entity have capitalized assets?

YES ☐

NO ☒

Please use this space to provide any explanations or comments:

6-2 Has the entity performed an annual inventory of capital assets in accordance with Section 29-1-506, C.R.S.? If no, MUST explain:

YES ☒

NO ☐

6-3

Complete the following Capital Assets table for GOVERNMENTAL FUNDS:

	Balance - beginning of the year *	Additions	Deletions	Year-End Balance
Land	\$ -	\$ -	\$ -	\$ -
Buildings	\$ -	\$ -	\$ -	\$ -
Machinery and equipment	\$ -	\$ -	\$ -	\$ -
Furniture and fixtures	\$ -	\$ -	\$ -	\$ -
Infrastructure	\$ -	\$ -	\$ -	\$ -
Construction In Progress (CIP)	\$ -	\$ -	\$ -	\$ -
Other (explain):	\$ -	\$ -	\$ -	\$ -
Accumulated Depreciation (Enter a negative, or credit, balance)	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -	\$ -

6-4 Complete the following Capital Assets table for PROPRIETARY FUNDS:

	Balance - beginning of the year *	Additions	Deletions	Year-End Balance
Land	\$ -	\$ -	\$ -	\$ -
Buildings	\$ -	\$ -	\$ -	\$ -
Machinery and equipment	\$ -	\$ -	\$ -	\$ -
Furniture and fixtures	\$ -	\$ -	\$ -	\$ -
Infrastructure	\$ -	\$ -	\$ -	\$ -
Construction In Progress (CIP)	\$ -	\$ -	\$ -	\$ -
Other (explain):	\$ -	\$ -	\$ -	\$ -
Accumulated Depreciation (Enter a negative, or credit, balance)	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -	\$ -

* Must agree to prior year-end balance

- Generally capital asset additions should be reported at capital outlay on line 3-14 and capitalized in accordance with the government's capitalization policy. Please explain any discrepancy

PART 7 - PENSION INFORMATION

YES ☐

NO ☒

Please use this space to provide any explanations or comments:

7-1 Does the entity have an "old hire" firefighters' pension plan?

YES ☐

NO ☒

7-2 Does the entity have a volunteer firefighters' pension plan?

YES ☐

NO ☒

If yes: Who administers the plan?

YES ☐

NO ☒

Please use this space to provide any explanations or comments:

Indicate the contributions from:

Tax (property, so, sales, etc.):

State contribution amount:

Other (gifts, donations, etc.):

What is the monthly benefit paid for 20 years of service per retiree as of Jan 1?

TOTAL	\$ -
	\$ -

PART 8 - BUDGET INFORMATION

Please answer the following question by marking in the appropriate box

YES NO N/A

Please use this space to provide any explanations or comments:

8-1 Did the entity file a current year budget with the Department of Local Affairs, in accordance with Section 29-1-113 C.R.S.? If no, MUST explain: ☒ YES ☐ NO ☐ N/A

8-2 Did the entity pass an appropriations resolution in accordance with Section 29-1-108 C.R.S.? If no, MUST explain: ☒ YES ☐ NO ☐ N/A

If yes: Please indicate the amount appropriated for each fund separately for the year reported

Governmental/Proprietary Fund Name	Total Appropriations By Fund
General Fund	\$ 216,874
	\$ -
	\$ -
	\$ -

PART 9 - TAX PAYER'S BILL OF RIGHTS (TABOR)

Please answer the following question by marking in the appropriate box

YES NO

Please use this space to provide any explanations or comments:

9-1 Is the entity in compliance with all the provisions of TABOR (State Constitution, Article X, Section 20(5))?

Note: An election to exempt the government from the spending limitations of TABOR does not exempt the government from the 3 percent emergency reserve requirement. All governments must comply with the provisions of TABOR.

PART 10 - GENERAL INFORMATION

Please answer the following question by marking in the appropriate box

YES NO

Please use this space to provide any explanations or comments:

10-1 Is this application for a newly formed governmental entity?

If yes:

Date of formation:

10-2 Has the entity changed its name in the past or current year?

If Yes:

NEW name

PRIOR name

10-3 Is the entity a metropolitan district?

10-4 Please indicate what services the entity provides:

Water and sanitation

10-5 Does the entity have an agreement with another government to provide services?

If yes: List the name of the other governmental entity and the services provided:

10-6 Does the entity have a certified mill levy?

If yes: Please provide the number of mills levied for the year reported (do not enter \$ amounts):

Bond Redemption mills	0.000
General/Other mills	80.000
Total mills	80.000

Please use this space to provide any additional explanations or comments not previously included:

Entity Wide:		General Fund		Governmental Funds		Notes	
Unrestricted Cash & Investments	\$	166,982	Unrestricted Fund Balan	\$	137,513	Total Tax Revenue	\$ 189,742
Current Liabilities	\$	24,400	Total Fund Balance	\$	143,584	Revenue Paying Debt Service	-
Deferred Inflow	\$	170,677	PY Fund Balance	\$	34,096	Total Revenue	240,953
			Total Revenue	\$	240,953	Total Debt Service Principal	-
			Total Expenditures	\$	131,465	Total Debt Service Interest	-
Governmental			Interfund In	\$	-		
Total Cash & Investments	\$	166,982	Interfund Out	\$	-	Enterprise Funds	
Transfers In	\$	-	Proprietary	\$	-	Net Position	-
Transfers Out	\$	-	Current Assets	\$	-	PY Net Position	-
Property Tax	\$	176,088	Deferred Outflow	\$	-	Government-Wide	-
Debt Service Principal	\$	-	Current Liabilities	\$	-	Total Outstanding Debt	-
Total Expenditures	\$	131,465	Deferred Inflow	\$	-	Authorized but Unissued	7,500,000
Total Developer Advances	\$	-	Cash & Investments	\$	-	Year Authorized	11/6/2018
Total Developer Repayments	\$	-	Principal Expense	\$	-		

PART 12 - GOVERNING BODY APPROVAL

Please answer the following question by marking in the appropriate box

12-1 If you plan to submit this form electronically, have you read the new Electronic Signature Policy?

YES ☒

NO ☐

Office of the State Auditor — Local Government Division - Exemption Form Electronic Signatures Policy and Procedures

Policy - Requirements

The Office of the State Auditor Local Government Audit Division may accept an electronic submission of an application for exemption from audit that includes governing board signatures obtained through a program such as DocuSign or EchoSign. Required elements and safeguards are as follows:

- The preparer of the application is responsible for obtaining board signatures that comply with the requirement in Section 29-1-604 (3), C.R.S., that states the application shall be personally reviewed, approved, and signed by a majority of the members of the governing body.
- The application must be accompanied by the signature history document created by the electronic signature software. The signature history document must show when the document was created and when the document was emailed to the various parties, and include the dates the individual board members signed the document. The signature history must also show the individual's email addresses and IP address.
- Office of the State Auditor staff will not coordinate obtaining signatures.

The application for exemption from audit form created by our office includes a section for governing body approval. Local governing boards note their approval and submit the application through one of the following three methods:

- 1) Submit the application in hard copy via the US Mail including original signatures.
- 2) Submit the application electronically via email and either,
 - a. include a copy of an adopted resolution that documents formal approval by the Board, or
 - b. include electronic signatures obtained through a software program such as DocuSign or EchoSign in accordance with the requirements noted above.

