

# Cotton Ranch Metropolitan District

January 10, 2016

Division of Local Government  
1313 Sherman Street, Room 521  
Denver, CO 80203

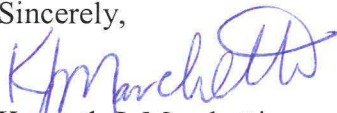
Re: Cotton Ranch Metropolitan District Budget; LGID #19051

Attached is the 2016 Budget for the Cotton Ranch Metropolitan District in Eagle County, Colorado, submitted pursuant to Section 29-1-116, C.R.S. This Budget was adopted on November 10, 2015. If there are any questions on the budget, please contact Mr. Kenneth J. Marchetti, telephone number 970-926-6060.

The mill levy certified to the County Commissioners of Eagle County is 1.345 mills for all general operating purposes, subject to statutory and/or TABOR limitations; 47.000 mills for G.O. bonds; 0.0 mills for refunds/abatements; and 0.0 mills for Temporary Tax Credit/Mill Levy Reduction. Based on an assessed valuation of \$9,980,920, the total property tax revenue is \$482,527.58. A copy of the certification of mill levies sent to the County Commissioners for Eagle County is enclosed.

I hereby certify that the enclosed is a true and accurate copy of the budget and certification of tax levies to the Board of County Commissioners of Eagle County, Colorado.

Sincerely,



Kenneth J. Marchetti  
District Administrator

Enclosure(s)

## **COTTON RANCH METROPOLITAN DISTRICT**

### **2016 BUDGET MESSAGE**

Cotton Ranch Metropolitan District is a quasi-municipal corporation organized and operated pursuant to provisions set forth in the Colorado Special District Act. The District was established to provide roads, drainage, landscaping, water, sewer, and recreation facilities in the service area located in Eagle County, Colorado. The District issued bonds to pay for the initial installation of the main infrastructure like roads, water distribution and sewer collection systems but those systems have been turned over to the Town of Gypsum and the Town operates those systems. The District continues to operate a raw irrigation water distribution system.

The following budget is prepared on the modified accrual basis of accounting, which is consistent with the basis of accounting used in presenting the District's financial statements.

### **2016 BUDGET STRATEGY**

The primary source of revenue for the District is property taxes which are primarily used to cover the District's debt service payments but are also used to cover a portion of the District's overhead. In addition to property taxes, the District collects user fees which cover the cost of operating the raw irrigation water system including the associated overhead. The operating mill levy is 1.345 mills and the debt service mill levy rate is 47.000 mills.

A reserve for emergencies has been provided for in the General Fund in accordance with the TABOR amendment. Any remaining General Fund balance is considered to be reserved for future operations. The Debt Service Fund balance is reserved for future payment of general obligation principal, interest, and related costs. The Water Utility Fund balance is reserved for future operations and replacements.

**RESOLUTIONS OF COTTON RANCH METROPOLITAN DISTRICT**

**TO ADOPT 2016 BUDGET**

A RESOLUTION SUMMARIZING EXPENDITURES AND REVENUES FOR EACH FUND AND ADOPTING A BUDGET FOR THE COTTON RANCH METROPOLITAN DISTRICT, COLORADO, FOR THE CALENDAR YEAR BEGINNING ON THE FIRST DAY OF JANUARY 2016 AND ENDING ON THE LAST DAY OF DECEMBER 2016.

WHEREAS, the Board of Directors of the Cotton Ranch Metropolitan District has appointed a budget committee to prepare and submit a proposed 2016 budget at the proper time; and

WHEREAS, such committee has submitted a proposed budget to this governing body at the proper time, for its consideration, and;

WHEREAS, upon due and proper notice, published or posted in accordance with the law, said proposed budget was open for inspection by the public at a designated place, and a public hearing was held on November 10, 2015, and interested taxpayers were given the opportunity to file or register any objections to said proposed budget; and;

WHEREAS, whatever increases may have been made in the expenditures, like increases were added to the revenues or planned to be expended from reserves/fund balances so that the budget remains in balance, as required by law.

