

JEFFERSON CENTER METROPOLITAN DISTRICT NO. 1

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

NOTICE OF A SPECIAL MEETING AND AGENDA

<u>Board of Directors:</u>	<u>Office:</u>	<u>Term/Expiration:</u>
Gregg Bradbury	President	2023/May 2023
Jeff L. Nading	Treasurer	2022/May 2022
Charles Church McKay	Assistant Secretary	2023/May 2023
Diana K. Ten Eyck	Assistant Secretary	2023/May 2023
Steve Nading	Assistant Secretary	2022/May 2022
David Solin	Secretary	

DATE April 27, 2021 (Tuesday)

TIME: 9:30 A.M.

PLACE: **Zoom Meeting: Due to concerns regarding the spread of the Coronavirus (COVID-19) and the benefits to the control of the spread of the virus by limiting in-person contact, this meeting will be held via Zoom without any individuals (neither District representatives nor the general public) attending in person. The meeting can be joined through the directions below:**

Join Zoom Meeting

<https://zoom.us/j/92197177879?pwd=c2F1QWNMWU9qLzFtR0FtYTBKOTNQZz09>

Meeting ID: 921 9717 7879

Passcode: 690212

Dial In: 1-253-215-8782

I. ADMINISTRATIVE MATTERS

A. Present Disclosures of Potential Conflicts of Interest.

B. Approve Agenda, confirm location/manner of the meeting and posting of meeting notices.

C. Review and approve Minutes of the March 23, 2021 Special Meeting (enclosure).

II. PUBLIC COMMENT

A. _____

III. CONSENT AGENDA – These items are considered to be routine and will be approved and/or ratified by one motion. There will be no separate discussion of these items unless a Board Member so requests, in which event, the item will be removed from the Consent Agenda and considered in the Regular Agenda.

- Ratify approval of Change Order No. 2 to the Contract between the District and Gerald H. Phipps, Inc., d/b/a GH Phipps Construction Company for erosion control blanket deduction, for a decrease in the amount of <\$5,782.90>.
- Ratify approval of Change Order No. 3 to the Contract between the District and Hogan Works, LLC, for wire fence field measure, in the amount of \$2,097.35.
- Ratify approval of Change Order No. 2 to the Contract between the District and K.E.C.I. COLORADO, INC., for additional wiring, in the amount of \$11,037.80.
- Ratify approval of Change Order No. 4 to the Contractor Agreement between the District and NRE Excavating Inc., for seeding deduction, for a decrease in the amount of <\$5,184.00>.
- Ratify approval of Change Order No. 1 to the Contract between the District and Powell Restoration, Inc., for Candelas medial seeding and EC blanket, in the amount of \$26,040.75.
- Ratify approval of approval of Task Order No. 12 to the Service Agreement for District Oversight Services between the District and Independent District Engineering Services, LLC, for District Engineering Services, in the amount of \$35,000.
- Ratify approval of Task Order No. 8-A4 to the Service Agreement between the District and Martin/Martin, Inc., for on-call survey Amendment No. 4, in the amount of \$7,500.
- Ratify approval of Task Order No. 4 to the Master Service Agreement for Design Services between the District and Norris Design, Inc., for Candelas Parcel 9 District ROW Landscape, in the amount of \$41,150.
- Ratify approval of Task Order No. 5 to Storm Water Asset Protection LLC (SWAP), for stormwater compliance coordination and inspections, in the amount of \$12,000.
- Ratify approval of Task Order No. 5 to the Master Service Agreement between the District and SWCA Incorporated, d/b/a SWCA Environmental Consultants, for compliance at Highway 93 and Highway 72 intersection, in the amount of \$6,000.
- Review and consider adoption of Second Amendment to Resolution No. 2013-11-03 of Jefferson Center Metropolitan District No. 1 Regarding Colorado Open Records Act Requests (enclosure).

IV. FINANCIAL MATTERS

- A. Review and consider approval of the payment of claims through the period ending April 21, 2021, in the amount of \$200,792.43 (enclosure).
-

B. Review and accept cash position statement as of April 19, 2021 (enclosure).

C. Review Expense Tracking Report (to be distributed) and consider approval of District Expenditures Verification Report (to be distributed).

