MillerLaw pllc
1555 California Street No. 505
Denver CO 80202
303.285.5320

April 30, 2026

Weld County Clerk & Recorder
Via E-mail: weld-districts@weldgov.com
1402 North 17th Avenue
Greeley, CO 80631

Division of Local Government
Department of Local Affairs
Via DOLA secure portal:
https://dola.colorado.gov/dlg_portal
1313 Sherman Street, Room 521
Denver, CO 80203

Office of the State Auditor
Via OSA secure portal: https://apps.leg.co.gov/osa/lg
Local Government Audit Division
1525 Sherman Street, 7th Floor
Denver, CO 80203

City Council
City of Dacono
Via E-mail: CityofDacono.com
512 Cherry Avenue
P.O. Box 186
Dacono, CO 80514

RE: 2025 Annual Reports

To Whom It May Concern:

Enclosed for your records is the annual report for 2025 for the below captioned district. Please contact me with any questions or concerns. Thank you.

The Peaks Industrial Metropolitan District

MILLER LAW PLLC

Sonja Steele

Sonja Steele
Paralegal

Enclosures

THE PEAKS INDUSTRIAL METROPOLITAN DISTRICT
COUNTY OF WELD, STATE OF COLORADO

ANNUAL REPORT FOR FISCAL YEAR 2025

Pursuant to the Service Plan for The Peaks Industrial Metropolitan District (the "District"), the District is required to provide an annual report to the County of Weld (the "County") with regard to the following matters:

a. Boundary changes made or proposed;

b. Intergovernmental Agreements entered into or proposed;

c. Changes or proposed changes in the District's policies;

d. Changes or proposed changes in the District's operations;

e. Any changes in the financial status of the District including revenue projections or operating costs;

f. A summary of any litigation involving the District;

g. Proposed plans for the year immediately following the year summarized in the annual report;

h. Status of construction of public improvements;

i. The current assessed valuation in the District;

j. A schedule of all taxes imposed, and tax or other revenues received in the report year, and proposed taxes to be imposed, and identified revenues to be received in the following year and the revenues raised or proposed to be raised therefrom as filed with the Weld County;

k. Copies of any filings made the preceding fiscal year pursuant to SEC Rule 15 (c)(2-12), if applicable;

For the year ending December 31, 2025, the District makes the following report:

a. Boundary changes made or proposed;

No boundary changes were made during the reporting period.

b. Intergovernmental Agreements entered into or proposed;

No Intergovernmental Agreements were entered into during the reporting period, and none are anticipated at this time.

c. Changes or proposed changes in the District's policies;

No changes or proposed changes in the District's Policies occurred during the reporting period.

d. Changes or proposed changes in the District's operations;

No changes or proposed changes in the District's operations occurred during the reporting period.

e. Any changes in the financial status of the District including revenue projections or operating costs;

The financial status of the District, including revenue projections and operating costs, remains substantially unchanged from the prior reporting period.

f. A summary of any litigation involving the District;

There is no litigation, pending or threatened, against the District of which we are aware.

g. Proposed plans for the year immediately following the year summarized in the annual report;

Due to economic conditions, the development anticipated by the Service Plan is currently behind schedule. Notwithstanding the foregoing, the District has not altered or revised the proposed schedule of debt issuance set forth in the Service Plan.

h. Status of construction of public improvements;

No public improvements were constructed by the District during the reporting period.

i. The current assessed valuation in the District;

$5,856,165.00 attached hereto Exhibit A.

j. A schedule of all taxes imposed, and tax or other revenues received in the report year, and proposed taxes to be imposed, and identified revenues to be received in the following year and the revenues raised or proposed to be raised therefrom as filed with the Weld County;

A mill levy of 25.000 mills was assessed during the reporting period. No other fees, charges or assessments were imposed by the District during the reporting period, attached hereto Exhibit B. The District may impose a one-time facility fee upon property within the District in the amount of $1,500 per dwelling unit. The District imposed a mill levy of 25.00 mills in 2025 (for collection in 2026) for operation expenses. No other fees, charges or assessments are anticipated at this time.

k. Copies of any filings made the preceding fiscal year pursuant to SEC Rule 15 (c)(2-12), if applicable;

The District did not make any filings pursuant to SEC Rule 15 (c)(2-12).

l. An audited financial statement which has been audited in accordance with generally accepted auditing standards, unless the District is otherwise exempted from audits by § 29-1-604, C.R.S.;

The District is currently exempt from audit, pursuant to §29-1-604, C.R.S. attached hereto Exhibit C.

Exhibit A

2025 Certificate of Assessed Valuation

Docusign Envelope ID: FC38CF5E-2F9A-8D3F-8336-8D95CEF26402

CERTIFICATION OF VALUATION BY WELD COUNTY ASSESSOR

Name of Jurisdiction: 1378 - PEAKS INDUSTRIAL METRO

IN WELD COUNTY ON 11/18/2024 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 TOTALVALUATION FOR ASSESSMENT FOR THE TAXABLE YEAR 2024 IN WELD COUNTY, COLORADO

1. PREVIOUS YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION:	$5,507,146
2. CURRENT YEAR'S GROSS TOTAL TAXABLE ASSESSED VALUATION: *	$7,322,950
3. LESS TIF DISTRICT INCREMENT, IF ANY:	$1,466,785
4. CURRENT YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION:	$5,856,165
5. NEW CONSTRUCTION: **	$545,370
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.):	$0.00

* 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 2024 IN WELD COUNTY, COLORADO ON AUGUST 25, 2024

1. CURRENT YEAR'S TOTAL ACTUAL VALUE OF ALL REAL PROPERTY: @	$25,500,127
ADDITIONS TO TAXABLE REAL PROPERTY:	
2. CONSTRUCTION OF TAXABLE REAL PROPERTY IMPROVEMENTS: !	$1,954,718
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: (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.)	$0
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, 2024	
IN ACCORDANCE WITH 39-5-128(1.5)C.R.S. THE ASSESSOR PROVIDES: HB21-1312 ASSESSED VALUE OF EXEMPT BUSINESS PERSONAL PROPERTY (ESTIMATED): **	$13,252
** 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.	

Data Date: 11/18/2024

Exhibit B

2025 DLG-70

1378 County Tax Entity Code DOLA LGID/SID 65363/1

CERTIFICATION OF TAX LEVIES for NON-SCHOOL Governments

TO: County Commissioners[1] of WELD COUNTY, Colorado.