NOW, THEREFORE, BE IT RESOLVED by the Board of directors of the Cotton Ranch Metropolitan District, Eagle County, Colorado:

- Section 1. That the budget as submitted, amended, and summarized by fund, hereby is approved and adopted as the budget of the Cotton Ranch Metropolitan District for the year stated above.
- Section 2. That the budget hereby approved and adopted shall be certified by any officer or the District Administrator of the District and made a part of the public records of the District.

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**RESOLUTIONS OF COTTON RANCH METROPOLITAN DISTRICT (CONTINUED)**

**TO SET MILL LEVIES**

A RESOLUTION LEVYING PROPERTY TAXES FOR THE YEAR 2016, TO HELP DEFRAID THE COSTS OF GOVERNMENT FOR THE COTTON RANCH METROPOLITAN DISTRICT, EAGLE COUNTY, COLORADO, FOR THE 2016 BUDGET YEAR.

WHEREAS, the Board of Directors of the Cotton Ranch Metropolitan District, has adopted the annual budget in accordance with the Local Government Budget Law, on November 10, 2015, and;

WHEREAS, the amount of money necessary to balance the budget for general operating expenses and capital expenditure purposes from property tax revenue is \$13,430.17 and;

WHEREAS, the Cotton Ranch Metropolitan District finds that it is required to temporarily lower the general operating mill levy to render a refund for \$0.00, and;

WHEREAS, the amount of money necessary to balance the budget for capital expenditure purposes from property tax revenue approved by voters or at public hearing is \$0.00, and;

WHEREAS, the amount of money necessary to balance the budget for voter approved bonds and interest is \$469,307.22, and;

WHEREAS, the 2015 valuation for assessment for the Cotton Ranch Metropolitan District, as certified by the County Assessor is \$9,985,260.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the COTTON RANCH METROPOLITAN DISTRICT, EAGLE COUNTY, COLORADO:

- Section 1. That for the purposes of meeting all general operating expenses of the Cotton Ranch Metropolitan District during the 2016 budget year, there is hereby levied a tax of 1.345 mills upon each dollar of the total valuation for assessment of all taxable property within the District for the year 2015.
- Section 2. That for the purposes of rendering a refund to its constituents during budget year 2016 there is hereby levied a temporary tax credit/mill levy reduction of 0.00 mills.
- Section 3. That for the purpose of meeting all capital expenditures of the Cotton Ranch Metropolitan District during the 2016 budget year, there is hereby levied a tax of 0.00 mills upon each dollar of the total valuation for assessment of all taxable property within the District for the year 2015.

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**RESOLUTIONS OF COTTON RANCH METROPOLITAN DISTRICT (CONTINUED)**

**TO SET MILL LEVIES (CONTINUED)**

Section 4. That for the purpose of meeting all payments for bonds and interest of the Cotton Ranch Metropolitan District during the 2016 budget year, there is hereby levied a tax of 47.000 mills upon each dollar of the total valuation for assessment of all taxable property within the District for the year 2015.

Section 5. That any officer or the District Administrator is hereby authorized and directed to either immediately certify to the County Commissioners of Eagle County, Colorado, the mill levies for the Cotton Ranch Metropolitan District as hereinabove determined and set, or be authorized and directed to certify to the County Commissioners of Eagle County, Colorado, the mill levies for the Cotton Ranch Metropolitan District as hereinabove determined and set based upon the final (December) certification of valuation from the county assessor.

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**RESOLUTIONS OF COTTON RANCH METROPOLITAN DISTRICT (CONTINUED)**

**TO APPROPRIATE SUMS OF MONEY**  
(PURSUANT TO SECTION 29-1-108, C.R.S.)

A RESOLUTION APPROPRIATING SUMS OF MONEY TO THE VARIOUS FUNDS AND SPENDING AGENCIES, IN THE AMOUNT AND FOR THE PURPOSE AS SET FORTH BELOW, FOR THE COTTON RANCH METROPOLITAN DISTRICT, EAGLE COUNTY, COLORADO, FOR THE 2016 BUDGET YEAR.