D. Review forecast of General Fund Revenues and Expenditures (enclosure).

V. MANAGEMENT MATTERS

A. Discuss status of Water Allocations and Facilities Fees Collections (enclosure).

B. Discuss status of FEMA Grant Close-Out.

VI. LEGAL MATTERS

A. **Post-Closing Agreement and Escrow Instructions (Phase One Improvements) by and among the District, Cimarron Development Company, Sisters of Charity of Leavenworth Health System, Inc., and First American Title Insurance Company (“Phase One Agreement”); and Post-Closing Agreement and Escrow Instructions (Phase Two Improvements) by and among the same parties (“Phase Two Agreement”):**

1. Discuss status of construction under the Phase One Agreement and Phase Two Agreement.

a. Consider ratifying approval of District Engineer’s Verification of Expenditures for Candelas Medical Phase One Improvements dated _____, 2021 in the amount of \$_____.

b. Consider ratifying approval of District Engineer’s Verification of Expenditures for Candelas Medical Phase Two Improvements dated _____, 2021 in the amount of \$_____.

c. Consider ratifying approval of Disbursement Request No. _ under the Phase One Agreement in the amount of \$_____.

- d. Consider ratifying approval of Disbursement Request No. _ under the Phase Two Agreement in the amount of \$_____.
-

- B. Review and consider approval of Intergovernmental Agreement between the District and the City and County of Denver, acting by and through its Board of Water Commissioners (to be distributed).
-

- C. Discuss status of Purchase and Sale Agreement (Water Tank Site).
-

VII. CONSTRUCTION MATTERS

- A. Review Construction Status Report.
-

- B. Consider approval of contracts, task orders, work orders and change orders.
-

VIII. CAPITAL IMPROVEMENTS

- A. _____
-

IX. OTHER BUSINESS

- A. _____
-

- X. ADJOURNMENT **THE NEXT REGULAR MEETING IS SCHEDULED FOR MAY 25, 2021.**

RECORD OF PROCEEDINGS

MINUTES OF A SPECIAL MEETING OF THE BOARD OF DIRECTORS OF THE JEFFERSON CENTER METROPOLITAN DISTRICT NO. 1 HELD MARCH 23, 2021

A Special Meeting of the Board of Directors of the Jefferson Center Metropolitan District No. 1 (referred to hereafter as "Board") was convened on Tuesday, March 23, 2021, at 9:30 a.m. Due to concerns regarding the spread of the coronavirus (COVID-19) and the benefits to the control of the spread of the virus by limiting in-person contact, the District Board meeting was held by video/telephone conference with all participants attending via video/teleconference. The meeting was open to the public.

ATTENDANCE

Directors In Attendance Were:

Gregg Bradbury
Jeff Nading
Charles Church McKay
Diana K. Ten Eyck

Following discussion, upon motion duly made by Director Ten Eyck, seconded by Director Bradbury and, upon vote, unanimously carried, the absence of Director Steven Nading was excused.

Also In Attendance Were:

David Solin; Special District Management Services, Inc.

Megan Becher, Esq. and Emily Murphy, Esq.; McGeady Becher P.C.

Joy Tatton; Simmons & Wheeler, P.C.

Wes Back and Elesha Carbaugh-Gonzales; Independent District Engineering Services, LLC

Brandon Dooling; Golden Triangle Construction, Inc.

DISCLOSURE OF POTENTIAL CONFLICTS OF INTEREST

Disclosures of Potential Conflicts of Interest: The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board of Directors and to the Secretary of State. Mr. Solin noted that a quorum was present and requested members of the Board disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting, and incorporated for the record those

RECORD OF PROCEEDINGS

applicable disclosures made by the Board members prior to this meeting in accordance with the statute. Attorney Becher noted that all Directors' Disclosure Statements had been filed and that no additional conflicts were disclosed at the meeting.

ADMINISTRATIVE MATTERS

Agenda: Mr. Solin distributed for the Board's review and approval a proposed agenda for the District's Special Meeting.

Following discussion, upon motion duly made by Director Ten Eyck, seconded by Director Bradbury and, upon vote, unanimously carried, the agenda was approved, as presented.