Below is the certification and approval of the governing body. By signing, each individual member is certifying they are a duly elected or appointed officer of the local government. Governing members may be verified. Also by signing, the individual member certifies that this Application for Exemption from Audit has been prepared consistent with Section 29-1-604, C.R.S., which states that a governmental agency with revenue and expenditures of \$750,000 or less must have an application prepared by an independent accountant with knowledge of governmental accounting, completed to the best of their knowledge and is accurate and true. Use additional pages if needed.

Print the names of ALL members of the governing body below.

A MAJORITY of the members of the governing body must complete and sign in the column below.

1	David Deines	I, <u>David Deines</u> , attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed: <u>David Deines</u> Date: <u>Mar 15, 2022</u> My term Expires: <u>May 2023</u>
2	Della Thompson	I, <u>Della Thompson</u> , attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed: <u>Della Thompson</u> Date: <u>Mar 15, 2022</u> My term Expires: <u>May 2023</u>
3	Gilbert Scott	I, <u>Gilbert Scott</u> , attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed: _____ Date: _____ My term Expires: <u>May 2022</u>
4	Matthew Moeller	I, <u>Matthew Moeller</u> , attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed: <u>Matthew Moeller</u> Date: <u>Mar 29, 2022</u> My term Expires: <u>May 2022</u>
5		I, _____, attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed: _____ Date: _____ My term Expires: _____
6		I, _____, attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed: _____ Date: _____ My term Expires: _____
7		I, _____, attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed: _____ Date: _____ My term Expires: _____

Creekside South Estates 2021

Interim Agreement Report

2022-03-31

Created:	2022-03-15
By:	Diane Wheeler (diane@simmonswheler.com)
Status:	Out for Signature
Transaction ID:	CBJCHBCAABAAILcdIE9ykrp0JqEz3NsHSezuagkdL

Agreement History

Agreement history is the list of the events that have impacted the status of the agreement prior to the final signature. A final audit report will be generated when the agreement is complete.

"Creekside South Estates 2021" History

Document created by Diane Wheeler (diane@simmonswheler.com)
2022-03-15 - 4:19:42 PM GMT - IP address: 208.187.187.252

Document emailed to Diane Wheeler (diane@simmonswheler.com) for signature
2022-03-15 - 4:21:44 PM GMT

Document emailed to Matthew Moeller (mathew.moeller@teradata.com) for signature
2022-03-15 - 4:21:44 PM GMT

Document emailed to gnsco2@gmail.com for signature
2022-03-15 - 4:21:44 PM GMT

Document emailed to David M. Deines (day.deines@gmail.com) for signature
2022-03-15 - 4:21:44 PM GMT

Document emailed to Della Thompson (jtdt@msn.com) for signature
2022-03-15 - 4:21:44 PM GMT

Document e-signed by Diane Wheeler (diane@simmonswheler.com)
Signature Date: 2022-03-15 - 4:21:50 PM GMT - Time Source: server- IP address: 208.187.187.252

Email viewed by Matthew Moeller (mathew.moeller@teradata.com)
2022-03-15 - 4:22:47 PM GMT - IP address: 98.43.162.30

Email viewed by gnsco2@gmail.com
2022-03-15 - 4:31:17 PM GMT - IP address: 66.249.84.32

Email viewed by David M. Deines (day.deines@gmail.com)
2022-03-15 - 4:33:44 PM GMT - IP address: 74.125.212.192

Document e-signed by David M. Deines (dav.deines@gmail.com)
Signature Date: 2022-03-15 - 4:35:33 PM GMT - Time Source: server- IP address: 73.203.65.237

Email viewed by Della Thompson (jaldt@msn.com)
2022-03-15 - 9:13:03 PM GMT- IP address: 172.224.246.32

Document e-signed by Della Thompson (jaldt@msn.com)
Signature Date: 2022-03-15 - 9:19:08 PM GMT - Time Source: server- IP address: 97.118.111.92

Email viewed by gnscoff2@gmail.com
2022-03-26 - 3:11:14 PM GMT

Email viewed by Matthew Moeller (mathew.moeller@teradata.com)
2022-03-29 - 5:21:36 PM GMT

Document e-signed by Matthew Moeller (mathew.moeller@teradata.com)
Signature Date: 2022-03-29 - 5:23:13 PM GMT - Time Source: server

Email viewed by gnscoff2@gmail.com
2022-03-29 - 5:57:32 PM GMT- IP address: 66.249.84.223

Creeside South Estates Metropolitan District
Financial Statements

March 31, 2022

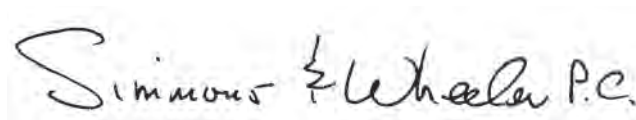
ACCOUNTANT'S COMPILATION REPORT

Board of Directors
Creekside South Estates Metropolitan District

Management is responsible for the accompanying financial statements of each major fund of Creekside South Estates Metropolitan District, as of and for the period ended March 31, 2022, which are comprised of the Balance Sheet and the related Statement of Revenues, Expenditures and Changes in Fund Balance – Budget and Actual – Governmental Funds and account groups for the three months then ended in accordance with accounting principles generally accepted in the United States of America. We have performed a compilation engagement in accordance with the Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the AICPA. We did not audit or review the financial statements nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion, nor provide any form of assurance on these financial statements.

Management has elected to omit the Statement of Net Position, Statement of Activities, Management Discussion and Analysis and all of the disclosures required by accounting principles generally accepted in the United States of America. If the omitted disclosures were included in the financial statements, they might influence the user's conclusions about the District's financial position and results of operations. Accordingly, the financial statements are not designed for those who are not informed about such matters.

We are not independent with respect to Creekside South Estates Metropolitan District because we performed certain accounting services that impaired our independence.

A handwritten signature in black ink that reads "Simmons & Wheeler P.C." in a cursive, flowing script.

June 3, 2022
Englewood, Colorado

Creekside South Estates Metropolitan District
Balance Sheet - Governmental Funds
March 31, 2022

See Accountant's Compilation Report

	General Fund	Total All Funds
Assets		
Current assets		
Cash in checking	\$ 16,596	\$ 16,596
Cash in Colotrust	124,921	124,921
Taxes Receivable	75,060	75,060
Prepaid Expenses	-	-
Accounts receivable - developer	<u>-</u>	<u>-</u>
	\$ <u>216,577</u>	\$ <u>216,577</u>
Liabilities and Equity		
Current liabilities		
Accounts payable	\$ 26,081	\$ 26,081
Deferred taxes	<u>-</u>	<u>-</u>
	<u>26,081</u>	<u>26,081</u>
Fund Equity		
Fund balance (deficit)	<u>190,496</u>	<u>190,496</u>
	<u>190,496</u>	<u>190,496</u>
	\$ <u>216,577</u>	\$ <u>216,577</u>

Creekside South Estates Metropolitan District
Statement of Revenues, Expenditures and Changes in Fund Balance
Governmental Funds
Budget and Actual
For the 3 Months Ended March 31, 2022
General Fund