On behalf of the PEAKS INDUSTRIAL METRO,
(taxing entity)[A]

the Board of Directors
(governing body)[B]

of the PEAKS INDUSTRIAL METRO
(local government)[C]

Hereby officially certifies the following mills to be levied against the taxing entity's GROSS assessed valuation of: $ $7,322,950.00
(GROSS[D] assessed valuation, Line 2 of the Certification of Valuation Form DLG 57[E])

Note: If the assessor certified a NET assessed valuation (AV) different than the GROSS AV due to a Tax Increment Financing (TIF) Area[F] the tax levies must be calculated using the NET AV. The taxing entity's total property tax revenue will be derived from the mill levy multiplied against the NET assessed valuation of: $ $5,856,165.00
(NET[G] assessed valuation, Line 4 of the Certification of Valuation Form DLG 57)
USE VALUE FROM FINAL CERTIFICATION OF VALUATION PROVIDED BY ASSESSOR NO LATER THAN DECEMBER 10

Submitted: 12/06/2024 for budget/fiscal year 2025.
(no later than Dec. 15) (mm/dd/yyyy) (yyyy)

PURPOSE (see end notes for definitions and examples)	**LEVY**[2]		**REVENUE**[2]
1. General Operating Expenses[H]	25.000	mills	$ 146404.13
2. <Minus> Temporary General Property Tax Credit/ Temporary Mill Levy Rate Reduction[I]	< 0 >	mills	$ < 0 >
SUBTOTAL FOR GENERAL OPERATING:	25	**mills**	**$** 146404.13
3. General Obligation Bonds and Interest[J]	0	mills	$ 0
4. Contractual Obligations[K]	0	mills	$ 0
5. Capital Expenditures[L]	0	mills	$ 0
6. Refunds/Abatements[M]	0	mills	$ 0
7. Other[N] (specify): 0	0	mills	$ 0
0	0	mills	$ 0
TOTAL: [Sum of General Operating Subtotal and Lines 3 to 7]	25	**mills**	**$** 146404.13

Contact person: (print) Dianne Miller Daytime phone: 303-285-5320

Signed: Dianne Miller Title: General counsel

Include one copy of this tax entity's completed form when filing the local government's budget by January 31st, per 29-1-113 C.R.S., with the Division of Local Government (DLG), Room 521, 1313 Sherman Street, Denver, CO 80203. Questions? Call DLG at (303) 864-7720.

[1] If the *taxing entity's* boundaries include more than one county, you must certify the levies to each county. Use a separate form for each county and certify the same levies uniformly to each county per Article X, Section 3 of the Colorado Constitution.
[2] Levies must be rounded to three decimal places and revenue must be calculated from the total *NET assessed valuation* (Line 4 of Form DLG57 on the County Assessor's **FINAL** certification of valuation).

CERTIFICATION OF TAX LEVIES, continued

THIS SECTION APPLIES TO TITLE 32, ARTICLE 1 SPECIAL DISTRICTS THAT LEVY TAXES FOR PAYMENT OF GENERAL OBLIGATION DEBT (32-1-1603 C.R.S.). Taxing entities that are Special Districts or Subdistricts of Special Districts must certify separate mill levies and revenues to the Board of County Commissioners, one each for the funding requirements of each debt (32-1-1603, C.R.S.) Use additional pages as necessary. The Special District's or Subdistrict's total levies for general obligation bonds and total levies for contractual obligations should be recorded on Page 1, Lines 3 and 4 respectively.

CERTIFY A SEPARATE MILL LEVY FOR EACH BOND OR CONTRACT:

BONDS[J]:

1. Purpose of Issue:

____

Series: _____
Date of Issue: _____
Coupon Rate: _____
Maturity Date: _____
Levy: _____
Revenue: _____

2. Purpose of Issue: ______
Series: _____
Date of Issue: _____
Coupon Rate: _____
Maturity Date: _____
Levy: _____
Revenue: _____

CONTRACTS[K]:

3. Purpose of Contract:

____

Title: _____
Date: _____
Principal Amount: _____
Maturity Date: _____
Levy: _____
Revenue: _____

4. Purpose of Contract: ______
Title: _____
Date: _____
Principal Amount: _____
Maturity Date: _____
Levy: _____
Revenue: _____

Use multiple copies of this page as necessary to separately report all bond and contractual obligations per 32-1-1603, C.R.S.

Notes:

[A] **Taxing Entity—**A jurisdiction authorized by law to impose ad valorem property taxes on taxable property located within its territorial limits (please see notes B, C, and H below). For purposes of the DLG 70 only, a *taxing entity* is also a geographic area formerly located within a *taxing entity's* boundaries for which the county assessor certifies a valuation for assessment, and which is responsible for payment of its share until retirement of financial obligations incurred by the *taxing entity* when the area was part of the *taxing entity*. For example: an area of excluded property formerly within a special district with outstanding general obligation debt at the time of the exclusion or the area located within the former boundaries of a dissolved district whose outstanding general obligation debt service is administered by another local government[C].

[B] **Governing Body—**The board of county commissioners, the city council, the board of trustees, the board of directors, or the board of any other entity that is responsible for the certification of the *taxing entity's* mill levy. For example: the board of county commissioners is the governing board ex officio of a county public improvement district (PID); the board of a water and sanitation district constitutes ex officio the board of directors of the water subdistrict.

[C] **Local Government -** For purposes of this line on Page 1of the DLG 70, the *local government* is the political subdivision under whose authority and within whose boundaries the *taxing entity* was created. The *local government* is authorized to levy property taxes on behalf of the *taxing entity*. For example, for the purposes of this form:

1. a municipality is both the *local government* and the *taxing entity* when levying its own levy for its entire jurisdiction;
2. a city is the *local government* when levying a tax on behalf of a business improvement district (BID) *taxing entity* which it created and whose city council is the BID board;
3. a fire district is the *local government* if it created a subdistrict, the *taxing entity*, on whose behalf the fire district levies property taxes.
4. a town is the *local government* when it provides the service for a dissolved water district and the town board serves as the board of a dissolved water district, the *taxing entity*, for the purpose of certifying a levy for the annual debt service on outstanding obligations.

[D] **GROSS Assessed Value -** There will be a difference between gross assessed valuation and net assessed valuation reported by the county assessor only if there is a "tax increment financing" entity (see below), such as a downtown development authority or an urban renewal authority, within the boundaries of the *taxing entity*. The board of county commissioners certifies each *taxing entity's* total mills upon the *taxing entity's Gross Assessed Value* found on Line 2 of Form DLG 57.

[E] **Certification of Valuation by County Assessor, Form DLG 57 -** The county assessor(s) uses this form (or one similar) to provide valuation for assessment information to a *taxing entity*. The county assessor must provide this certification no later than August 25th each year and may amend it one time, prior to December 10th. Each entity must use the **FINAL** valuation provided by assessor when certifying a tax levy.