WHEREAS, the Board of Directors has adopted the annual budget in accordance with the Local Government Budget Law, on November 10, 2015, and;

WHEREAS, the Board of Directors has made provision therein for revenues in an amount equal or greater to the total proposed expenditures as set forth in said budget, and;

WHEREAS, it is not only required by law, but also necessary to appropriate the revenues and reserves or fund balances provided in the budget to and for the purposes described below, thereby establishing a limitation on expenditures for the operations of the District.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE COTTON RANCH METROPOLITAN DISTRICT, EAGLE COUNTY, COLORADO:

Section 1. That the following sums are hereby appropriated from the revenues of each fund, to each fund, for the purposes stated:

GENERAL FUND:

Current Operating Expenses	<u>\$9,653</u>
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TOTAL GENERAL FUND:	\$9,653
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DEBT SERVICE FUND:

Debt Service Expenditures	\$555,974
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Transfers	<u>\$ 0</u>
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TOTAL DEBT SERVICE FUND:	\$555,974
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ENTERPRISE FUND:

Current Operating Expenses	<u>\$110,607</u>
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TOTAL ENTERPRISE FUND:	\$110,607
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**RESOLUTIONS OF COTTON RANCH METROPOLITAN DISTRICT (CONTINUED)**

**TO ADOPT 2016 BUDGET, SET MILL LEVIES AND  
APPROPRIATE SUMS OF MONEY  
(CONTINUED)**

The above resolutions to adopt the 2016 budget, set the mill levies and to appropriate sums of money were adopted this 10th day of November, 2015.

Attest: 

Title: President

COTTON RANCH METROPOLITAN DISTRICT  
 Statement of Revenues, Expenditures and Changes in Fund Balance  
 Actual, Budget and Forecast for the F Printed:

Printed: 01/26/16

GENERAL FUND	12 Months Ended 12/31/14 Actual	Cal Yr 2015 Adopted Budget	Variance Favorable (Unfavor)	Cal Yr 2015 Forecast	9 Month Ended 9/30/15 Actual	9 Month Ended 9/30/15 Budget	Variance Favorable (Unfavor)	Cal Yr 2016 Adopted Budget	Budget Assumptions
Assessed Value	6,724,490	6,898,380		6,898,380				9,980,920	Aug Prelim Cert of AV
	-41%	3%						45%	
Operating Mill Levy	1.345	1.345		1.345				1.345	
Debt Service Mill Levy	47.000	47.000		47.000				47.000	
Total Mill Levy	48.345	48.345		48.345				48.345	