Location/Manner of Meeting and Posting of Notices: The Board entered into a discussion regarding the requirements of Section 32-1-903(1), C.R.S., concerning the location of the District's Board meeting. The Board determined that, due to concerns regarding the spread of the coronavirus (COVID-19) and the benefits to the control of the spread of the virus by limiting in-person contact, the meeting would be held by video/telephonic means, and encouraged public participation via video or telephone. The Board further noted that notice of the time, date and location/manner of the meeting was duly posted and that the District had not received any objections to the video/telephonic manner of the meeting, or any requests that the video/telephonic manner of the meeting be changed by taxpaying electors within the District boundaries.

Minutes: The Board reviewed the minutes of the February 23, 2021 Special Meeting.

Following discussion, upon motion duly made by Director Ten Eyck, seconded by Director McKay and, upon vote, unanimously carried, the minutes of the February 23, 2021 Special Meeting were approved, as presented.

PUBLIC COMMENT

There were no public comments.

CONSENT AGENDA

The Board considered the following actions:

- Ratify approval of Change Order No. 4 to the Contractor Agreement between the District and NRE Excavating Inc., for export of material from W. 91st Drive, in the amount of \$18,590.
- Ratify approval of Change Order No. 1 to the Construction Contract for Fencing between the District and Standard Fence, for

RECORD OF PROCEEDINGS

Arvada permit fees and additional fencing, in the amount of \$2,165.00.

- Ratify approval of Master Service Agreement for Railroad Consulting Services between the District and 360 Rail Services, LLC.
- Ratify approval of Task Order No. 1 to the Master Service Agreement for Railroad Consulting Services between the District and 360 Rail Services, LLC, for SH72/SH93 Crossing investigation, in the amount of \$20,000.00.

Following review, upon motion duly made by Director Ten Eyck, seconded by Director Bradbury and, upon vote, unanimously carried, the Board approved and/or ratified approval of, as appropriate, the above Consent Agenda items/actions.

FINANCIAL MATTERS

Claims: The Board considered ratification/approval of the payment of claims through the period ending March 18, 2021 in the amount of \$171,799.31.

Following discussion, upon motion duly made by Director Bradbury, seconded by Director Ten Eyck and, upon vote, unanimously carried, the Board ratified or approved (as appropriate) the payment of claims, as presented.

Cash Position Statement: Ms. Tatton reviewed with the Board the cash position statement as of March 18, 2021.

Following discussion, upon motion duly made by Director Ten Eyck, seconded by Director Bradbury and, upon vote, unanimously carried, the Board accepted the cash position statement as of March 18, 2021.

Expense Tracking Report (ETR): Ms. Carbaugh-Gonzales reviewed the Expense Tracking Report with the Board.

District Expenditures Verification Report prepared by Independent District Engineering Services, LLC (“IDES”): Ms. Carbaugh-Gonzales reviewed with the Board IDES’ report entitled “District Expenditures Verification for March 2021,” which summarizes IDES’ review and verification of the expenditures of the District for March 2021 related to certain District construction contracts. The Verification Report identified \$525,741.00 of District Eligible Expenses and \$-0- of Non-Eligible Expenses.

Following discussion, upon motion duly made by Director Jeff Nading, seconded by Director Bradbury and, upon vote, unanimously carried, the

RECORD OF PROCEEDINGS

Board determined to accept the District Eligible Expenses in the amount of \$525,741.00.

Forecast of General Fund Revenues and Expenditures: Ms. Tatton reviewed, and the Board discussed, the forecast of General Fund revenues and expenditures.

MANAGEMENT MATTERS

Water Allocations and Facilities Fees Collections: Mr. Solin reviewed the status of water allocations and facilities fees billing and collection with the Board.

FEMA Grant Close-Out: The Board deferred discussion.

LEGAL MATTERS

Verification of Expenditures for Candelas Medical Phase One Improvements: Mr. Back reported that there are no verification reports available for presentation to the Board.

Verification of Expenditures for Candelas Medical Phase Two Improvements: Mr. Back reported that there are no verification reports available for presentation to the Board.

Disbursement Requests under the Phase One Agreement: Mr. Back reported that there are no disbursement requests available for presentation to the Board.