[F] **TIF Area—**A downtown development authority (DDA) or urban renewal authority (URA), may form plan areas that use "tax increment financing" to derive revenue from increases in assessed valuation (gross minus net, Form DLG 57 Line 3) attributed to the activities/improvements within the plan area. The DDA or URA receives the differential revenue of each overlapping *taxing entity's* mill levy applied against the *taxing entity's* gross assessed value after subtracting the *taxing entity's* revenues derived from its mill levy applied against the net assessed value.

[G] **NET Assessed Value—**The total taxable assessed valuation from which the *taxing entity* will derive revenues for its uses. It is found on Line 4 of Form DLG 57. **Please Note:** A downtown development authority (DDA) may be both a *taxing entity* and have also created its own *TIF area* and/or have a URA *TIF Area* within the DDA's boundaries. As a result DDAs may both receive operating revenue from their levy applied to their certified *NET assessed value* and also receive TIF revenue generated by any *tax entity* levies overlapping the DDA's *TIF Area*, including the DDA's own operating levy.

[H] **General Operating Expenses (DLG 70 Page 1 Line 1)—**The levy and accompanying revenue reported on Line 1 is for general operations and includes, in aggregate, all levies for and revenues raised by a *taxing entity* for purposes not lawfully exempted and detailed in Lines 3 through 7 on Page 1 of the DLG 70. For example: a fire pension levy is included in general operating expenses, unless the pension is voter-approved, if voter-approved, use Line 7 (Other).

[I] **Temporary Tax Credit for Operations (DLG 70 Page 1 Line 2)—**The Temporary General Property Tax Credit/ Temporary Mill Levy Rate Reduction of 39-1-111.5, C.R.S. may be applied to the *taxing entity*'s levy for general operations to effect refunds. Temporary Tax Credits (TTCs) are not applicable to other types of levies (non-general operations) certified on this form because these levies are adjusted from year to year as specified by the provisions of any contract or schedule of payments established for the payment of any obligation incurred by the *taxing entity* per 29-1-301(1.7), C.R.S., or they are certified as authorized at election per 29-1-302(2)(b), C.R.S.

[J] **General Obligation Bonds and Interest (DLG 70 Page 1 Line 3)—**Enter on this line the total levy required to pay the annual debt service of all general obligation bonds. Per 29-1-301(1.7) C.R.S., the amount of revenue levied for this purpose cannot be greater than the amount of revenue required for such purpose as specified by the provisions of any contract or schedule of payments. Title 32, Article 1 Special districts, and subdistricts must complete Page 2 of the DLG 70.

[K] **Contractual Obligation (DLG 70 Page 1 Line 4)—**If repayment of a contractual obligation with property tax has been approved at election and it is not a general obligation bond (shown on Line 3), the mill levy is entered on this line. Per 29-1-301(1.7) C.R.S., the amount of revenue levied for this purpose cannot be greater than the amount of revenue required for such purpose as specified by the provisions of any contract or schedule of payments.

[L] **Capital Expenditures (DLG 70 Page 1 Line 5)—**These revenues are not subject to the statutory property tax revenue limit <u>if</u> they are approved by counties and municipalities <u>through public hearings</u> pursuant to 29-1-301(1.2) C.R.S. and for special districts <u>through approval from the Division of Local Government</u> pursuant to 29-1-302(1.5) C.R.S. or for any *taxing entity* if <u>approved at election</u>. Only levies approved by these methods should be entered on Line 5.

[M] **Refunds/Abatements (DLG 70 Page 1 Line 6)—**The county assessor reports on the *Certification of Valuation* (DLG 57 Line 11) the amount of revenue from property tax that the local government did not receive in the prior year because taxpayers were given refunds for taxes they had paid or they were given abatements for taxes originally charged to them due to errors made in their property valuation. The local government was due the tax revenue and would have collected it through an adjusted mill levy if the valuation errors had not occurred. Since the government was due the revenue, it may levy, in the subsequent year, a mill to collect the refund/abatement revenue. An abatement/refund mill levy may generate revenues up to, but not exceeding, the refund/abatement amount from Form DLG 57 Line 11.

1. Please Note: Pursuant to Article X, Section 3 of the Colorado Constitution, <u>if the *taxing entity* is in more than one county, as with all levies, the abatement levy must be uniform throughout the entity's boundaries and certified the same to each county.</u> To calculate the abatement/refund levy for a *taxing entity* that is located in more than one county, first total the abatement/refund amounts reported by each county assessor, then divide by the *taxing entity*'s total net assessed value, then multiply by 1,000 and round <u>down</u> to the nearest three decimals to prevent levying for more revenue than was abated/refunded. This results in an abatement/refund mill levy that will be uniformly certified to all of the counties in which the *taxing entity* is located even though the abatement/refund did not occur in all the counties.

[N] **Other (DLG 70 Page 1 Line 7)—**Report other levies and revenue not subject to 29-1-301 C.R.S. that were not reported above. For example: a levy for the purposes of television relay or translator facilities as specified in sections 29-7-101, 29-7-102, and 29-7-105 and 32-1-1005 (1) (a), C.R.S.; a voter-approved fire pension levy; a levy for special purposes such as developmental disabilities, open space, etc.

Exhibit C

2025 Audit Exemption

Application for Exemption From Audit
Long Form

Instructions

For local governments with either revenues or expenditures/expenses more than $200,000 but not more than $1,000,000

Under the Local Government Audit Law (Section 29-1-601, et seq., C.R.S.), any local government may apply for an exemption from audit if neither revenues nor expenditures exceed $1,000,000 for the year.

Exemptions from audit are NOT automatic

To qualify for exemption from audit, a local government must complete an Application for Exemption from Audit each year and submit it to the Office of the State Auditor (OSA). Approval for an exemption from audit is granted only upon the review by the OSA.

Any preparer of an Application for Exemption from Audit — Long Form must be a person skilled in governmental accounting.

Read ALL instructions before completing and submitting this form

All applications must be filed with the OSA within 3 months after the accounting year-end.

For example, applications must be received by the OSA on or before March 31 for governments with a December 31 year-end. Applications for exemption from audit are not eligible for an extension of time.

Governmental activity should be reported on the modified accrual basis. Proprietary activity should be reported on a cash or budgetary basis.

Important!

All Applications for Exemption from Audit are subject to review and approval by the Office of the State Auditor.

Governmental Activity should be reported on the Modified Accrual Basis. Proprietary Activity should be reported on the Cash or Budgetary Basis — a budget to GAAP reconciliation is provided in Part 3B.

Failure to file an application or denial of the request could cause the local government to lose its exemption from audit for that year and the ensuing year. In that event, an audit shall be required.