See Accountant's Compilation Report

	Annual <u>Budget</u>	<u>Actual</u>	Variance Favorable (Unfavorable)
Revenues			
Property taxes	\$ 170,677	\$ 78,234	\$ (92,443)
Specific ownership taxes	11,606	3,145	(8,461)
Interest income	<u>1,000</u>	<u>47</u>	<u>(953)</u>
	<u>183,283</u>	<u>81,426</u>	<u>(101,857)</u>
Expenditures			
Accounting	7,500	1,081	6,419
Election	15,000	-	15,000
Engineering	4,500	644	3,856
Insurance/SDA Dues	5,000	4,321	679
Legal-General	17,500	4,942	12,558
Legal-Capital Projects	4,500	-	4,500
Web access	2,000	-	2,000
Covenanat Control and Enforcement	10,000	-	10,000
Trash Removal	12,705	2,988	9,717
Utilites	13,000	2,040	10,960
Water Operator Contract	28,350	7,390	20,960
Water Testing Treatment	25,000	3,722	21,278
Well Maintenance	42,750	-	42,750
Miscellaneous	1,000	2,228	(1,228)
Management	11,000	3,760	7,240
Treasurer's Fees	2,562	1,174	1,388
Contingency	5,000	-	5,000
Well Maintenance Reserve	66,049	-	66,049
Emergency Reserve	<u>6,071</u>	<u>-</u>	<u>6,071</u>
	<u>279,487</u>	<u>34,290</u>	<u>245,197</u>
Excess (deficiency) of revenues over expenditures	(96,204)	47,136	143,340
Fund balance - beginning	<u>96,204</u>	<u>143,360</u>	<u>47,156</u>
Fund balance - ending	\$ <u><u>-</u></u>	\$ <u><u>190,496</u></u>	\$ <u><u>190,496</u></u>

APPLICATION FOR EXEMPTION FROM AUDIT LONG FORM

NAME OF GOVERNMENT
ADDRESS

Creekside South Estates Metropolitan District
c/o White Bear Ankele Tanaka & Waldron
2154 E. Commons Avenue, Suite 2000
Centennial, CO 80122
Jennifer Gruber Tanaka
303/858-1800
jtanaka@wbapc.com

For the Year Ended
12/31/2021
or fiscal year ended:

CONTACT PERSON
PHONE
EMAIL
FAX

CERTIFICATION OF PREPARER

I certify that I am an independent accountant with knowledge of governmental accounting and that the information in the Application is complete and accurate to the best of my knowledge. I am aware that the Audit Law requires that a person independent of the entity complete the application if revenues or expenditure are at least \$100,000 but not more than \$750,000, and that independent means someone who is separate from the entity.

NAME: Diane Wheeler
TITLE: District Accountant
FIRM NAME (if applicable): Simmons & Wheeler, P.C.
ADDRESS: 304 Inverness Way South, Suite 490 Englewood, CO 80112
PHONE: 303-689-0833
DATE PREPARED: 3/7/2022
RELATIONSHIP TO ENTITY: CPA engaged to prepare financial statements for the District

PREPARER (SIGNATURE REQUIRED)

Diane Wheeler

Has the entity filed for, or has the district filed, a Title 32, Article 1 Special District Notice of Inactive Status during the year? [Applicable to Title 32 special districts only, pursuant to Sections 32-1-103 (9.3) and 32-1-104 (3), C.R.S.]

YES NO

☐ ☒

If Yes, date filed:

PART 1 - FINANCIAL STATEMENTS - BALANCE SHEET

* Indicate Name of Fund

NOTE: Attach additional sheets as necessary.

		Governmental Funds		Proprietary/Fiduciary Funds		Please use this space to provide explanation of any items on this page
Line #	Description	General Fund	Fund*	Description	Fund*	
Assets				Assets		
1-1	Cash & Cash Equivalents	\$ 7,265	\$ -	Cash & Cash Equivalents	\$ -	\$ -
1-2	Investments	\$ 159,717	\$ -	Investments	\$ -	\$ -
1-3	Receivables	\$ -	\$ -	Receivables	\$ -	\$ -
1-4	Due from Other Entities or Funds	\$ 477	\$ -	Due from Other Entities or Funds	\$ -	\$ -
1-5	Property Tax Receivable	\$ 170,677	\$ -	Other Current Assets [specify...]	\$ -	\$ -
	All Other Assets [specify...]					
1-6	Prepaid expenses	\$ 525	\$ -	Total Current Assets	\$ -	\$ -
1-7		\$ -	\$ -	Capital Assets, net (from Part 6-4)	\$ -	\$ -
1-8		\$ -	\$ -	Other Long Term Assets [specify...]	\$ -	\$ -
1-9		\$ -	\$ -		\$ -	\$ -
1-10		\$ -	\$ -		\$ -	\$ -
1-11	(add lines 1-1 through 1-10) TOTAL ASSETS	\$ 338,661	\$ -	(add lines 1-1 through 1-10) TOTAL ASSETS	\$ -	\$ -
Deferred Outflows of Resources				Deferred Outflows of Resources		
1-12	[specify...]	\$ -	\$ -	[specify...]	\$ -	\$ -
1-13	[specify...]	\$ -	\$ -	[specify...]	\$ -	\$ -
1-14	(add lines 1-12 through 1-13) TOTAL DEFERRED OUTFLOWS	\$ -	\$ -	(add lines 1-12 through 1-13) TOTAL DEFERRED OUTFLOWS	\$ -	\$ -
1-15	TOTAL ASSETS AND DEFERRED OUTFLOWS	\$ 338,661	\$ -	TOTAL ASSETS AND DEFERRED OUTFLOWS	\$ -	\$ -
Liabilities				Liabilities		
1-16	Accounts Payable	\$ 24,400	\$ -	Accounts Payable	\$ -	\$ -
1-17	Accrued Payroll and Related Liabilities	\$ -	\$ -	Accrued Payroll and Related Liabilities	\$ -	\$ -
1-18	Unearned Property Tax Revenue	\$ -	\$ -	Accrued Interest Payable	\$ -	\$ -
1-19	Due to Other Entities or Funds	\$ -	\$ -	Due to Other Entities or Funds	\$ -	\$ -
1-20	All Other Current Liabilities	\$ -	\$ -	All Other Current Liabilities	\$ -	\$ -
1-21	(add lines 1-16 through 1-20) TOTAL CURRENT LIABILITIES	\$ 24,400	\$ -	(add lines 1-16 through 1-20) TOTAL CURRENT LIABILITIES	\$ -	\$ -
1-22	All Other Liabilities [specify...]	\$ -	\$ -	Proprietary Debt Outstanding (from Part 4-4)	\$ -	\$ -
1-23		\$ -	\$ -	Other Liabilities [specify...]:	\$ -	\$ -
1-24		\$ -	\$ -		\$ -	\$ -
1-25		\$ -	\$ -		\$ -	\$ -
1-26		\$ -	\$ -		\$ -	\$ -
1-27	(add lines 1-21 through 1-26) TOTAL LIABILITIES	\$ 24,400	\$ -	(add lines 1-21 through 1-26) TOTAL LIABILITIES	\$ -	\$ -
Deferred Inflows of Resources				Deferred Inflows of Resources		
1-28	Deferred Property Taxes	\$ 170,677	\$ -	Pension Related	\$ -	\$ -
1-29	Other [specify...]	\$ -	\$ -	Other [specify...]	\$ -	\$ -
1-30	(add lines 1-28 through 1-29) TOTAL DEFERRED INFLOWS	\$ 170,677	\$ -	(add lines 1-28 through 1-29) TOTAL DEFERRED INFLOWS	\$ -	\$ -
Fund Balance				Net Position		
1-31	Nonspendable Prepaid	\$ -	\$ -	Net Investment in Capital Assets	\$ -	\$ -
1-32	Nonspendable Inventory	\$ -	\$ -			
1-33	Restricted Emergency	\$ 6,071	\$ -	Emergency Reserves	\$ -	\$ -
1-34	Committed [specify...]	\$ -	\$ -	Other Designations/Reserves	\$ -	\$ -
1-35	Assigned [specify...]	\$ -	\$ -	Restricted	\$ -	\$ -
1-36	Unassigned:	\$ 137,513	\$ -	Undesignated/Unreserved/Unrestricted	\$ -	\$ -
1-37	Add lines 1-31 through 1-36 This total should be the same as line 3-33 TOTAL FUND BALANCE	\$ 143,584	\$ -	Add lines 1-31 through 1-36 This total should be the same as line 3-33 TOTAL NET POSITION	\$ -	\$ -
1-38	Add lines 1-27, 1-30 and 1-37 This total should be the same as line 1-15 TOTAL LIABILITIES, DEFERRED INFLOWS, AND FUND BALANCE	\$ 338,661	\$ -	Add lines 1-27, 1-30 and 1-37 This total should be the same as line 1-15 TOTAL LIABILITIES, DEFERRED INFLOWS, AND NET POSITION	\$ -	\$ -