Disbursement Requests under the Phase Two Agreement: Mr. Back reported that there are no disbursement requests available for presentation to the Board.

Purchase and Sale Agreement (Water Tank Site) by and between the City of Arvada, Jefferson Center Metropolitan District No. 1, and acknowledged by Jefferson Center Metropolitan District No. 2: Attorney Becher reviewed with the Board the Purchase and Sale Agreement (Water Tank Site) by and between the City of Arvada, Jefferson Center Metropolitan District No. 1, and acknowledged by Jefferson Center Metropolitan District No. 2.

Following discussion, upon motion duly made by Director Bradbury, seconded by Director McKay and, upon vote, unanimously carried, the Board ratified approval of the Purchase and Sale Agreement (Water Tank Site) by and between the City of Arvada, Jefferson Center Metropolitan District No. 1, and acknowledged by Jefferson Center Metropolitan District No. 2.

RECORD OF PROCEEDINGS

Purchase and Sale Agreement (Water Tank Site) by and between Cimarron Commercial, LLC and Jefferson Center Metropolitan District No. 1: Attorney Becher reviewed with the Board the Purchase and Sale Agreement (Water Tank Site) by and between Cimarron Commercial, LLC and Jefferson Center Metropolitan District No. 1.

Following discussion, upon motion duly made by Director Bradbury, seconded by Director McKay and, upon vote, unanimously carried, the Board ratified approval of the Purchase and Sale Agreement (Water Tank Site) by and between Cimarron Commercial, LLC and Jefferson Center Metropolitan District No. 1.

Intergovernmental Agreement between the District and the City and County of Denver, acting by and through its Board of Water Commissioners: Attorney Murphy discussed the proposed agreement with the Board. No action was taken by the Board.

CONSTRUCTION MATTERS

Construction Status Report: Mr. Back reviewed with the Board the Project Status Report dated March 23, 2021. A copy of the report is attached hereto and incorporated herein by this reference.

Contracts, Task Orders, Work Orders and Change Orders: Mr. Back discussed the following Contracts, Task Orders, Work Orders and Change Orders:

- Consider approval of Change Order No. 2 to the Contract between the District and Gerald H. Phipps, Inc., d/b/a GH Phipps Construction Company for erosion control blanket deduction, for a decrease in the amount of <\$5,782.90>.
- Consider approval of Change Order No. 3 to the Contract between the District and Hogan Works, LLC, for wire fence field measure, in the amount of \$2,097.35.
- Consider approval of Change Order No. 2 to the Contract between the District and K.E.C.I. COLORADO, INC., for additional wiring, in the amount of \$11,037.80.
- Consider approval of Change Order No. 4 to the Contractor Agreement between the District and NRE Excavating Inc., for seeding deduction, for a decrease in the amount of <\$5,184.00>.
- Consider approval of Change Order No. 1 to the Contract between the District and Powell Restoration, Inc., for Candelas medial seeding and EC blanket, in the amount of \$26,040.75.
- Consider approval of approval of Task Order No. 12 to the Service Agreement for District Oversight Services between the District and Independent District Engineering Services, LLC, for District Engineering Services, in the amount of \$35,000.

RECORD OF PROCEEDINGS

- Consider approval of Task Order No. 8-A4 to the Service Agreement between the District and Martin/Martin, Inc., for on-call survey Amendment No. 4, in the amount of \$7,500.
- Consider approval of Task Order No. 4 to the Master Service Agreement for Design Services between the District and Norris Design, Inc. for Candelas Parcel 9 District ROW Landscape, in the amount of \$41,150.
- Consider approval of Task Order No. 5 to Storm Water Asset Protection LLC (SWAP), for stormwater compliance coordination and inspections, in the amount of \$12,000.
- Consider approval of Task Order No. 5 to the Master Service Agreement between the District and SWCA Incorporated, d/b/a SWCA Environmental Consultants, for compliance at Highway 93 and Highway 72 intersection, in the amount of \$6,000.

Following discussion, upon motion duly made by Director Jeff Nading, seconded by Director Bradbury and, upon vote, unanimously carried, the Board approved (or ratified approval of, as appropriate) the Contracts, Change Orders, Task Orders and Work Orders listed above.