<b>REVENUE</b>									
Property Taxes for General Operations	9,088	9,278	0	9,278	9,143	9,278	(136)	13,424	
Property Tax Abatements	(28)		0		0	0	0		
Specific Ownership (Auto) Taxes	492	408	0	408	318	272	46	591	4.5% of Prop Tax
Interest Income	352	914	0	914	382	686	(304)	1,018	
Abatement Interest	(3)		0		0	0	0		
Conservation Trust Fund	2,959	3,250	0	3,250	1,516	1,626	(110)	3,250	Based on Prior Yr
Other	13		0		0	0	0		
<b>TOTAL REVENUE</b>	<b>12,873</b>	<b>13,851</b>	<b>0</b>	<b>13,851</b>	<b>11,359</b>	<b>11,862</b>	<b>(503)</b>	<b>18,283</b>	
<b>EXPENDITURES</b>									
Accounting & Administration	18,720	24,000	0	24,000	17,505	18,000	495	24,720	Based on Prior Yr
Audit	5,250	5,250	0	5,250	5,250	5,250	0	5,250	Based on Prior Yr
Director Fees	1,200	2,000	0	2,000	1,200	2,000	800	2,000	Based on Prior Yr
Election	450	0	0	0	0	0	0	1,500	Based on Prior Yrs
Insurance	2,237	2,800	579	2,221	2,221	2,800	579	2,444	Based on Prior Yr
Landscape Maintenance	0	0	0	0	0	0	0	0	Based on Prior Yr
Legal-General	804	3,000	1,500	1,500	588	2,250	1,663	3,000	Based on Prior Yr
Office Overhead	737	1,200	0	1,200	632	900	268	1,200	Based on Prior Yr
Other Expenses	484	500	0	500	437	375	(62)	500	Based on Prior Yr
Payroll Taxes	92	250	0	250	92	0	(92)	250	Based on Prior Yr
Treasurer's fees	273	278	0	278	275	278	3	403	3% of Prop Tax
Treasurer's Deed Purchase	369		0		0	0	0		
Recreation Amenity	338				0	0	0		
Contingency	0	7,000	7,000	0	0	0	0	7,000	
Overhead Allocated to Water Fund	(12,493)	(18,511)	(3,631)	(14,880)	(11,280)	(12,741)	(1,462)	(19,307)	See Water Fund
Overhead Allocated to Dt Svd Fund	(12,493)	(18,511)	(3,631)	(14,880)	(11,280)	(12,741)	(1,462)	(19,307)	See Water Fund
<b>TOTAL EXPENDITURES</b>	<b>5,969</b>	<b>9,256</b>	<b>1,816</b>	<b>7,440</b>	<b>5,640</b>	<b>6,371</b>	<b>731</b>	<b>9,653</b>	
<b>OP REV OVER (UNDER) EXPEND</b>	<b>6,904</b>	<b>4,595</b>	<b>1,816</b>	<b>6,411</b>	<b>5,719</b>	<b>5,491</b>	<b>227</b>	<b>8,630</b>	
<b>OTHER FINANCING SOURCES</b>									
Loan Proceeds (Repayment)	0		0		0	0	0		
Transfer in - Water Fund	0	0	0	0	0	0	0	0	
Transfer in(out) - Debt Service Fund	0	0	0	0	0	0	0	0	
<b>NET REV OVER (UNDER) EXPEND</b>	<b>6,904</b>	<b>4,595</b>	<b>1,816</b>	<b>6,411</b>	<b>5,719</b>	<b>5,491</b>	<b>227</b>	<b>8,630</b>	
Fund Balance-Beginning of Year	54,565	60,937	532	61,470	61,470	60,937	532	67,880	
<b>Fund Balance-End of Year</b>	<b>61,470</b>	<b>65,532</b>	<b>2,348</b>	<b>67,880</b>	<b>67,188</b>	<b>66,429</b>	<b>760</b>	<b>76,510</b>	