Postmark dates will not be accepted as proof of submission on or before the statutory deadline

Prior year forms are obsolete and will not be accepted.

Applications must be fully and accurately completed. Applications submitted on forms other than those prescribed by the OSA will not be accepted.

For your reference, the Colorado Revised Statutes are available through the LexisNexis Colorado portal.

Checklist

Has the preparer signed the application prior to board approval?

Has the entity corrected all prior year deficiencies as communicated by the OSA?

Has the application been personally reviewed and approved by the governing body? ☐

Are all sections on the form complete, including responses to all of the questions?

Did you include any relevant explanations for unusual items in the appropriate spaces at the end of each section?

Will this application be submitted electronically? ○ Yes ○ No

If yes, have you read and understood the Electronic Signature Policy? See policy in Part 11.

-- or --

If yes, have you included a resolution?

Does the resolution state that the governing body personally reviewed and approved the resolution in an open public meeting?

Has the resolution been signed by a majority of the governing body? See sample resolution at the end of this form.

Will this application be submitted via a mail service (e.g., U.S. Post Office, FedEx, UPS, courier)? Yes ◉ No

If yes, does the application include original ink signatures from the majority of the governing body?

Filing Methods

Web Portal (recommended)	Mail
apps.leg.co.gov/osa/lg	Office of the State Auditor
For faster processing, the web portal should be used for submissions.	Local Government Audit Division 1375 Sherman St., 5th Floor Denver, CO 80261-3000

Questions? Email: osa.lg@coleg.gov Phone: 303-869-3000

Contact Information

For the year ended 2025 or the fiscal year ended ______________.

Name of government	THE PEAKS INDUSTRIAL METROPOLITAN DISTRICT
Street address	1555 CALIFORNIA STREET NO. 505
City, State, Zip	DENVER, CO 80202
Contact person	DIANNE MILLER
Phone	303-285-5320
Email	DMILLER@DDMALAW.COM

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. The preparer must sign prior to board approval.

Name	KIM ALEX
Title	DISTRICT ACCOUNTANT
Firm name (if applicable)	COMMUNITY RESOURCE SERVICES OF COLORADO
Address	7995 E. PRENTICE AVE STE 100 GREENWOOD VILLAGE, CO 8011
Phone	303-381-4960
Relationship to entity	DISTRICT ACCOUNTANT

Preparer signature Date prepared

DocuSigned by:
Kim Alex
30AAE66D48F2408...

3/27/2026

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, enter date filed

Part 1: Financial Statements — Balance Sheet

Part 1A: Governmental Funds (Modified Accrual Basis) Table

Enter the type of each governmental fund in the fields below.

Fund A: GENERAL

Fund B:

Fund C:

Fund D:

Line	Description	Governmental Fund Fund A	Fund B	Fund C	Fund D
	Assets				
1-1	Cash and Cash Equivalents	$ 53,208			
1-2	Investments				
1-3	Receivables				
1-4	Due from Other Entities or Funds				
1-5	Property Tax Receivable	$ 150,760			
1-6	All Other Assets:				
1-7	Lease Receivable (as Lessor)				
	Other (specify in lines 1-8 through 1-10)				
1-8					
1-9					
1-10					
1-11	TOTAL ASSETS (Add lines 1-1 through 1-10)	$ 203,968	$ 0	$ 0	$ 0
	Deferred Outflows of Resources (specify in lines 1-12 and 1-13)				
1-12					
1-13					
1-14	Total Deferred Outflows (Add lines 1-12 through 1-13)	$ 0	$ 0	$ 0	$ 0
1-15	TOTAL ASSETS AND DEFERRED OUTFLOWS (Add lines 1-11 and 1-14)	$ 203,968	$ 0	$ 0	$ 0

Line Description	Governmental Fund Fund A	Fund B	Fund C	Fund D
Liabilities				
1-16 Accounts Payable	$ 2,516			
1-17 Accrued Payroll and Related Liabilities				
1-18 Unearned Revenue				
1-19 Due to Other Entities or Funds				
1-20 All Other Current Liabilities				
1-21 TOTAL CURRENT LIABILITIES (Add lines 1-16 through 1-20)	$ 2,516	$ 0	$ 0	$ 0
All Other Liabilities (specify in lines 1-22 through 1-25)				
1-22				
1-23				
1-24				
1-25				
1-26 TOTAL LIABILITIES (Add lines 1-21 through 1-25)	$ 2,516	$ 0	$ 0	$ 0
Deferred Inflows of Resources				
1-27 Deferred Property Taxes	$ 150,760			
1-28 Lease related (as Lessor)				
1-29 TOTAL DEFERRED INFLOWS (Add lines 1-27 through 1-28)	$ 150,760	$ 0	$ 0	$ 0
Fund Balance				
1-30 Nonspendable-Prepaid				
1-31 Nonspendable-Inventory				
1-32 Restricted	$ 5,700			
1-33 Committed				
1-34 Assigned				
1-35 Unassigned	$ 44,992			
1-36 Total Fund Balance (Add lines 1-30 through 1-35. This total should be the same as line 3-34)	$ 50,692	$ 0	$ 0	$ 0
1-37 TOTAL LIABILITIES, DEFERRED INFLOWS, AND FUND BALANCE (Add lines 1-26, 1-29, and 1-36. This total should be the same as line 1-15)	$ 203,968	$ 0	$ 0	$ 0

Part 1B: Proprietary/Fiduciary Funds Table

Enter the type of each proprietary/fiduciary fund in the fields below.

Fund A: ____________________

Fund B: ____________________

Fund C: ____________________

Fund D: ____________________

Line	Description	Proprietary/Fiduciary Fund Fund A	Fund B	Fund C	Fund D
	Assets				
1-38	Cash and Cash Equivalents				
1-39	Investments				
1-40	Receivables				
1-41	Due from Other Entities or Funds				
	Other Current Assets (specify in line 1-42)				
1-42					
1-43	Total Current Assets (Add lines 1-38 through 1-42)	$ 0	$ 0	$ 0	$ 0
1-44	Capital & Right-to-Use Assets, net (from Part 6, Capital & Right-to-Use Table)				
	Other Long Term Assets (specify in lines 1-45 through 1-47)				
1-45					
1-46					
1-47					
1-48	TOTAL ASSETS (Add lines 1-43 through 1-47)	$ 0	$ 0	$ 0	$ 0
	Deferred Outflows of Resources (specify in lines 1-49 through 1-50)				
1-49					
1-50					
1-51	Total Deferred Outflows (Add lines 1-49 through 1-50)	$ 0	$ 0	$ 0	$ 0
1-52	TOTAL ASSETS AND DEFERRED OUTFLOWS (Add lines 1-48 and 1-51)	$ 0	$ 0	$ 0	$ 0