CAPITAL IMPROVEMENTS

There were no capital improvements matters presented.

OTHER BUSINESS

There was no other business at this time.

ADJOURNMENT

There being no further business to come before the Board at this time, upon motion duly made by Director Jeff Nading, seconded by Director Bradbury and, upon vote, unanimously carried, the meeting was adjourned.

Respectfully submitted,

By: _____
Secretary for the Meeting

**SECOND AMENDMENT TO RESOLUTION NO. 2013-11-03
OF JEFFERSON CENTER METROPOLITAN DISTRICT NO. 1
REGARDING COLORADO OPEN RECORDS ACT REQUESTS**

A. On November 19, 2013 Jefferson Center Metropolitan District No. 1 (the “**District**”) adopted Resolution No. 2013-11-03 Regarding Colorado Open Records Act Requests (the “**Resolution**”).

B. The District desires to amend the Resolution due to a change in the District’s Official Custodian.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of Jefferson Center Metropolitan District No. 1 of the City of Arvada, Jefferson County, Colorado:

1. Defined Terms. Capitalized terms used but not otherwise defined herein shall have the meaning ascribed to them in the Resolution.

2. Amendment to Section 1 of Resolution. Section 1 of the Resolution is hereby deleted in its entirety, and substituted in lieu thereof shall be the following:

“1. Special District Management Service, Inc., the Manager for the District, is hereby designated as the “**Official Custodian**” of the public records of the District, as such term is defined in Section 24-72-202(2), C.R.S. Contact information for the Official Custodian is: Special District Management Services, Inc., 141 Union Boulevard, Suite 150, Lakewood, Colorado 80228; (303) 987-0835.”

3. Except as expressly set forth herein, the Resolution continues to be effective without modification.

[SIGNATURE PAGE FOLLOWS]

**[SIGNATURE PAGE TO SECOND AMENDMENT TO RESOLUTION REGARDING
COLORADO OPEN RECORDS ACT REQUESTS]**

RESOLUTION APPROVED AND ADOPTED ON April 27, 2021.

**JEFFERSON CENTER METROPOLITAN
DISTRICT NO. 1**

By: _____
President

Attest:

Secretary

Account	PO/Cont	Check #	Invoice	Date	Description	Amount
01-000-06100	0	10990	85278	03/31/2021	March Management Fees	1,228.96
	****	TOTAL ****			Special District Management	1,228.96
03-000-07840	0	10991	Various	03/26/2021	February 2021 Engineering	91,033.46
	****	TOTAL ****			Martin/Martin	91,033.46
03-000-07500	0	10992	2203	03/25/2021	Landscape & Irrigation Im	1,100.00
03-000-03311	0	10992	2203	03/25/2021	Landscape & Irrigation Im	(55.00)
	****	TOTAL ****			BrightView Landscape Services	1,045.00
03-000-07800	0	10993	08556	03/31/2021	March Project Admin/Engin	12,552.56
	****	TOTAL ****			IDES, LLC	12,552.56
03-000-07800	0	10994	1245	03/25/2021	Feb 2021 Eligible Expense	21,029.64
	****	TOTAL ****			Papillon LLC	21,029.64
03-000-07840	0	10995	SWAP0520	03/31/2021	March Construction Observ	2,917.58
	****	TOTAL ****			Storm Water Asset Protection, LLC	2,917.58
01-000-07110	0	10996	138371	03/23/2021	3/13-3/19 Snow Removal	1,015.00
01-000-07100	0	10996	138862	04/05/2021	April Monthly Services	2,258.07
	****	TOTAL ****			Environmental Designs	3,273.07
03-000-07840	0	10997	124532	04/01/2021	3/27 Environmental Servic	2,598.43
	****	TOTAL ****			SWCA Incorporated	2,598.43
03-000-03311	0	10998	903	03/25/2021	Medical Phase 2 Utilities	41,125.05
	****	TOTAL ****			NRE Excavating Inc.	41,125.05
03-000-07500	0	10999	403	03/25/2021	Traffic Signal & Curb Ret	11,037.80
03-000-03311	0	10999	403	03/25/2021	Traffic Signal & Curb Ret	(551.89)
	****	TOTAL ****			KECI Colorado, Inc	10,485.91
03-000-07500	0	11000	6001	03/19/2021	Seed Mis & Erosion Blanke	14,213.44
03-000-03311	0	11000	6001	03/19/2021	Seed Mix & Erosion Blanke	(710.67)
	****	TOTAL ****			Powell Restoration, Inc	13,502.77
*** GRAND TOTAL ***						200,792.43