PART 2 - FINANCIAL STATEMENTS - OPERATING STATEMENT - REVENUES

		Governmental Funds		Proprietary/Fiduciary Funds		Please use this space to provide explanation of any items on this page	
Line #	Description	General Fund	Fund*	Description	Fund*		Fund*
Tax Revenue							
2-1	Property [include mills levied in Question 10-6]	\$ 176,068	\$ -	Property [include mills levied in Question 10-6]	\$ -	\$ -	
2-2	Specific Ownership	\$ 13,674	\$ -	Specific Ownership	\$ -	\$ -	
2-3	Sales and Use Tax	\$ -	\$ -	Sales and Use Tax	\$ -	\$ -	
2-4	Other Tax Revenue [specify...]:	\$ -	\$ -	Other Tax Revenue [specify...]:	\$ -	\$ -	
2-5		\$ -	\$ -		\$ -	\$ -	
2-6		\$ -	\$ -		\$ -	\$ -	
2-7		\$ -	\$ -		\$ -	\$ -	
2-8	Add lines 2-1 through 2-7 TOTAL TAX REVENUE	\$ 189,742	\$ -	Add lines 2-1 through 2-7 TOTAL TAX REVENUE	\$ -	\$ -	
2-9	Licenses and Permits	\$ -	\$ -	Licenses and Permits	\$ -	\$ -	
2-10	Highway Users Tax Funds (HUTF)	\$ -	\$ -	Highway Users Tax Funds (HUTF)	\$ -	\$ -	
2-11	Conservation Trust Funds (Lottery)	\$ -	\$ -	Conservation Trust Funds (Lottery)	\$ -	\$ -	
2-12	Community Development Block Grant	\$ -	\$ -	Community Development Block Grant	\$ -	\$ -	
2-13	Fire & Police Pension	\$ -	\$ -	Fire & Police Pension	\$ -	\$ -	
2-14	Grants	\$ -	\$ -	Grants	\$ -	\$ -	
2-15	Donations	\$ -	\$ -	Donations	\$ -	\$ -	
2-16	Charges for Sales and Services	\$ -	\$ -	Charges for Sales and Services	\$ -	\$ -	
2-17	Rental Income	\$ -	\$ -	Rental Income	\$ -	\$ -	
2-18	Fines and Forfeits	\$ -	\$ -	Fines and Forfeits	\$ -	\$ -	
2-19	Interest/Investment Income	\$ 239	\$ -	Interest/Investment Income	\$ -	\$ -	
2-20	Tap Fees	\$ -	\$ -	Tap Fees	\$ -	\$ -	
2-21	Proceeds from Sale of Capital Assets	\$ -	\$ -	Proceeds from Sale of Capital Assets	\$ -	\$ -	
2-22	Transfer from HOA	\$ 50,535	\$ -	All Other [specify...]:	\$ -	\$ -	
2-23	Miscellaneous	\$ 437	\$ -		\$ -	\$ -	
2-24	Add lines 2-8 through 2-23 TOTAL REVENUES	\$ 240,953	\$ -	Add lines 2-8 through 2-23 TOTAL REVENUES	\$ -	\$ -	
Other Financing Sources							
2-25	Debt Proceeds	\$ -	\$ -	Debt Proceeds	\$ -	\$ -	
2-26	Developer Advances	\$ -	\$ -	Developer Advances	\$ -	\$ -	
2-27	Other [specify...]:	\$ -	\$ -	Other [specify...]:	\$ -	\$ -	
2-28	Add lines 2-25 through 2-27 TOTAL OTHER FINANCING SOURCES	\$ -	\$ -	Add lines 2-25 through 2-27 TOTAL OTHER FINANCING SOURCES	\$ -	\$ -	GRAND TOTALS
2-29	Add lines 2-24 and 2-28 TOTAL REVENUES AND OTHER FINANCING SOURCES	\$ 240,953	\$ -	Add lines 2-24 and 2-28 TOTAL REVENUES AND OTHER FINANCING SOURCES	\$ -	\$ -	

IF GRAND TOTAL REVENUES AND OTHER FINANCING SOURCES for all funds (Line 2-29) are GREATER than \$750,000 -STOP. You may not use this form. An audit may be required. See Section 29-1-604, C.R.S., or contact the OSA Local Government Division at (303) 869-3000 for assistance.