Line Description	Proprietary/Fiduciary Fund Fund A	Fund B	Fund C	Fund D
Liabilities				
1-53 Accounts Payable				
1-54 Accrued Payroll and Related Liabilities				
1-55 Accrued Interest Payable				
1-56 Due to Other Entities or Funds				
1-57 All Other Current Liabilities				
1-58 TOTAL CURRENT LIABILITIES (Add lines 1-53 through 1-57)	$ 0	$ 0	$ 0	$ 0
1-59 Proprietary Debt Outstanding (from Part 4, Debt Schedule Table)				
Other (specify in lines 1-60 through 1-62)				
1-60				
1-61				
1-62				
1-63 TOTAL LIABILITIES (Add lines 1-58 through 1-62)	$ 0	$ 0	$ 0	$ 0
Deferred Inflows of Resources				
1-64 Pension/OPEB Related				
Other (specify in line 1-65)				
1-65				
1-66 TOTAL DEFERRED INFLOWS (Add lines 1-64 through 1-65)	$ 0	$ 0	$ 0	$ 0
Net Position				
1-67 Net Investment in Capital and Right-to-Use Assets				
1-68 Emergency Reserves				
1-69 Other Designation/Reserves				
1-70 Restricted				
1-71 Undesignated/Unreserved/Unrestricted				
1-72 Total Net Position (Add lines 1-67 through 1-71. This total should be the same as 3-70.)	$ 0	$ 0	$ 0	$ 0
1-73 TOTAL LIABILITIES, DEFERRED INFLOWS, AND NET POSITION (Add lines 1-63, 1-66, and 1-72. This total should be the same as 1-52.)	$ 0	$ 0	$ 0	$ 0

Part 1C: Comments or Additional Information

Please use this space to provide explanation of any item in this section (optional).

Part 2: Financial Statements — Operating Statement — Revenues

Part 2A: Governmental Funds Table

Enter the type of each governmental fund in the fields below.

Fund A: GENERAL

Fund B: ______

Fund C: ______

Fund D: ______

Line	Description	Governmental Fund Fund A	Fund B	Fund C	Fund D
	Tax Revenue				
2-1	Property (include mills levied in question 10-12)	$ 183,162			
2-2	Specific Ownership	$ 7,417			
2-3	Sales and Use Tax				
	Other Tax Revenue (specify in lines 2-4 through 2-6)				
2-4					
2-5					
2-6					
2-7	TOTAL TAX REVENUE (Add lines 2-1 through 2-6)	$ 190,579	$ 0	$ 0	$ 0
	Other Revenue Sources				
2-8	Licenses and Permits				
2-9	Highway Users Tax Funds (HUTF)				
2-10	Conservation Trust Funds (Lottery)				
2-11	Community Development Block Grant				
2-12	Fire & Police Pension				
2-13	Grants				
2-14	Donations				
2-15	Charges for Sales and Services				
2-16	Rental Income				

Line Description		Governmental Fund Fund A	Fund B	Fund C	Fund D
2-17	Fines and Forfeits				
2-18	Interest/Investment Income	$ 311			
2-19	Tap Fees				
2-20	Proceeds from Sale of Capital Assets				
	Other (specify in lines 2-21 through 2-22)				
2-21					
2-22					
2-23	TOTAL REVENUES (Add lines 2-7 through 2-22)	$ 190,890	$ 0	$ 0	$ 0
	Other Financing Sources (should agree to Part 4, Debt Schedule Table, column 'issued during the year')				
2-24	Debt Proceeds				
2-25	Lease Proceeds				
2-26	Developer Advances				
	Other (specify in line 2-27)				
2-27					
2-28	Total Other Financing Sources (Add lines 2-24 through 2-27)	$ 0	$ 0	$ 0	$ 0
2-29	TOTAL REVENUES AND OTHER FINANCING SOURCES (Add lines 2-23 and 2-28)	$ 190,890	$ 0	$ 0	$ 0

Part 2B: Proprietary/Fiduciary Funds Table

Enter the type of each proprietary/fiduciary fund in the fields below.

Fund A: ______________________________

Fund B: ______________________________

Fund C: ______________________________

Fund D: ______________________________

Line	Description	Proprietary/Fiduciary Fund Fund A	Fund B	Fund C	Fund D
	Tax Revenue				
2-30	Property (include mills levied in question 10-12)				
2-31	Specific Ownership				
2-32	Sales and Use Tax				
	Other Tax Revenue (specify in lines 2-33 through 2-36)				
2-33					
2-34					
2-35					
2-36	TOTAL TAX REVENUE (Add lines 2-30 through 2-35)	$ 0	$ 0	$ 0	$ 0
	Other Revenue Sources				
2-37	Licenses and Permits				
2-38	Highway Users Tax Funds (HUTF)				
2-39	Conservation Trust Funds (Lottery)				
2-40	Community Development Block Grant				
2-41	Fire & Police Pension				
2-42	Grants				
2-43	Donations				
2-44	Charges for Sales and Services				
2-45	Rental Income				
2-46	Fines and Forfeits				
2-47	Interest/Investment Income				

Line Description	Proprietary/Fiduciary Fund Fund A	Fund B	Fund C	Fund D
2-48 Tap Fees				
2-49 Proceeds from Sale of Capital Assets				
All Other (specify in lines 2-50 through 2-51)				
2-50				
2-51				
2-52 TOTAL REVENUES (Add lines 2-36 through 2-51)	$ 0	$ 0	$ 0	$ 0
Other Financing Sources (should agree to Part 4, Debt Schedule Table, column 'issued during the year')				
2-53 Debt Proceeds				
2-54 Lease Proceeds				
2-55 Developer Advances				
Other (specify in line 2-56)				
2-56				
2-57 Total Other Financing Sources (Add lines 2-53 through 2-56)	$ 0	$ 0	$ 0	$ 0
2-58 TOTAL REVENUES AND OTHER FINANCING SOURCES (Add lines 2-52 and 2-57)	$ 0	$ 0	$ 0	$ 0

Part 2C: Comments or Additional Information

Please use this space to provide explanation of any item in this section (optional).

Part 3: Financial Statements — Operating Statement — Expenditures/Expenses

Part 3A: Governmental Funds Table

Enter the type of each governmental fund in the fields below.

