

Todd Creek Village Metropolitan District
Balance Sheet - Columnar
February 29, 2020

ASSETS	Operating Fund	Capital Project Fund	Debt Service Fund	Account Groups	Total All Funds
Current Assets					
Summit 0161004767	\$ 8.30				\$ 8.30
Deposit - Summit 2828	11,318.79				11,318.79
Disbursement - Summit 2833	20,000.00				20,000.00
Citiwide CD - DRMS		75,000.00			75,000.00
Cash in Trust UMB - 2018	763,596.24		2,474,505.48		3,238,101.72
Accounts Receivable	520,157.91				520,157.91
Allowance for Doubtful Account	(75,084.16)				(75,084.16)
Total Current Assets	1,239,997.08	75,000.00	2,474,505.48	-	3,789,502.56
Property and Equipment					
Water Rights				4,683,684.12	4,683,684.12
Operating System and Storage				61,639,506.56	61,639,506.56
Construction in Progress				3,951,959.95	3,951,959.95
Accumulated Depreciation				(20,205,445.54)	(20,205,445.54)
Total Property and Equipment	-	-	-	50,069,705.09	50,069,705.09
Other Assets					
Deferred Charge on Refunding				5,642,210.34	5,642,210.34
Total Other Assets	-	-	-	5,642,210.34	5,642,210.34
Total Assets	\$ 1,239,997.08	\$ 75,000.00	\$ 2,474,505.48	\$ 55,711,915.43	\$ 59,501,417.99

Todd Creek Village Metropolitan District
Balance Sheet - Columnar
February 29, 2020

LIABILITIES AND CAPITAL	Operating Fund	Capital Project Fund	Debt Service Fund	Account Groups	Total All Funds
Current Liabilities					
Accounts Payable	\$ 295,601.03	\$ 5,897.98			\$ 301,499.01
Credit Card	1,899.35				1,899.35
Customer Deposits	40,350.55				40,350.55
Accrued Interest			114,067.25		114,067.25
Retainage Payable		176,064.02			176,064.02
Total Current Liabilities	337,850.93	181,962.00	114,067.25	-	633,880.18
Long-Term Liabilities					
2018A Bonds Payable				19,775,000.00	19,775,000.00
2018A Bond Premium				842,357.92	842,357.92
2018B Bonds Payable				6,965,000.00	6,965,000.00
Due to West South Platte				1,780,169.06	1,780,169.06
Total Long-Term Liabilities	-	-	-	29,362,526.98	29,362,526.98
Total Liabilities	337,850.93	181,962.00	114,067.25	29,362,526.98	29,996,407.16
Capital					
Invested in Capital Assets				48,380,409.01	48,380,409.01
Amount to be Provided for				(46,753,788.00)	(46,753,788.00)
Fund Balance	873,946.65	(170,106.28)	2,044,347.21	24,722,767.44	27,470,955.02
Net Income	28,199.50	63,144.28	316,091.02	-	407,434.80
Total Capital	902,146.15	(106,962.00)	2,360,438.23	26,349,388.45	29,505,010.83
Total Liabilities & Capital	\$ 1,239,997.08	\$ 75,000.00	\$ 2,474,505.48	\$ 55,711,915.43	\$ 59,501,417.99

UnAudited - For Management Purposes Only

Todd Creek Village Metropolitan District
Income Statement - Operations and Maintenance Fund
Compared with Budget
For the Two Months Ending February 29, 2020

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Revenues						
Potable Water Residential	\$ 48,342.91	\$ 47,148.00	1,194.91	\$ 91,273.40	\$ 94,829.29	(3,555.89)
Potable Water - Commercial	506.66	935.87	(429.21)	916.30	1,786.14	(869.84)
Irrigation - Residential	782.10	1,580.44	(798.34)	1,514.19	3,582.83	(2,068.64)
Irrigation - Commercial		0.00	0.00	0.00	0.00	0.00
Golf Course Revenue		0.00	0.00	0.00	0.00	0.00
Monthly Base Fee	133,657.70	135,604.01	(1,946.31)	267,007.17	270,905.13	(3,897.96)
Conservation Fee Revenue	5,071.00	4,969.04	101.96	8,674.00	10,344.83	(1,670.83)
FTC Revenue	18,550.00	21,587.20	(3,037.20)	37,100.00	43,174.40	(6,074.40)
Availability Fee Revenue	754.62	677.12	77.50	1,315.91	1,347.54	(31.63)
Inspection Fees		3,604.17	(3,604.17)	5,250.00	7,208.34	(1,958.34)
Construction Water		720.83	(720.83)	350.00	1,441.66	(1,091.66)
Tap Fees	8,530.00	339,223.50	(330,693.50)	487,239.00	678,447.00	(191,208.00)
Sanitary Sewer Reimbursements		0.00	0.00	18,134.35	0.00	18,134.35
Meter Fees		12,254.17	(12,254.17)	17,850.00	24,508.34	(6,658.34)
Lease of Water	54,888.00	92,685.75	(37,797.75)	151,792.00	293,655.12	(141,863.12)
Water Resource Fee		0.00	0.00	0.00	0.00	0.00
Interest Income	809.68	1,427.21	(617.53)	1,439.60	3,331.10	(1,891.50)
Misc Income	3,320.78	2,765.43	555.35	7,343.48	12,202.68	(4,859.20)
Penalty & Interest Income	2,977.83	1,181.08	1,796.75	4,222.05	2,362.16	1,859.89
Total Revenues	278,191.28	666,363.82	(388,172.54)	1,101,421.45	1,449,126.56	(347,705.11)
Expenses						
Transfer to Capital Projects	1,966.00	134,028.98	(132,062.98)	91,008.26	819,655.51	(728,647.25)
Transfer to Debt Service	153,233.83	153,692.25	(458.42)	310,467.66	307,384.50	3,083.16
District Management	100,387.08	100,387.08	0.00	200,774.16	200,774.16	0.00
Insurance & Bonds		0.00	0.00	1,615.00	0.00	1,615.00
Legal		23,753.56	(23,753.56)	15,098.88	23,753.56	(8,654.68)
Legal - Special	6,693.00	2,945.82	3,747.18	9,150.12	3,115.77	6,034.35
Legal Publications		268.00	(268.00)	0.00	268.00	(268.00)
Public Relations	2,293.60	0.00	2,293.60	3,087.20	4,475.08	(1,387.88)
Miscellaneous Expense		1,000.00	(1,000.00)	0.00	2,000.00	(2,000.00)
Admin Costs	15,166.78	6,780.96	8,385.82	35,926.46	14,340.25	21,586.21
Office Exp	8,966.40	9,697.78	(731.38)	12,448.30	19,019.56	(6,571.26)
Treatment Facility Costs	890.37	0.00	890.37	1,733.68	0.00	1,733.68