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



**COTTON RANCH METROPOLITAN DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**Actual, Budget and Forecast for the Periods Indicated**

Printed: 01/26/16

<b>DEBT SERVICE FUND</b>	<b>12 Months Ended 12/31/14 Actual</b>	<b>Cal Yr 2015 Adopted Budget</b>	<b>Variance Favorable (Unfavor)</b>	<b>Cal Yr 2015 Forecast</b>	<b>9 Month Ended 9/30/15 Actual</b>	<b>9 Month Ended 9/30/15 Budget</b>	<b>Variance Favorable (Unfavor)</b>	<b>Cal Yr 2016 Adopted Budget</b>	<b>Budget Assumptions</b>
<b>ASSESSED VALUE</b>									
Total Assessed Value	6,724,490	6,898,380		6,898,380	6,898,380			9,980,920	
Debt Service Mill Levy Rate	47.000	47.000		47.000	47.000			47.000	
Debt Service Property Taxes Levied		324,224		324,224				469,103	
<b>REVENUE</b>									
Property Taxes for Debt Service	317,556	324,224	0	324,224	319,486	324,224	(4,737)	469,103.24	Per Above
Property Tax Abatement	(968)		0		0	0	0		
Specific Ownership (Auto) Taxes	17,203	14,266	0	14,266	11,125	9,511	1,615	20,641	4. % of Prop Tax
Interest Income	1,616	324	876	1,200	894	243	651	469	
Abatement Interest	(116)		0		0	0	0		
<b>TOTAL REVENUE</b>	<b>335,291</b>	<b>338,814</b>	<b>876</b>	<b>339,690</b>	<b>331,506</b>	<b>333,978</b>	<b>(2,471)</b>	<b>490,213</b>	
<b>EXPENDITURES</b>									
2006 Unrefunded Bonds Principal	0	0	0	0	0	0	0	225,000	
2006 Unrefunded Bonds Interest	49,788	49,788	0	49,788	24,894	24,894	0	49,788	
2010 Conversion Bonds Principal		0	0	0		0	0	0	
2010 Conversion Bonds Interest	59,500	59,500	0	59,500	0	0	0	59,500	
2013A Restructured Bonds Prin			0			0	0		
2013A Restructured Bonds Int	185,700	185,700	0	185,700	92,850	92,850	0	185,700	
\$500K Conversion Bonds Principal			0			0	0		
\$500K Conversion Bonds Interest			0			0	0		
\$500K Conversion Bonds Principal			0			0	0		
\$500K Conversion Bonds Interest			0			0	0		
\$500K Conversion Bonds Principal			0			0	0		
\$500K Conversion Bonds Interest			0			0	0		
\$500K Conversion Bonds Principal			0			0	0		
\$500K Conversion Bonds Interest			0			0	0		
Sub Bnds Unpd P&I w/ min 35 (Gal Adj)	0	0	0	0	0	0	0	0	
<b>Subtotal</b>	<b>294,988</b>	<b>294,988</b>	<b>0</b>	<b>294,988</b>	<b>117,744</b>	<b>117,744</b>	<b>0</b>	<b>519,988</b>	
Mill Levy to cover Unlimited Tax Bonds		47.000		47.000				47.000	
Mill Levy to bring D/S mill to 35 mills Gallagherized		0.000		0.000				0.000	
Allocated Overhead									
Paying Agent Fees	3,725	2,600	0	2,600	1,075	1,300	225	2,600	Based on Prior Yr
Treasurer's fees	9,546	9,727	0	9,727	9,611	9,727	115	14,073	3% of Prop Tax
Overhead Allocated from General Fnd	12,493	18,511	3,631	14,880	11,280	12,741	1,462	19,307	
<b>TOTAL EXPENDITURES</b>	<b>320,752</b>	<b>325,826</b>	<b>3,631</b>	<b>322,195</b>	<b>139,710</b>	<b>141,512</b>	<b>1,802</b>	<b>555,968</b>	
<b>OP REV OVER (UNDER) EXPEND</b>	<b>14,539</b>	<b>12,988</b>	<b>4,507</b>	<b>17,495</b>	<b>191,796</b>	<b>192,466</b>	<b>(669)</b>	<b>(65,755)</b>	
<b>OTHER FINANCING SOURCES</b>									
Bond Proceeds	0		0		0	0	0		
Bond Restructure	0		0		0	0	0		
Bond Cost of Issuance	0		0		0	0	0		
Transfer in from Water & Gen Fund	0		0		0	0	0	0	
Transfer Out to General Fund	0		0		0	0	0		
<b>NET REV OVER (UNDER) EXPEND</b>	<b>14,539</b>	<b>12,988</b>	<b>4,507</b>	<b>17,495</b>	<b>191,796</b>	<b>192,466</b>	<b>(669)</b>	<b>(65,755)</b>	
Fund Balance-Beginning of Year	239,285	252,444	1,380	253,824	253,824	252,444	1,380	271,319	
<b>Fund Balance-End of Year</b>	<b>253,824</b>	<b>265,432</b>	<b>5,887</b>	<b>271,319</b>	<b>445,620</b>	<b>444,910</b>	<b>711</b>	<b>205,564</b>	

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

COTTON RANCH METROPOLITAN DISTRICT  
 Statement of Revenues, Expenditures and Changes in Fund Balance  
 Actual, Budget and Forecast for the Periods Indicated