PART 3 - FINANCIAL STATEMENTS - OPERATING STATEMENT - EXPENDITURES/EXPENSES

		Governmental Funds		Proprietary/Fiduciary Funds		Please use this space to provide explanation of any items on this page
Line #	Description	General Fund	Fund*	Description	Fund*	
Expenditures				Expenses		
3-1	General Government	\$ 131,465	\$ -	General Operating & Administrative	\$ -	\$ -
3-2	Judicial	\$ -	\$ -	Salaries	\$ -	\$ -
3-3	Law Enforcement	\$ -	\$ -	Payroll Taxes	\$ -	\$ -
3-4	Fire	\$ -	\$ -	Contract Services	\$ -	\$ -
3-5	Highways & Streets	\$ -	\$ -	Employee Benefits	\$ -	\$ -
3-6	Solid Waste	\$ -	\$ -	Insurance	\$ -	\$ -
3-7	Contributions to Fire & Police Pension Assoc.	\$ -	\$ -	Accounting and Legal Fees	\$ -	\$ -
3-8	Health	\$ -	\$ -	Repair and Maintenance	\$ -	\$ -
3-9	Culture and Recreation	\$ -	\$ -	Supplies	\$ -	\$ -
3-10	Transfers to other districts	\$ -	\$ -	Utilities	\$ -	\$ -
3-11	Other [specify...]:	\$ -	\$ -	Contributions to Fire & Police Pension Assoc.	\$ -	\$ -
3-12		\$ -	\$ -	Other [specify...]	\$ -	\$ -
3-13		\$ -	\$ -		\$ -	\$ -
3-14	Capital Outlay	\$ -	\$ -	Capital Outlay	\$ -	\$ -
Debt Service				Debt Service		
3-15	Principal (should match amount in 4-4)	\$ -	\$ -	Principal (should match amount in 4-4)	\$ -	\$ -
3-16	Interest	\$ -	\$ -	Interest	\$ -	\$ -
3-17	Bond Issuance Costs	\$ -	\$ -	Bond Issuance Costs	\$ -	\$ -
3-18	Developer Principal Repayments	\$ -	\$ -	Developer Principal Repayments	\$ -	\$ -
3-19	Developer Interest Repayments	\$ -	\$ -	Developer Interest Repayments	\$ -	\$ -
3-20	All Other [specify...]:	\$ -	\$ -	All Other [specify...]:	\$ -	\$ -
3-21		\$ -	\$ -		\$ -	\$ -
3-22	Add lines 3-1 through 3-21 TOTAL EXPENDITURES	\$ 131,465	\$ -	Add lines 3-1 through 3-21 TOTAL EXPENSES	\$ -	\$ -
3-23	Interfund Transfers (In)	\$ -	\$ -	Net Interfund Transfers (In) Out	\$ -	\$ -
3-24	Interfund Transfers Out	\$ -	\$ -	Other [specify...][enter negative for expense]	\$ -	\$ -
3-25	Other Expenditures (Revenues):	\$ -	\$ -	Depreciation	\$ -	\$ -
3-26		\$ -	\$ -	Other Financing Sources (Uses) (from line 2-28)	\$ -	\$ -
3-27		\$ -	\$ -	Capital Outlay (from line 3-14)	\$ -	\$ -
3-28		\$ -	\$ -	Debt Principal (from line 3-15, 3-18)	\$ -	\$ -
3-29	(Add lines 3-23 through 3-28) TOTAL TRANSFERS AND OTHER EXPENDITURES	\$ -	\$ -	(Line 3-27, plus line 3-28, less line 3-26, less line 3-25, plus line 3-24) TOTAL GAAP RECONCILING ITEMS	\$ -	\$ -
3-30	Excess (Deficiency) of Revenues and Other Financing Sources Over (Under) Expenditures Line 2-29, less line 3-22, less line 3-29	\$ 109,488	\$ -	Net Increase (Decrease) in Net Position Line 2-29, less line 3-22, plus line 3-29, less line 3-23	\$ -	\$ -
3-31	Fund Balance, January 1 from December 31 prior year report	\$ 34,096	\$ -	Net Position, January 1 from December 31 prior year report	\$ -	\$ -
3-32	Prior Period Adjustment (MUST explain)	\$ -	\$ -	Prior Period Adjustment (MUST explain)	\$ -	\$ -
3-33	Fund Balance, December 31 Sum of Lines 3-30, 3-31, and 3-32 This total should be the same as line 1-37.	\$ 143,584	\$ -	Net Position, December 31 Sum of Lines 3-30, 3-31, and 3-32 This total should be the same as line 1-37.	\$ -	\$ -

IF GRAND TOTAL EXPENDITURES for all funds (Line 3-22) are GREATER than \$750,000 - STOP. You may not use this form. An audit may be required. See Section 29-1-604, C.R.S., or contact the OSA Local Government Division at (303) 869-3000 for assistance.

PART 4 - DEBT OUTSTANDING, ISSUED, AND RETIRED

Please answer the following questions by marking the appropriate boxes.

YES

NO

Please use this space to provide any explanations or comments:

4-1 Does the entity have outstanding debt?

☐

☒

4-2 Is the debt repayment schedule attached? If no, MUST explain:

☐

☒

N/A

4-3 Is the entity current in its debt service payments? If no, MUST explain:

☐

☒

N/A

4-4 Please complete the following debt schedule, if applicable: (please only include principal amounts)

	Outstanding at beginning of year*	Issued during year	Retired during year	Outstanding at year-end
General obligation bonds	\$ -	\$ -	\$ -	\$ -
Revenue bonds	\$ -	\$ -	\$ -	\$ -
Notes/Loans	\$ -	\$ -	\$ -	\$ -
Leases	\$ -	\$ -	\$ -	\$ -
Developer Advances	\$ -	\$ -	\$ -	\$ -
Other (specify):	\$ -	\$ -	\$ -	\$ -
TOTAL	\$ -	\$ -	\$ -	\$ -

*must agree to prior year ending balance

Please answer the following questions by marking the appropriate boxes.

YES

NO

4-5 Does the entity have any authorized, but unissued, debt [Section 29-1-605(2) C.R.S.]?

☒

☐

How much?

\$ 7,500,000

If yes:

Date the debt was authorized:

11/6/2018

4-6 Does the entity intend to issue debt within the next calendar year?

☐

☒

If yes:

How much?

\$ -

4-7 Does the entity have debt that has been refinanced that it is still responsible for?

☐

☒

If yes:

What is the amount outstanding?

\$ -

4-8 Does the entity have any lease agreements?

☐

☒

If yes:

What is being leased?

What is the original date of the lease?

Number of years of lease?

Is the lease subject to annual appropriation?

\$ -

What are the annual lease payments?

☐

☒

PART 5 - CASH AND INVESTMENTS

Please provide the entity's cash deposit and investment balances.

AMOUNT

TOTAL

Please use this space to provide any explanations or comments:

5-1 YEAR-END Total of ALL Checking and Savings accounts

\$ 7,265

5-2 Certificates of deposit

\$ -

TOTAL CASH DEPOSITS

\$ 7,265

Investments (if investment is a mutual fund, please list underlying investments):

Colotrust

\$ 159,717

5-3

\$ -

\$ -

\$ -

TOTAL INVESTMENTS

\$ 159,717

TOTAL CASH AND INVESTMENTS

\$ 166,982

Please answer the following question by marking in the appropriate box

YES

NO

N/A

5-4 Are the entity's Investments legal in accordance with Section 24-75-601, et. seq., C.R.S.?

☒

☐

☐

5-5 Are the entity's deposits in an eligible (Public Deposit Protection Act) public depository (Section 11-10.5-101, et seq. C.R.S.)? If no, MUST explain:

☒

☐

☐

PART 6 - CAPITAL ASSETS

Please answer the following question by marking in the appropriate box		YES	NO	Please use this space to provide any explanations or comments:																																																		
6-1	Does the entity have capitalized assets?	<input type="checkbox"/>	<input checked="" type="checkbox"/>																																																			
6-2	Has the entity performed an annual inventory of capital assets in accordance with Section 29-1-506, C.R.S.? If no, MUST explain:	<input checked="" type="checkbox"/>	<input type="checkbox"/>																																																			
6-3	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 35%;">Complete the following Capital Assets table for GOVERNMENTAL FUNDS:</th> <th style="width: 15%;">Balance - beginning of the year ¹</th> <th style="width: 15%;">Additions ²</th> <th style="width: 15%;">Deletions</th> <th style="width: 20%;">Year-End Balance</th> </tr> </thead> <tbody> <tr><td>Land</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td></tr> <tr><td>Buildings</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td></tr> <tr><td>Machinery and equipment</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td></tr> <tr><td>Furniture and fixtures</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td></tr> <tr><td>Infrastructure</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td></tr> <tr><td>Construction In Progress (CIP)</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td></tr> <tr><td>Other (explain):</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td></tr> <tr><td>Accumulated Depreciation (Enter a negative, or credit, balance)</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td><td style="text-align: right;">\$ -</td></tr> <tr> <td style="text-align: right;">TOTAL</td> <td style="text-align: right;">\$ -</td> <td style="text-align: right;">\$ -</td> <td style="text-align: right;">\$ -</td> <td style="text-align: right;">\$ -</td> </tr> </tbody> </table>				Complete the following Capital Assets table for GOVERNMENTAL FUNDS:	Balance - beginning of the year ¹	Additions ²	Deletions	Year-End Balance	Land	\$ -	\$ -	\$ -	\$ -	Buildings	\$ -	\$ -	\$ -	\$ -	Machinery and equipment	\$ -	\$ -	\$ -	\$ -	Furniture and fixtures	\$ -	\$ -	\$ -	\$ -	Infrastructure	\$ -	\$ -	\$ -	\$ -	Construction In Progress (CIP)	\$ -	\$ -	\$ -	\$ -	Other (explain):	\$ -	\$ -	\$ -	\$ -	Accumulated Depreciation (Enter a negative, or credit, balance)	\$ -	\$ -	\$ -	\$ -	TOTAL	\$ -	\$ -	\$ -	\$ -
Complete the following Capital Assets table for GOVERNMENTAL FUNDS:	Balance - beginning of the year ¹	Additions ²	Deletions	Year-End Balance																																																		
Land	\$ -	\$ -	\$ -	\$ -																																																		
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Other (explain):	\$ -	\$ -	\$ -	\$ -																																																		
Accumulated Depreciation (Enter a negative, or credit, balance)	\$ -	\$ -	\$ -	\$ -																																																		
TOTAL	\$ -	\$ -	\$ -	\$ -																																																		

¹ Must agree to prior year-end balance
² Generally capital asset additions should be reported at capital outlay on line 3-14 and capitalized in accordance with the government's capitalization policy. Please explain any discrepancy.

PART 7 - PENSION INFORMATION

Please answer the following question by marking in the appropriate box		YES	NO	Please use this space to provide any explanations or comments:
7-1	Does the entity have an "old hire" firefighters' pension plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7-2	Does the entity have a volunteer firefighters' pension plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
If yes: Who administers the plan?				
Indicate the contributions from:				
Tax (property, SO, sales, etc.):		\$ -		
State contribution amount:		\$ -		
Other (gifts, donations, etc.):		\$ -		
TOTAL		\$ -		
What is the monthly benefit paid for 20 years of service per retiree as of Jan 1?		\$ -		

PART 8 - BUDGET INFORMATION

Please answer the following question by marking in the appropriate box		YES	NO	N/A	Please use this space to provide any explanations or comments:										
8-1	Did the entity file a current year budget with the Department of Local Affairs, in accordance with Section 29-1-113 C.R.S.? If no, MUST explain:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>											
8-2	Did the entity pass an appropriations resolution in accordance with Section 29-1-108 C.R.S.? If no, MUST explain:	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>											
If yes: Please indicate the amount appropriated for each fund separately for the year reported															
<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left; padding: 5px;">Governmental/Proprietary Fund Name</th> <th style="text-align: left; padding: 5px;">Total Appropriations By Fund</th> </tr> </thead> <tbody> <tr> <td style="padding: 5px;">General Fund</td> <td style="text-align: right; padding: 5px;">\$ 216,874</td> </tr> <tr> <td style="padding: 5px;"></td> <td style="text-align: right; padding: 5px;">\$ -</td> </tr> <tr> <td style="padding: 5px;"></td> <td style="text-align: right; padding: 5px;">\$ -</td> </tr> <tr> <td style="padding: 5px;"></td> <td style="text-align: right; padding: 5px;">\$ -</td> </tr> </tbody> </table>		Governmental/Proprietary Fund Name	Total Appropriations By Fund	General Fund	\$ 216,874		\$ -		\$ -		\$ -				
Governmental/Proprietary Fund Name	Total Appropriations By Fund														
General Fund	\$ 216,874														
	\$ -														
	\$ -														
	\$ -														

PART 9 - TAX PAYER'S BILL OF RIGHTS (TABOR)

Please answer the following question by marking in the appropriate box		YES	NO	Please use this space to provide any explanations or comments:
9-1	Is the entity in compliance with all the provisions of TABOR [State Constitution, Article X, Section 20(5)]?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
<small>Note: An election to exempt the government from the spending limitations of TABOR does not exempt the government from the 3 percent emergency reserve requirement. All governments should determine if they meet this requirement of TABOR.</small>				

PART 10 - GENERAL INFORMATION

Please answer the following question by marking in the appropriate box		YES	NO	Please use this space to provide any explanations or comments:						
10-1	Is this application for a newly formed governmental entity?	<input type="checkbox"/>	<input checked="" type="checkbox"/>							
If yes: Date of formation: <div style="border: 1px solid black; width: 150px; height: 30px; display: inline-block;"></div>										
10-2	Has the entity changed its name in the past or current year?	<input type="checkbox"/>	<input checked="" type="checkbox"/>							
If Yes: NEW name <div style="border: 1px solid black; width: 400px; height: 20px; display: inline-block;"></div>										
PRIOR name <div style="border: 1px solid black; width: 400px; height: 20px; display: inline-block;"></div>										
10-3	Is the entity a metropolitan district?	<input checked="" type="checkbox"/>	<input type="checkbox"/>							
10-4	Please indicate what services the entity provides:									
<div style="border: 1px solid black; padding: 2px;">Water and sanitation</div>										
10-5	Does the entity have an agreement with another government to provide services?	<input type="checkbox"/>	<input checked="" type="checkbox"/>							
If yes: List the name of the other governmental entity and the services provided: <div style="border: 1px solid black; width: 460px; height: 20px; display: inline-block;"></div>										
10-6	Does the entity have a certified mill levy?	<input type="checkbox"/>	<input checked="" type="checkbox"/>							
If yes: Please provide the number of <u>mills</u> levied for the year reported (do not enter \$ amounts):										
<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 20%; border-bottom: 1px solid black;">Bond Redemption mills</td> <td style="border-bottom: 1px solid black; text-align: right;">0.000</td> </tr> <tr> <td style="border-bottom: 1px solid black;">General/Other mills</td> <td style="border-bottom: 1px solid black; text-align: right;">80.000</td> </tr> <tr> <td style="border-bottom: 1px solid black;">Total mills</td> <td style="border-bottom: 1px solid black; text-align: right;">80.000</td> </tr> </table>					Bond Redemption mills	0.000	General/Other mills	80.000	Total mills	80.000
Bond Redemption mills	0.000									
General/Other mills	80.000									
Total mills	80.000									

Please use this space to provide any additional explanations or comments not previously included:

OSA USE ONLY

Entity Wide:		General Fund		Governmental Funds		Notes
Unrestricted Cash & Investments	\$	166,982	Unrestricted Fund Balan \$	137,513	Total Tax Revenue	\$ 189,742
Current Liabilities	\$	24,400	Total Fund Balance \$	143,584	Revenue Paying Debt Service	\$ -
Deferred Inflow	\$	170,677	PY Fund Balance \$	34,096	Total Revenue	\$ 240,953
			Total Revenue \$	240,953	Total Debt Service Principal	\$ -
			Total Expenditures \$	131,465	Total Debt Service Interest	\$ -
			Interfund In \$	-		
Governmental			Interfund Out \$	-	Enterprise Funds	
Total Cash & Investments	\$	166,982	- Proprietary		Net Position	\$ -
Transfers In	\$		- Current Assets	\$	- PY Net Position	\$ -
Transfers Out	\$		Deferred Outflow \$		- Government-Wide	
Property Tax	\$	176,068	- Current Liabilities	\$	- Total Outstanding Debt	\$ -
Debt Service Principal	\$		Deferred Inflow \$		- Authorized but Unissued	\$ 7,500,000
Total Expenditures	\$	131,465	- Cash & Investments	\$	- Year Authorized	11/6/2018
Total Developer Advances	\$		- Principal Expense	\$		
Total Developer Repayments	\$					

PART 12 - GOVERNING BODY APPROVAL

Please answer the following question by marking in the appropriate box

YES

NO

12-1 If you plan to submit this form electronically, have you read the new Electronic Signature Policy?