Unaudited - For Management Purposes Only

Todd Creek Village Metropolitan District
Income Statement - Operations and Maintenance Fund
Compared with Budget
For the Two Months Ending February 29, 2020

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Vehicle Expense	3,246.15	6,028.05	(2,781.90)	11,525.58	7,666.94	3,858.64
Utilities - Potable	8,986.53	9,045.46	(58.93)	18,298.86	20,059.10	(1,760.24)
Utilities - Irrigation	1,880.88	7,572.78	(5,691.90)	4,174.99	16,898.27	(12,723.28)
Utilities - Raw Water	52,178.88	60,735.46	(8,556.58)	95,945.41	148,906.68	(52,961.27)
MXU System - Potable		4,613.07	(4,613.07)	758.96	4,613.07	(3,854.11)
MXU System - Irrigation		4,719.33	(4,719.33)	758.96	4,719.33	(3,960.37)
Maintenance - Irrigation	10,256.63	187.26	10,069.37	60,195.79	3,516.68	56,679.11
Maintenance - Potable	1,499.83	601.74	898.09	23,079.60	8,423.33	14,656.27
Maintenance - Raw Water	33,416.63	4,453.65	28,962.98	102,644.38	14,991.23	87,653.15
Water Treatment - Potable	4,023.76	32,925.57	(28,901.81)	8,975.91	49,561.45	(40,585.54)
Water Treatment - Irrigation		0.00	0.00	10,635.00	0.00	10,635.00
Engineering - Potable		6,856.98	(6,856.98)	0.00	6,856.98	(6,856.98)
Engineering - Irrigation		14,163.32	(14,163.32)	0.00	14,163.32	(14,163.32)
Water Rights	11,497.29	28,837.89	(17,340.60)	28,918.79	37,190.23	(8,271.44)
Water Costs	13,000.00	53,068.91	(40,068.91)	26,000.00	69,202.61	(43,202.61)
Total Expenses	429,583.64	666,363.90	(236,780.26)	1,073,221.95	1,801,555.61	(728,333.66)
Net Income	(\$ 151,392.36)	(\$ 0.08)	(151,392.28)	\$ 28,199.50	(\$ 352,429.05)	380,628.55

Todd Creek Village Metropolitan District
Income Statement - Capital Projects Fund
Compared with Budget
For the Two Months Ending February 29, 2020

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Revenues						
Transfer from Operating Fund	\$ 1,966.00	\$ 134,028.90	(132,062.90)	\$ 91,008.26	\$ 819,655.43	(728,647.17)
Total Revenues	1,966.00	134,028.90	(132,062.90)	91,008.26	819,655.43	(728,647.17)
Expenses						
WCR-19 Pipeline	2,280.00		2,280.00	22,280.00		22,280.00
Mann Lakes	2,765.48		2,765.48	4,731.48		4,731.48
Reservoir Rehabilitation	852.50		852.50	852.50		852.50
Other Improvements	0.00	71,000.00	(71,000.00)	0.00	142,000.00	(142,000.00)
Total Expenses	5,897.98	71,000.00	(65,102.02)	27,863.98	142,000.00	(114,136.02)
Net Income	(\$ 3,931.98)	\$ 63,028.90	(66,960.88)	\$ 63,144.28	\$ 677,655.43	(614,511.15)

Todd Creek Village Metropolitan District
Income Statement - Debt Service Fund
Compared with Budget
For the Two Months Ending February 29, 2020

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Revenues						
Interest Income	\$ 3,111.31	\$ 4,374.25	(1,262.94)	\$ 6,467.59	\$ 8,748.50	(2,280.91)
Transfer from Operating Fund	153,233.83	153,692.25	(458.42)	310,467.66	307,384.50	3,083.16
Total Revenues	156,345.14	158,066.50	(1,721.36)	316,935.25	316,133.00	802.25
Expenses						
Admin Costs	422.80	0.00	422.80	844.23	0.00	844.23
Total Expenses	422.80	0.00	422.80	844.23	0.00	844.23
Net Income	\$ 155,922.34	\$ 158,066.50	(2,144.16)	\$ 316,091.02	\$ 316,133.00	(41.98)

Todd Creek Village Metropolitan District
Income Statement - Account Group Fund
Compared with Budget
For the Two Months Ending February 29, 2020

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Revenues						
Total Revenues	0.00	0.00	0.00	0.00	0.00	0.00
Expenses						
Total Expenses	0.00	0.00	0.00	0.00	0.00	0.00
Net Income	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00