Printed: 01/26/16

	12 Months Ended 12/31/14 Actual	Cal Yr 2015 Adopted Budget	Variance Favorable (Unfavor)	Cal Yr 2015 Forecast	9 Month Ended 9/30/15 Actual	9 Month Ended 9/30/15 Budget	Variance Favorable (Unfavor)	Cal Yr 2016 Adopted Budget
<b>WATER UTILITY FUND</b>								
Irrigation Customers - Valley		152		152				152
Irrigation Customers - Sky Legend		69		69				69
User Fee - Valley Floor		\$62		\$62				\$64
User Fee - Sky Legend		\$31		\$31				\$32
Tap Fee		\$2,600		\$2,600				\$2,600
<b>REVENUE</b>								
Water Base Charges - Valley Floor	54,723	56,544	743	57,287	47,618	47,120	498	58,368
Water Base Charges - Valley Rd Trees		5,580	0	5,580	4,650	4,650	0	5,760
Water Overage Charges - Valley	12,388	14,143	(3,207)	10,936	9,392	14,143	(4,751)	11,264
Water Base Charges - Sky Legend	14,222	10,723	4,343	15,066	10,184	7,420	2,764	15,518
Water Overage Charges - Sky Legend	1,553	2,984	(93)	2,891	452	2,238	(1,786)	2,984
Broken Meter Fees	0	0	0	0	0	0	0	0
Title Prep & Reconnect Fees	1,450	1,500	0	1,500	1,050	1,125	(75)	1,500
Late Fees / Finance Charges	3,100	3,800	(1,700)	2,100	1,603	2,850	(1,247)	1,500
Tap Fees - Valley Floor	9,700	5,200	0	5,200	5,000	5,200	(200)	5,200
Tap Fees - Sky Legend	4,800	7,800	0	7,800	4,900	7,800	(2,900)	7,800
Tap Fees - Village	0	20,800	(14,550)	6,250	6,250	6,933	(683)	6,250
Interest Income	0	0	0	0	0	0	0	0
Other Income	613	0	542	542	542	0	542	0
<b>TOTAL REVENUE</b>	<b>102,549</b>	<b>129,074</b>	<b>(13,922)</b>	<b>115,152</b>	<b>91,640</b>	<b>99,479</b>	<b>(7,839)</b>	<b>116,144</b>
<b>EXPENDITURES</b>								
Legal & Engineering - Water	1,478	3,000	600	2,400	1,554	2,250	696	3,000
Valley Floor Valves Parts & Supplies	288	600	499	101	101	600	499	600
Valley Floor Lines Parts & Supplies	600	600	(630)	1,230	1,230	600	(630)	600
Valley Floor Other Parts & Supplies	15	400	390	10	10	400	390	400
Repairs & Maint - Labor			0			0	0	
Valley Floor Valves Labor	874	1,000	1,000	0	0	1,000	1,000	1,000
Valley Floor Lines Labor	2,283	2,600	1,672	928	928	2,600	1,672	2,600
Valley Floor Other Labor	0	1,200	1,200	0	0	1,200	1,200	1,200
Sky Legends Valves Parts & Supplies	673	300	196	104	104	300	196	300
Sky Legends Pumps Parts & Supplies	0	500	500	0	0	500	500	500
Sky Legends Lines Parts & Supplies	271	300	(300)	600	510	300	(210)	300
Sky Legends Other Parts & Supplies	53	300	300	0	0	300	300	300
Sky Legends Valves Labor	114	600	(900)	1,500	1,406	600	(806)	600
Sky Legends Pumps Labor	0	500	500	0	0	500	500	500
Sky Legends Lines Labor	2,261	1,200	1,200	0	0	1,200	1,200	1,200
Sky Legends Other Labor	0	600	600	0	0	600	600	600
Operations Manager	17,240	10,000	(18,634)	28,634	23,663	9,000	(14,663)	18,540
Valley Floor Ditch/Pond Maint	0	1,400	1,280	120	120	1,400	1,280	1,400
Irrigation System Start Up & Blow Out	1,563	2,400	0	2,400	1,173	900	(273)	2,400
Utilities-Electricity	10,217	11,330	0	11,330	9,307	9,413	105	11,330
Water Billings	6,782	7,196	0	7,196	5,372	5,037	(334)	7,412
Delinquent Collection Fees	69	100	0	100	13	100	87	100
Augmentation Water Lease	1,559	1,783	224	1,559	1,559	1,783	224	1,783
Town of Gypsum Raw Water Lease	136	136	0	136	0	136	136	136
Locates		0	(515)	515	207	0	(207)	500
Pump System Replacements		13,500	(14,610)	28,110	12,794	13,500	706	10,000
Line Extension for Village Site	0	10,000	3,289	6,711	6,711	10,000	3,289	10,000
Sod and Landscaping Replacement						0	0	2,000
Building Maintenance								2,000
Allocated Overhead	12,493	18,511	3,631	14,880	11,280	12,741	1,462	19,307
Contingency	0	10,000	10,000	0	0	0	0	10,000
<b>TOTAL EXPENDITURES</b>	<b>59,263</b>	<b>100,056</b>	<b>(8,508)</b>	<b>108,564</b>	<b>78,041</b>	<b>76,960</b>	<b>(1,081)</b>	<b>110,607</b>
<b>EXCESS REV OVER(UNDER) EXPEN</b>	<b>43,286</b>	<b>29,018</b>	<b>(22,430)</b>	<b>6,588</b>	<b>13,599</b>	<b>22,519</b>	<b>(8,920)</b>	<b>5,537</b>
<b>OTHER FINANCING SOURCES</b>								
Repayment of Prepaid Taps	0	0	0	0	0	0	0	0
<b>Surplus after Other Financing Source</b>	<b>43,286</b>	<b>29,018</b>	<b>(22,430)</b>	<b>6,588</b>	<b>13,599</b>	<b>22,519</b>	<b>(8,920)</b>	<b>5,537</b>
Fund Balance-Beginning of Year	106,194	141,299	8,181	149,479	149,479	141,299	8,181	156,067
<b>Fund Balance-End of Year</b>	<b>149,479</b>	<b>170,317</b>	<b>(14,249)</b>	<b>156,067</b>	<b>163,079</b>	<b>163,818</b>	<b>(739)</b>	<b>161,604</b>