☒

☐

Office of the State Auditor — Local Government Division - Exemption Form Electronic Signatures Policy and Procedures

Policy - Requirements

The Office of the State Auditor Local Government Audit Division may accept an electronic submission of an application for exemption from audit that includes governing board signatures obtained through a program such as DocuSign or EchoSign. Required elements and safeguards are as follows:

- The preparer of the application is responsible for obtaining board signatures that comply with the requirement in Section 29-1-604 (3), C.R.S., that states the application shall be personally reviewed, approved, and signed by a majority of the members of the governing body.
- The application must be accompanied by the signature history document created by the electronic signature software. The signature history document must show when the document was created and when the document was emailed to the various parties, and include the dates the individual board members signed the document. The signature history must also show the individuals' email addresses and IP address.
- Office of the State Auditor staff will not coordinate obtaining signatures.

The application for exemption from audit form created by our office includes a section for governing body approval. Local governing boards note their approval and submit the application through one of the following three methods:

1) Submit the application in hard copy via the US Mail including original signatures.

2) Submit the application electronically via email and either,

a. Include a copy of an adopted resolution that documents formal approval by the Board, or

b. Include electronic signatures obtained through a software program such as DocuSign or EchoSign in accordance with the requirements noted above.

Below is the certification and approval of the governing body. By signing, each individual member is certifying they are a duly elected or appointed officer of the local government. Governing members may be verified. Also by signing, the individual member certifies that this Application for Exemption from Audit has been prepared consistent with Section 29-1-604, C.R.S., which states that a governmental agency with revenue and expenditures of \$750,000 or less must have an application prepared by an independent accountant with knowledge of governmental accounting; completed to the best of their knowledge and is accurate and true. Use additional pages if needed.

Print the names of ALL members of the governing body below.

A MAJORITY of the members of the governing body must complete and sign in the column below.

#	Full Name	Signature and Attestation
1	David Deines	I, <u>David Deines</u> , attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed <u>David M. Deines</u> Date: <u>Mar 15, 2022</u> My term Expires: <u>May 2023</u>
2	Della Thompson	I, <u>Della Thompson</u> , attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed <u>Della Thompson</u> Date: <u>Mar 15, 2022</u> My term Expires: <u>May 2023</u>
3	Gilbert Scott	I, <u>Gilbert Scott</u> , attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed _____ Date: _____ My term Expires: <u>May 2022</u>
4	Matthew Moeller	I, <u>Matthew Moeller</u> , attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed <u>Matthew Moeller</u> Date: <u>Mar 29, 2022</u> My term Expires: <u>May 2022</u>
5	Full Name	I, _____, attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed _____ Date: _____ My term Expires: _____
6	Full Name	I, _____, attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed _____ Date: _____ My term Expires: _____
7	Full Name	I, _____, attest that I am a duly elected or appointed board member, and that I have personally reviewed and approve this application for exemption from audit. Signed _____ Date: _____ My term Expires: _____

Resolution No. 2022-07-02

**RESOLUTION
OF THE
BOARD OF DIRECTORS
OF THE
CREEKSIDE SOUTH ESTATES METROPOLITAN DISTRICT
REGARDING RESIDENTIAL USE OF LOTS**

WHEREAS, Creekside South Estates Metropolitan District (the “**District**”) is a quasi-municipal corporation and political subdivision of the State of Colorado; and

WHEREAS, the District is the entity named and referred to that certain Amended and Restated Declaration of Covenants, Conditions and Restrictions for Creekside, recorded in the real property records of the Clerk and Recorder of Adams County, Colorado on November 4, 2019, at Reception Number 2019000095064 (the “**Declaration**”) to administer and enforce the provisions contained therein;

WHEREAS, per Article V, Section 5.02.C of the Declaration, the Board of Directors of the District (the “**Board**”) has the authority to make, establish and promulgate, and in its discretion to amend, repeal or reenact, such Rules and Regulations not in contradiction of the Declaration as it deems proper covering all aspects of its functions; and

WHEREAS, Article III, Section 3.01 of the Declaration provides that all property within any residential area (excluding any Greenbelt Areas in such residential area) shall be improved and used solely for residential use; and

WHEREAS, Article III, Section 3.03 of the Declaration provides that no residence on any Lot shall be used for any purpose other than single-family residential purposes; and

WHEREAS, all initially capitalized terms used herein and not otherwise defined shall have the meaning given to the same in the Declaration; and

WHEREAS, the Board desires to clarify the terms used in the Declaration as the same relate to residential-only uses of the Lots.

NOW, THEREFORE, BE IT RESOLVED that the Board does hereby adopt the following in relation to residential uses of the Lots.

All Lots within the Community shall be used for residential use only, including uses which are customarily incident thereto, and shall not be used at any time for business, commercial or professional purposes. Notwithstanding the foregoing, Lots may be used for business activities provided that the following are satisfied, and in such event the same shall be deemed to be incidental to and part of the residential use of the Lot:

(a) The business conducted is clearly secondary to the residential use of the home and is conducted entirely within the home;

(b) The existence or operation of the business is not detectable from outside of the home by sight, sound, smell or otherwise, or by the existence of signs indicating that a business is being conducted;

(c) The business does not result in an undue volume of traffic or parking within the Community, which determination may be made by the Board of Directors in its sole discretion from time to time;

(d) The business is conducted without the employment of persons other than the residents of the home constructed on the Lot;

(e) The business conforms to all zoning requirements and is lawful in nature; and

(f) The business conforms to any Rules and Regulations that may be imposed by the Association from time to time on a uniform basis to protect the peace, tranquility and quality of the Community.

[The rest of this page intentionally left blank.]

APPROVED AND ADOPTED THIS 7th DAY OF JULY, 2022.