Fund A: GENERAL

Fund B:

Fund C:

Fund D:

Line	Description	Governmental Fund Fund A	Fund B	Fund C	Fund D
	Expenditures				
3-1	General Government	$ 59,418			
3-2	Judicial				
3-3	Law Enforcement				
3-4	Fire				
3-5	Highways & Streets				
3-6	Solid Waste				
3-7	Contributions to Fire & Police Pension Association				
3-8	Health				
3-9	Culture and Recreation				
3-10	Transfers to other districts				
	Other (specify in lines 3-11 through 3-13)				
3-11	County Treasurer Fees	$ 2,198			
3-12					
3-13	Developer Advance Repayments	$ 130,000			
3-14	Capital Outlay				
	Debt Service				
3-15	Principal (from Part 4, Debt Schedule Table)				
3-16	Interest				

Line	Description	Governmental Fund Fund A	Fund B	Fund C	Fund D
3-17	Bond Issuance Costs				
3-18	Developer Principal Repayments (from Part 4, Debt Schedule Table)				
3-19	Developer Interest Repayments				
	All Other (specify in lines 3-20 through 3-22)				
3-20					
3-21					
3-22					
3-23	TOTAL EXPENDITURES (Add lines 3-1 through 3-22)	$ 191,616	$ 0	$ 0	$ 0
	Transfers and Other Expenditures				
3-24	Interfund Transfers (In)				
3-25	Interfund Transfers (Out)				
	Other Expenditures (Revenues) (Specify in lines 3-26 through 3-28.)				
3-26					
3-27					
3-28					
3-29	Total Transfers and Other Expenditures (Add lines 3-24 through 3-28)	$ 0	$ 0	$ 0	$ 0
3-30	EXCESS (DEFICIENCY) OF REVENUES AND OTHER FINANCING SOURCES OVER (UNDER) EXPENDITURES (line 2-29 less line 3-23 less line 3-29)	-$ 726	$ 0	$ 0	$ 0
3-31	Fund Balance, January 1 from December 31 prior year report	$ 51,418			
3-32	Prior Period Adjustment (MUST explain in line 3-33)				
3-33					
3-34	FUND BALANCE, DECEMBER 31 (Add lines 3-30, 3-31, and 3-32. Should match line 1-36.)	$ 50,692	$ 0	$ 0	$ 0

Part 3B: Proprietary/Fiduciary Funds Table

Enter the type of each proprietary/fiduciary fund in the fields below.

Fund A: ______________________________

Fund B: ______________________________

Fund C: ______________________________

Fund D: ______________________________

Line	Description	Proprietary/Fiduciary Fund Fund A	Fund B	Fund C	Fund D
	Expenses				
3-35	General Operating and Administrative				
3-36	Salaries				
3-37	Payroll Taxes				
3-38	Contract Services				
3-39	Employee Benefits				
3-40	Insurance				
3-41	Accounting and Legal Fees				
3-42	Repair and Maintenance				
3-43	Supplies				
3-44	Utilities				
3-45	Contributions to Fire & Police Pension Association				
	Other (specify in lines 3-46 through 3-47)				
3-46					
3-47					
3-48	Capital Outlay				
	Debt Service				
3-49	Principal (should match amount in Part 4, Debt Schedule Table)				
3-50	Interest				
3-51	Bond Issuance Costs				
3-52	Developer Principal Repayments				

Line Description		Proprietary/Fiduciary Fund Fund A	Fund B	Fund C	Fund D
3-53	Developer Interest Repayments				
	All Other (specify in lines 3-54 through 3-57)				
3-54					
3-55					
3-56					
3-57					
3-58	TOTAL EXPENSES (Add lines 3-35 through 3-57)	$ 0	$ 0	$ 0	$ 0
	GAAP Reconciling Items				
3-59	Net Interfund Transfers (In) Out				
	Other (specify in line 3-60. Enter negative for expense.)				
3-60					
3-61	Depreciation/Amortization				
3-62	Other Financing Sources (from line 2-57)				
3-63	Capital Outlay (from line 3-48)				
3-64	Debt Principal (from line 3-49, 3-52)				
3-65	Total GAAP Reconciling Items (Add lines 3-60, 3-63, and 3-64, subtract lines 3-61 and 3-62)	$ 0	$ 0	$ 0	$ 0
3-66	NET INCREASE (DECREASE) IN NET POSITION (Line 2-58, less line 3-58, plus line 3-65, less line 3-59)	$ 0	$ 0	$ 0	$ 0
3-67	Net Position, January 1 from December 31 prior year report				
3-68	Prior Period Adjustment (MUST explain in line 3-69)				
3-69					
3-70	NET POSITION, DECEMBER 31 (Add lines 3-66, 3-67, and 3-68. Should match line 1-72.)	$ 0	$ 0	$ 0	$ 0

Part 3C: Grand Total of Revenues and Expenditures/Expenses

Line	Description	Total
	Total Revenues per Fund	
3-71	GENERAL	$ 190,890
3-72		$ 0
3-73		$ 0
3-74		$ 0
3-75	Governmental Funds (Add lines 3-71 through 3-74)	$ 190,890
3-76		$ 0
3-77		$ 0
3-78		$ 0
3-79		$ 0
3-80	Proprietary/Fiduciary Funds (Add lines 3-76 through 3-79)	$ 0
3-81	GRAND TOTAL REVENUES (ALL FUNDS) (Add lines 3-75 and 3-80)	$ 190,890
	Total Expenditures/Expenses per Fund	
3-82	GENERAL	$ 191,616
3-83		$ 0
3-84		$ 0
3-85		$ 0
3-86	Governmental Funds (Add lines 3-82 through 3-85)	$ 191,616
3-87		$ 0
3-88		$ 0
3-89		$ 0
3-90		$ 0
3-91	Proprietary/Fiduciary Funds (Add lines 3-87 through 3-90)	$ 0
3-92	GRAND TOTAL EXPENDITURES/EXPENSES (ALL FUNDS) (Add lines 3-86 and 3-91)	$ 191,616

IF EITHER GRAND TOTAL REVENUES OR EXPENDITURES/EXPENSES FOR ALL FUNDS IS GREATER THAN $1,000,000 — 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 3D: Comments or Additional Information

Please use the space below to provide any additional information (optional).

Part 4: Debt Outstanding, Issued, and Retired

4-1 Does the entity have outstanding debt? ◉ Yes No

4-2 If no, skip to line 4-15.
If yes, please attach a copy of the entity's debt repayment schedule.

4-3 Is the debt repayment schedule attached? N/A Yes ◉ No

4-4 If no, MUST explain below.

DEVELOPER ADVANCES PAID WHEN/IF THE DISTRICT HAS FUNDS AVAILABLE TO DO SO.

4-5 Is the entity current in its debt service payments? ◉ Yes No

4-6 If no, MUST explain below.