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

**CERTIFICATION OF TAX LEVIES for NON-SCHOOL Governments**

**TO:** County Commissioners<sup>1</sup> of Eagle County, Colorado.

On behalf of the Cotton Ranch Metropolitan District

(taxing entity)<sup>A</sup>

the Board of Directors

(governing body)<sup>B</sup>

of the Cotton Ranch Metropolitan District

(local government)<sup>C</sup>

**Hereby** officially certifies the following mills to be levied against the taxing entity's GROSS assessed valuation of:

\$ 9,985,260

(Gross<sup>D</sup> assessed valuation, Line 2 of the Certification of Valuation Form DLG 57<sup>E</sup>)

**Note:** If the assessor certified a NET assessed valuation (AV) different than the GROSS AV due to a Tax Increment Financing (TIF) Area<sup>F</sup> 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:

\$ 9,985,260

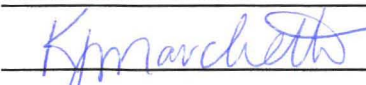
(NET<sup>G</sup> assessed valuation, Line 4 of the Certification of Valuation Form DLG 57)

**USE VALUE FROM FINAL CERTIFICATION OF VALUATION PROVIDED BY ASSESSOR NO LATER THAN DECEMBER 10**

**Submitted:** 12/10/2015  
(not later than Dec 15) (mm/dd/yyyy)

for budget/fiscal year 2016.  
(yyyy)

<b>PURPOSE</b> (see end notes for definitions and examples)	<b>LEVY<sup>2</sup></b>	<b>REVENUE<sup>2</sup></b>
1. General Operating Expenses <sup>H</sup>	<u>1.345</u> mills	\$ <u>13,430.17</u>
2. <Minus> Temporary General Property Tax Credit/ Temporary Mill Levy Rate Reduction <sup>I</sup>	<u>0.000</u> mills	\$ <u>-</u>
<b>SUBTOTAL FOR GENERAL OPERATING:</b>	<b><u>1.345</u> mills</b>	<b>\$ <u>13,430.17</u></b>
3. General Obligation Bonds and Interest <sup>J</sup>	<u>47.000</u> mills	\$ <u>469,307.22</u>
4. Contractual Obligations <sup>K</sup>	<u>0.000</u> mills	\$ <u>-</u>
5. Capital Expenditures <sup>L</sup>	<u>0.000</u> mills	\$ <u>-</u>
6. Refunds/Abatements <sup>M</sup>	<u>0.000</u> mills	\$ <u>-</u>
7. Other <sup>N</sup> (specify): _____	<u>0.000</u> mills	\$ <u>-</u>
_____	<u>0.000</u> mills	\$ <u>-</u>
<b>TOTAL:</b> [ Sum of General Operating Subtotal and Lines 3 to 7 ]	<b><u>48.345</u> mills</b>	<b>\$ <u>482,737.39</u></b>

Contact person: Kenneth J. Marchetti Daytime phone: (970) 926-6060 ext 8  
 Signed:  Title: District Administrator

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, Colorado 80203. Questions? Call DLG (303) 864-7720.