CREEKSIDE SOUTH ESTATES
METROPOLITAN DISTRICT, a quasi-municipal
corporation and political subdivision of the State of
Colorado

Officer of the District

ATTEST:

APPROVED AS TO FORM:

WHITE BEAR ANKELE TANAKA & WALDRON
Attorneys at Law

General Counsel to the District

Violations Summary

Creekside South Estates Metropolitan District
 Period: 1/1/2022 through 6/30/2022

Date: 6/30/2022
 Time: 4:02 pm
 Page: 1

Violation Type / Item	Escalation	Item Count	# Letters	# Violations
Animals				
Closed				
Dogs: Disallowed/Too Many	Level Courtesy Notice	2		
Dogs: Disallowed/Too Many	Level First Notice	1		
Total Items / Letters Closed		3	3	
Total Animals		3	3	3
Fencing				
Approved				
Fencing: Does Not Conform to Guidelines	Level Second Notice	1		
Total Items / Letters Approved		1	4	
Closed				
Fencing: Does Not Conform to Guidelines	Level Courtesy Notice	2		
Fencing: Missing Section	Level Courtesy Notice	1		
Fencing: Missing Section	Level Second Notice	1		
Fencing: Needs Repair	Level Courtesy Notice	5		
Fencing: Needs Repair	Level First Notice	1		
Fencing: Needs Repair	Level Second Notice	1		
Total Items / Letters Closed		11	16	
Open				
Fencing: Does Not Conform to Guidelines	Level Courtesy Notice	1		
Fencing: Does Not Conform to Guidelines	Level Second Notice	1		
Fencing: Needs Repair	Level Courtesy Notice	2		
Fencing: Needs Repair	Level Second Notice	2		
Fencing: needs stain	Level Courtesy Notice	1		
Total Items / Letters Open		7	10	
Total Fencing		19	30	17
Holiday Decorations				
Closed				
Holiday Lights: Left Up	Level Courtesy Notice	6		

Violations Summary
 Creekside South Estates Metropolitan District
 Period: 1/1/2022 through 6/30/2022

Date: 6/30/2022
Time: 4:02 pm
Page: 2

Violation Type / Item	Escalation	Item Count	# Letters	# Violations
Holiday Decorations				
Closed				
Total Items / Letters Closed		6	10	
Total Holiday Decorations		6	10	6
Landscaping				
Closed				
Landscaping: Dead Shrub(s)	Level Courtesy Notice	1		
Landscaping: Fabric showing	Level Courtesy Notice	1		
Landscaping: Not installed	Level Courtesy Notice	1		
Total Items / Letters Closed		3	4	
Open				
Landscaping: Dead Shrub(s)	Level Courtesy Notice	1		
Total Items / Letters Open		1	1	
Total Landscaping		4	5	4
Lawn				
Closed				
Lawn: Dead Spots	Level Courtesy Notice	1		
Lawn: Health of Grass	Level Courtesy Notice	1		
Lawn: Hole in lawn	Level Second Notice	1		
Lawn: Needs Mowed	Level Courtesy Notice	5		
Lawn: Needs Mowed	Level First Notice	2		
Total Items / Letters Closed		10	15	
Open				
Lawn: Health of Grass	Level Courtesy Notice	1		
Lawn: Needs Mowed	Level Courtesy Notice	4		
Lawn: Needs Mowed	Level Second Notice	2		
Total Items / Letters Open		7	12	
Total Lawn		17	27	17
Misc				

Violations Summary

Creekside South Estates Metropolitan District
 Period: 1/1/2022 through 6/30/2022

Date: 6/30/2022
 Time: 4:02 pm
 Page: 3

Violation Type / Item	Escalation	Item Count	# Letters	# Violations
Misc				
Closed				
Nuisance	Level Courtesy Notice	21		
Nuisance	Level First Notice	1		
Nuisance	Level Second Notice	1		
Objects Stored at House/On Side	Level Courtesy Notice	4		
Trash/Debris at Residence	Level Courtesy Notice	3		
Trash/Debris at Residence	Level First Notice	1		
Unapproved Improvement	Level Courtesy Notice	7		
Total Items / Letters Closed		38	57	
Open				
Nuisance	Level Courtesy Notice	2		
Nuisance	Level First Notice	4		
Nuisance	Level Second Notice	1		
Nuisance	Level Third Notice	2		
Trash/Debris at Residence	Level Courtesy Notice	2		
Trash/Debris at Residence	Level Second Notice	3		
Trash/Debris at Residence	Level Third Notice	1		
Unapproved Improvement	Level First Notice	2		
Total Items / Letters Open		17	32	
Total Misc		55	89	50
Painting				
Closed				
Painting: House Needs Painting	Level Courtesy Notice	1		
Painting: House Needs Painting	Level First Notice	1		
Total Items / Letters Closed		2	4	
Open				

Violation Type / Item	Escalation	Item Count	# Letters	# Violations
Painting				
Open				
Painting: Miscellaneous Painting - Trim/Crossmembers	Level Second Notice	2		
Total Items / Letters Open		2	7	
Total Painting		4	11	4
Parking, etc.				
Closed				
Camper/Trailer/Recreational/Heavy Equipment Vehicle at Residence	Level Courtesy Notice	14		
Camper/Trailer/Recreational/Heavy Equipment Vehicle at Residence	Level First Notice	1		
Camper/Trailer/Recreational/Heavy Equipment Vehicle at Residence	Level Second Notice	1		
Unapproved Dumpster in Driveway	Level Courtesy Notice	2		
Unapproved Dumpster in Driveway	Level First Notice	1		
Total Items / Letters Closed		19	30	
Open				
Camper/Trailer/Recreational/Heavy Equipment Vehicle at Residence	Level Courtesy Notice	7		
Camper/Trailer/Recreational/Heavy Equipment Vehicle at Residence	Level First Notice	4		
Camper/Trailer/Recreational/Heavy Equipment Vehicle at Residence	Level Second Notice	6		
Camper/Trailer/Recreational/Heavy Equipment Vehicle at Residence	Level Third Notice	4		
Parking Where Not Permitted	Level First Notice	1		
Parking Where Not Permitted	Level Second Notice	1		
Total Items / Letters Open		23	52	
Total Parking, etc.		42	82	41
Signs				
Closed				
Unapproved Signs: In Yard/On House	Level Courtesy Notice	1		
Total Items / Letters Closed		1	1	

Violations Summary
 Creekside South Estates Metropolitan District
 Period: 1/1/2022 through 6/30/2022

Date: 6/30/2022
 Time: 4:02 pm
 Page: 5

Violation Type / Item	Escalation	Item Count	# Letters	# Violations
Total Signs		1	1	1
Trash Cans				
Closed				
Trash Cans: Out After Collection Time	Level Courtesy Notice	9		
Trash Cans: Visible	Level Courtesy Notice	22		
Trash Cans: Visible	Level First Notice	4		
Trash Cans: Visible	Level Second Notice	1		
Trash Cans: Visible	Level Third Notice	1		
Total Items / Letters Closed		37	62	
Open				
Trash Cans: Visible	Level Courtesy Notice	1		
Trash Cans: Visible	Level Second Notice	1		
Total Items / Letters Open		2	5	
Total Trash Cans		39	67	39
Trees				
Closed				
Tree: Dead	Level Courtesy Notice	2		
Total Items / Letters Closed		2	2	
Total Trees		2	2	2
Weeds				
Closed				
Weeds in Lawn	Level Courtesy Notice	4		
Weeds: Driveway	Level Courtesy Notice	10		
Weeds: Driveway	Level First Notice	1		
Weeds: Rock/mulch beds	Level Courtesy Notice	20		
Weeds: Rock/mulch beds	Level First Notice	5		
Weeds: Tree ring	Level First Notice	1		
Total Items / Letters Closed		41	47	
Open				

Violations Summary
 Creekside South Estates Metropolitan District
 Period: 1/1/2022 through 6/30/2022

Date: 6/30/2022
Time: 4:02 pm
Page: 6

Violation Type / Item	Escalation	Item Count	# Letters	# Violations
Weeds				
	Open			
Weeds in Lawn	Level First Notice	1		
<hr/>				
Weeds: Rock/mulch beds	Level First Notice	1		
<hr/>				
Total Items / Letters Open		2	5	
Total Weeds		43	52	42
Total for Creekside South Estates Metropolitan District		235	379	226