4-7 If no, also indicate if the government is in default with its bond agreements. Yes ○ No

Debt Schedule Table

Please complete the following debt schedule, if applicable.
Please only include principal amounts. Enter all amounts as positive numbers.

Line	Debt Type	Outstanding at End of Prior Year*	Issued During Year	Retired During Year	Outstanding at Year-End
4-8	General Obligation Bonds				$ 0
4-9	Revenue Bonds				$ 0
4-10	Notes/Loans				$ 0
4-11	Lease and SBITA** Liabilities (GASB 87 & 96)				$ 0
4-12	Developer Advances	$ 2,728,318		$ 130,000	$ 2,598,318
4-13	Other (specify in line 4-13)				$ 0
4-14	TOTAL (Add lines 4-8 through 4-13)	$ 2,728,318	$ 0	$ 130,000	$ 2,598,318

*Must agree to prior year-end balance
**Subscription-Based Information Technology Arrangements

Comments (optional)

4-15	Does the entity have any authorized but unissued debt as of its fiscal year-end?	(●) Yes	No
4-16	If yes, how much?	$ 51,450,000	
4-17	Date the debt was authorized	11/6/2007	
4-18	Is the authorized but unissued debt further limited by the entity's most recent Service Plan?	Yes	(●) No
4-19	If yes, how much?		
4-20	Date of the most recent Service Plan		
4-21	Does the entity intend to issue debt within the next calendar year?	Yes	(●) No
4-22	If yes, how much?		
4-23	Does the entity have debt that has been refinanced that it is still responsible for?	Yes	(●) No
4-24	If yes, what is the amount outstanding?		
4-25	Does the entity have any lease agreements?	Yes	(●) No
4-26	If yes, what is being leased?		
4-27	What is the original date of the lease?		
4-28	Number of years of lease?		
4-29	Is the lease subject to annual appropriation?	Yes	(●) No
4-30	What are the annual lease payments?		

Please use the space below to provide any additional information (optional).

Part 5: Cash and Investments

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

Line	Description	Amount
5-1	Year-end Total of all Checking and Savings Accounts	$ 53,208
5-2	Certificates of Deposit	
5-3	TOTAL CASH DEPOSITS (Add lines 5-1 and 5-2)	$ 53,208
	Investments (Specify in lines 5-4 through 5-8. If investment is a mutual fund, please list underlying investment.)	
5-4		
5-5		
5-6		
5-7		
5-8		
5-9	Total Investments (Add lines 5-4 through 5-8)	$ 0
5-10	TOTAL CASH AND INVESTMENTS (Add lines 5-3 and 5-9)	$ 53,208

5-11 Are the entity's investments legal in accordance with Section 24-75-601, et. seq., C.R.S.? N/A ◉ Yes ○ No

5-12 Are the entity's deposits in an eligible (Public Deposit Protection Act) public depository (Section 11-10.5-101, et seq. C.R.S.)? ◉ Yes No

5-13 If no, MUST explain below.

Please use the space below to provide any additional information (optional).

Part 6: Capital and Right-to-Use Assets

6-1 Does the entity have capitalized assets? (If "no" is selected, skip the rest of Part 6.) Yes ◉ No

6-2 Has the entity performed an annual inventory of capital assets in accordance with Section 29-1-506, C.R.S.? ○ Yes No

6-3 If no, MUST explain below.

Capital and Right-to-Use Assets Table for Governmental Funds

Line	Asset Type	Beginning of the Year Balance*	Additions**	Deletions	Year-End Balance
6-4	Land				$ 0
6-5	Buildings				$ 0
6-6	Machinery and Equipment				$ 0
6-7	Furniture and Fixtures				$ 0
6-8	Infrastructure				$ 0
6-9	Construction In Progress (CIP)				$ 0
6-10	Leased & SBITA Right-to-Use Assets				$ 0
6-11	Intangible Assets				$ 0
	Other (explain in line 6-12)				
6-12					$ 0
6-13	Accumulated Amortization Right-to-Use Assets (Enter a negative or credit balance)				$ 0
6-14	Accumulated Depreciation (Enter a negative or credit balance)				$ 0
6-15	TOTAL (Add lines 6-4 through 6-14)	$ 0	$ 0	$ 0	$ 0

*Must agree to prior year-end balance.

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

Capital and Right-to-Use Assets Table for Proprietary Funds

Please complete the following Capital & Right-To-Use Assets table for PROPRIETARY FUNDS.

Line	Asset Type	Beginning of the Year Balance*	Additions**	Deletions	Year-End Balance
6-16	Land				$ 0
6-17	Buildings				$ 0
6-18	Machinery and Equipment				$ 0
6-19	Furniture and Fixtures				$ 0
6-20	Infrastructure				$ 0
6-21	Construction In Progress (CIP)				$ 0
6-22	Leased & SBITA Right-to-Use Assets				$ 0
6-23	Intangible Assets				$ 0
6-24	Other (explain in line 6-24)				$ 0
6-25	Accumulated Amortization Right-to-Use Assets (Enter a negative or credit balance)				$ 0
6-26	Accumulated Depreciation (Enter a negative or credit balance)				$ 0
6-27	TOTAL (Add lines 6-16 through 6-26)	$ 0	$ 0	$ 0	$ 0

*Must agree to prior year-end balance.

**Generally capital asset additions should be reported as capital outlay on line 3-48 and capitalized in accordance with the government's capitalization policy. Please explain any discrepancy in the comments section below.

Please use the space below to provide any additional information (optional).

Part 7: Pension Information

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

7-3 If yes, who administers the plan?

Indicate the contributions from the following in lines 7-4 through 7-6.

7-4 Tax (property, specific ownership, sales, etc.)

7-5 State contribution amount

7-6 Other (gifts, donations, etc.)

7-7 TOTAL

(Add lines 7-4 through 7-6) $ 0

7-8 What is the monthly benefit paid for 20 years of service per retiree as of Jan 1?

Please use the space below to provide any additional information (optional).

Part 8: Budget Information

8-1 Did the entity file a budget with the Department of Local Affairs for the current year in accordance with Section 29-1-113 C.R.S.? N/A ◉ Yes No

8-2 If no, MUST explain below.

8-3 Did the entity pass an appropriations resolution, in accordance with Section 29-1-108 C.R.S.? N/A ◉ Yes ○ No

8-4 If no, MUST explain below.

If yes, indicate the amount appropriated for each fund separately for the year reported in the table below.

Appropriation Amount by Fund

Enter the fund name, then indicate the final amount appropriated for each fund for the year reported.
Ensure each individual fund's final appropriated amount agrees to the adopted budget. Do not combine funds.