<sup>1</sup> 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.

<sup>2</sup> 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**  
**COTTON RANCH METROPOLITAN DISTRICT**

**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 revenue 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:**

1. Purpose of Issue: Refund the District's 1998 and 1999A Bonds  
Series: GO Refunding Bonds Series 2006  
Date of Issue: December 1, 2006  
Coupon rate: 4.0% to 4.75%  
Maturity Date: December 1, 2022  
Levy: 7.933  
Revenue: \$79,178.64
  
- 2 Purpose of Issue: Required Conversion from Limited GO Bonds Series 2002A to 2010 Unlimited GO Conversion Bonds  
Series: 2010 Unlimited GO Conversion Bonds  
Date of Issue: January 1, 2010  
Coupon rate: 5.95%  
Maturity Date: December 1, 2035  
Levy: 9.480  
Revenue: \$94,619.12
  
- 3 Purpose of Issue: Resturcture a Portion of the GO Refunding Bonds Series 2006  
Series: GO Refunding Bonds Series 2006  
Date of Issue: December 1, 2013  
Coupon rate: 5.50% to 6.00%  
Maturity Date: December 1, 2031  
Levy: 29.587  
Revenue: \$295,305.48

**CONTRACTURAL:**

1.  
Purpose of Contract:  
Title:  
Date of Issue:  
Maturity Date:  
Levy:  
Revenue:

## AMENDED CERTIFICATION OF VALUES

Name of Jurisdiction: COTTON RANCH METRO DIST, 065

New District:

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### 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. The total Assessed Valuations for taxable year 2015  
In **EAGLE COUNTY** On 11/23/2015 Are:

Previous Year's Net Total Assessed Valuation:	\$6,898,380
Current Year's Gross Total Assessed Valuation:	\$9,985,260
(-) Less TIF district increment, if any:	\$0
Current Year's Net Total Assessed Valuation:	\$9,985,260
New Construction*:	\$129,170
Increased Production of Producing Mines**:	\$0
ANNEXATIONS/INCLUSIONS:	\$0
Previously Exempt Federal Property**:	\$0
New Primary Oil or Gas production from any Oil and Gas leasehold or land (29-1-301(1)(b) C.R.S.)***:	\$0
Taxes Received last year on omitted property as of August 1 (29-1-301(1)(a) C.R.S.) Includes all revenue collected on valuation not previously certified.	\$0.00
Taxes Abated or Refunded as of August 1 (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. Constitution

\* New Construction is defined as: Taxable real property structures and the personal property connected with the structure.

\*\* Jurisdiction must submit a certification to the Division of Local Government in order for a value to be accrued (DLG52 & 52A)

\*\*\* Jurisdiction must submit an application to the Division of Local Government in order for a value to be accrued. (DLG 52B)

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### USE FOR 'TABOR' LOCAL GROWTH CALCULATIONS ONLY

In accordance with the Art. X, Sec. 20, Colorado Constitution and 39-5-121(2)(b), C.R.S. The Actual Valuations for the taxable year 2015  
In **EAGLE COUNTY** On 11/23/2015 Are:

Current Year's Total Actual Value of All Real Property*:	\$109,361,580
ADDITIONS TO TAXABLE REAL PROPERTY: Construction of taxable real property improvements**:	\$1,622,630
ANNEXATIONS/INCLUSIONS:	\$0
Increased Mining Production***:	\$0
Previously exempt property:	\$0
Oil or Gas production from a new well:	\$0
Taxable real property omitted from the previous year's tax warrant. (Only the most current year value can be reported):	\$0
DELETIONS FROM TAXABLE REAL PROPERTY IMPROVEMENTS: Destruction of taxable property improvements.	\$0
Disconnections/Exclusions:	\$0
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 a new mine and increase in production of a producing mine.

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NOTE: All levies must be certified to the Board of County Commissioners no later than December 15, 2015