Jefferson Center Metropolitan District No. 1
Cash Position
April 19, 2021

	First Bank General Fund	First Bank Capital Fund	COBiz General Fund	Colotrust General Fund	Colotrust Debt Service Fund	Colotrust Capital	UMB Indiana Escrow	Candelas Medical Escrow Account Phase I	Candelas Medical Escrow Account Phase II	UMB Senior Project Fund	UMB Subordinate Project Fund	Total
Balances at 3/18/2021	0.00	796,611.20	4,898.40	280,986.89	157,857.91	236,542.22	3,222.00	21,353.08	73,518.13	6,613,521.65	41,309,095.05	49,497,606.53
3/18/2021 Checks	(5,164.25)	(166,635.06)										(171,799.31)
Xcel Payments	(84.14)											(84.14)
City of Arvada Payments	(43.45)											(43.45)
Mortenson Facility Fee		0.00										0.00
Bank Charge	(10.00)											(10.00)
2/28/2021 Interest Income										362.01	2,097.41	2,459.42
3/31/2021 Interest Income				35.52						283.36	1,752.60	2,071.48
Property taxes received 4/12/2021				28,910.76	289,107.57							318,018.33
AURA Funds 4/15/2021				54,256.00								54,256.00
Transfer between funds	5,301.84	(5,301.84)		(5,301.84)		5,301.84						0.00
Balance at 4/19/2021	0.00	624,674.30	4,898.40	358,887.33	446,965.48	241,844.06	3,222.00	21,353.08	73,518.13	6,614,167.02	41,312,945.06	49,702,474.86

JEFFERSON CENTER METROPOLITAN DISTRICT NO. 1
2020 FORECAST OF GENERAL FUND REVENUES AND EXPENDITURES
AS of 3/31/2021

	<u>Actual Paid/Received in</u>												December 2021 received/paid in January 2022	Total Actual	Total Estimated	Total year to date & estimate	Difference to original budget	
	2021 Budget	January	February	March	April	May	June	July	August	September	October	November						December
Revenues:																		
Property taxes (net of AURA increment)	75,771		260	7,284	27,734		40,494							7,543	68,228	75,771	-	
Specific ownership taxes	17,234		1,437	1,624	1,711	1,591	1,591	1,591	1,591	1,591	1,591	1,591	1,591	3,061	16,026	19,086	1,852	
AURA tax increment - District's mill levy	174,601				54,256	33,045		87,301						-	174,601	174,601	-	
Interest Income	-	49	38	36	(120)	41	41	41	41	41	41	41	41	123	208	331	331	
Total Revenues	267,606	49	1,734	8,944	83,581	34,676	1,632	42,125	88,932	1,632	1,632	1,632	1,632	1,591	10,727	259,062	269,789	2,183
Expenses:																		
Legal	55,000		3,791		5,121	5,121	5,121	5,121	5,121	5,121	5,121	5,121	5,121	5,121	3,791	51,209	55,000	-
Accounting	6,000				600	600	600	600	600	600	600	600	600	600	-	6,000	6,000	-
Audit	5,500							5,500						-	5,500	5,500	-	
Landscape Maintenance	35,000													-	-	-	35,000	
Monthly Ground Services		2,258	2,258	2,258	2,258	2,258	2,258	2,258	2,258	2,258	2,258	2,258	2,258	6,774	20,322	27,096	(27,096)	
Snow removal			95	303							500	500	500	398	1,500	1,898	(1,898)	
Repairs			136											136	-	136	(136)	
Management fees	32,000		1,072	1,511	1,292	1,292	1,292	1,292	1,292	1,292	1,292	1,292	1,292	2,583	12,915	15,498	16,502	
Project Management	-		288	345	317	317	317	317	317	317	317	317	317	633	3,165	3,798	(3,798)	
Elections	2,000					2,000								-	2,000	2,000	-	
Insurance	5,700	5,281		747										6,028	-	6,028	(328)	
Miscellaneous	2,000	20	30	10	20	20	20	20	20	20	20	20	20	60	180	240	1,760	
Office Supplies	1,000				100	100	100	100	100	100	100	100	100	-	1,000	1,000	-	
Utilities	10,000													-	-	-	10,000	
Xcel Energy		86	299	84	156	156	156	156	156	156	156	156	156	469	1,563	2,032	(2,032)	
City of Arvada		1,212	43		628	628		628	628	628		628	628	1,255	3,138	4,393	(4,393)	
Treasurer's fees	3,756		4	109	414	-	-	607	-	-	-	-	-	113	1,022	1,135	2,621	
Transfer to #2 General Fund	56,032				14,008			14,008			14,008		14,008	-	56,032	56,032	-	
Transfer to Mt Shadows for O&M	10,353							10,353						-	10,353	10,353	-	
Total Expenses (less contingency & reserve)	224,341	8,857	8,016	5,367	24,913	11,863	10,491	24,479	26,344	9,863	24,499	10,363	10,991	22,093	22,240	175,898	198,139	26,202
Funds Remaining	43,265	(8,808)	(6,282)	3,576	58,668	22,813	(8,859)	17,646	62,588	(8,232)	(22,867)	(8,732)	(9,359)	(20,503)	(11,513)	83,164	71,650	28,385