Line	Governmental/Proprietary Fund Name	Total
8-5	GENERAL FUND	$ 169,096
8-6		
8-7		
8-8		
8-9		

Please use the space below to provide any additional information (optional).

Part 9: Taxpayer's Bill of Rights (TABOR)

9-1 Is the entity in compliance with all the provisions of TABOR (State Constitution, Article X, Section 20(5))? ◉ Yes No
9-2 If no, MUST explain below.

Note: An election to exempt the entity from the spending limitations of TABOR does not exempt the entity from the 3 percent emergency reserve requirement. All entities should determine if they meet this requirement of TABOR.

Please use the space below to provide any additional information (optional).

Part 10: General Information

10-1 Is this application for a newly formed governmental entity? Yes ◉ No
10-2 If yes, what was the date of formation

10-3 Has the entity changed its name in the past or current year? Yes ◉ No
10-4 If yes, please list the NEW name below.

10-5 If yes, please list the PRIOR name below.

10-6 Is the entity a metropolitan district? ◉ Yes No
10-7 Please indicate what services the entity provides below.
STREETS, STREET LIGHTING, TRAFFIC & SAFETY, SEWER, LANDSCAPE AND PARKS & RECREATION IMPROVEMENTS
10-8 Does the entity have an agreement with another government to provide services? Yes ◉ No
10-9 If yes, list the name of the other governmental entity and the services provided below.

10-10 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
10-11 If yes, what was the date filed
10-12 Does the entity have a certified mill levy? ◉ Yes No
If yes, please provide the following mills levied for the year reported (do not report dollar amounts).
10-13 Bond redemption mills
10-14 General/other mills 25.000
10-15 TOTAL MILLS (Add lines 10-13 through 10-14.) 25.000

10-16 If the entity is a Title 32 Special District formed after 7/1/2000, has the entity filed its preceding year annual report with the State Auditor as required under SB 21-262 (Section 32-1-207 C.R.S.)?
○ N/A ◉ Yes No
10-17 If no, please explain below.

Please use the space below to provide any additional information (optional).

Part 11: Governing Body Approval

11-1 If you plan to submit this form electronically, have you read the Electronic Signature Policy? ◉ Yes No

Office of the State Auditor — Local Government Division
Exemption Form Electronic Signature Policy and Procedure

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 must note their approval and submit the application using one of the following two methods:

1) Submit the application in hard copy via U.S. 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.

Governing Body Signatures

Print or type the names of all members of current governing body below.
A majority of the members of the governing body must sign below.

Board Member 1
Board member's name
MILTON GABRIELSKI
My term expires on
MAY 2027
I attest that I am a duly elected or appointed board member, and that I have personally reviewed and approved this application for exemption from audit.
Signature
Date

DocuSigned by:
Milton B. Gabrielski
115AA0DC6AC44C3...

3/30/2026

Board Member 2
Board member's name

My term expires on

I attest that I am a duly elected or appointed board member, and that I have personally reviewed and approved this application for exemption from audit.
Signature
Date

Board Member 3
Board member's name

My term expires on

I attest that I am a duly elected or appointed board member, and that I have personally reviewed and approved this application for exemption from audit.
Signature
Date

Board Member 4
Board member's name

My term expires on

I attest that I am a duly elected or appointed board member, and that I have personally reviewed and approved this application for exemption from audit.
Signature
Date

Board Member 5
Board member's name

My term expires on

I attest that I am a duly elected or appointed board member, and that I have personally reviewed and approved this application for exemption from audit.
Signature
Date

Board Member 6
Board member's name

My term expires on

I attest that I am a duly elected or appointed board member, and that I have personally reviewed and approved this application for exemption from audit.
Signature
Date

Board Member 7
Board member's name

My term expires on

I attest that I am a duly elected or appointed board member, and that I have personally reviewed and approved this application for exemption from audit.
Signature
Date

docusign

Certificate Of Completion

Envelope Id: 6AEC3DC0-E490-8FD4-8310-9B149B7657DB
Status: Completed
Subject: 2025 Audit Exemption - The Peaks
Source Envelope:

Document Pages: 28	Signatures: 2	Envelope Originator:
Certificate Pages: 5	Initials: 0	Sonja Steele
AutoNav: Enabled		1641 California St
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Time Zone: (UTC-08:00) Pacific Time (US & Canada)		ssteele@ddmalaw.com
		IP Address: 50.190.119.73

Record Tracking

Status: Original 3/27/2026 11:05:00 AM	Holder: Sonja Steele ssteele@ddmalaw.com	Location: DocuSign

Signer Events	Signature	Timestamp
Kim Alex kalex@crsofcolorado.com District Accountant Security Level: Email, Account Authentication (None)	DocuSigned by: Kim Alex 30AAE66D48F2408... Signature Adoption: Pre-selected Style Using IP Address: 50.190.119.73	Sent: 3/27/2026 11:07:44 AM Viewed: 3/27/2026 11:10:56 AM Signed: 3/27/2026 11:11:07 AM

Electronic Record and Signature Disclosure:
Accepted: 3/19/2025 8:54:13 AM
ID: c56d5e20-eb6c-45b1-ba0b-9223e5f534f0

Milton B. Gabrielski butchgskywalk@aol.com President Security Level: Email, Account Authentication (None)	DocuSigned by: Milton B. Gabrielski 115AA0DC6AC44C3... Signature Adoption: Pre-selected Style Using IP Address: 2605:59c8:52bd:5310:35fc:39fc:65b0:5988	Sent: 3/27/2026 11:11:08 AM Resent: 3/27/2026 11:49:38 AM Viewed: 3/27/2026 11:55:41 AM Signed: 3/30/2026 11:02:15 AM

Electronic Record and Signature Disclosure:
Accepted: 3/27/2026 11:55:41 AM
ID: fc820b72-6ca0-462b-bc21-4093bd207183

In Person Signer Events	Signature	Timestamp
Editor Delivery Events	**Status**	**Timestamp**
Agent Delivery Events	**Status**	**Timestamp**
Intermediary Delivery Events	**Status**	**Timestamp**
Certified Delivery Events	**Status**	**Timestamp**
Carbon Copy Events	**Status**	**Timestamp**
Witness Events	**Signature**	**Timestamp**
Notary Events	**Signature**	**Timestamp**
Envelope Summary Events	**Status**	**Timestamps**
Envelope Sent	Hashed/Encrypted	3/27/2026 11:07:44 AM

Envelope Summary Events	Status	Timestamps
Certified Delivered	Security Checked	3/27/2026 11:55:41 AM
Signing Complete	Security Checked	3/30/2026 11:02:15 AM
Completed	Security Checked	3/30/2026 11:02:15 AM

Payment Events	Status	Timestamps

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Milton B. Gabrielski

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