CONDENSED SOURCES & USES
As of 4/20/21

Project Water	
Sources	Acre Feet
Pre - 12/2/19	1,869.24
2020 Exercised Options	92.47
Options to Exercise	-
Total Sources	1,961.71

Pre - December 2, 2019 Summary												
SOURCES		RESIDENTIAL USES					COMMERCIAL USES					BALANCE
Existing Agreements	Beginning Balance	MSMD	CPMD	ARP	Total Residential	Unallocated	Beginning	Allocations	CCLLC	Total Commercial	Unallocated	
Totals	1869.24	200.00	36.00	1,039.01	1,275.01	-	594.23	54.50	363.05	417.55	176.68	

Reconciliation to Post 12/2/19 - JCMD2

Reconciliation to Post 12/2/19 - CCLLC

Ending Balance 12/2/19	176.68
Less Restricted Beginning Commercial	<u>(150.00)</u>
Unrestricted Available	<u>26.68</u>
Plus Options Exercised	85.05
Plus Options to be Exercised	<u>7.42</u>
Net Unrestricted Available	<u>119.15</u>

CCLLC Held Balance 363.05

Post - 12/2/2019 Allocations																	
SOURCES		RESIDENTIAL USES					COMERCIAL USES							BALANCE			
Sources	Unrestricted Including CCLLC	Whisper Village	Taylor Morrison	Allocated	Unrestricted Available	IGA Restricted Balance	Kentro Retail 1	Kentro Retail 2	SCL - Candelas Medical	Whisper Village	Arvada Fire	Total Commercial	Not Allocated	Combined Allocations	CCLLC Available	Restricted Commercial Available	CCLLC Unrestricted Available
Allocations JCMD2	119.15	33.00	86.15	119.15	-	150.00	2.50	2.50	2.50	15.00	2.50	25.00	125.00	144.15	-	125.00	-
Allocations CCLLC	363.05	-	224.85	224.85	138.20	-	-	-	-	-		-	-	224.85	138.20	-	138.20

COMMERCIAL WATER ALLOCATION COMMITMENTS
As of 4/20/21

User	Final Tap Size	Final Allocation	Final Letter Date	Preliminary Tap Size	Preliminary Allocation	Preliminary Letter Date	Available Balance (AF)
Pre-12/2/19 Allocations							
Final Allocations							594.23
Yenter	1.00	1.25					592.98
Plains End	2.00	4.00					588.98
Candelas Parkway Irrigation	1.00	1.25					587.73
King Soopers	2.00	4.00	3/20/2019				583.73
King Soopers Gas Station	0.75	0.75	3/20/2019				582.98
King Soopers Retail Center	2.00	4.00	3/20/2019				578.98
Sautter Arvada School	1.00	1.25	3/20/2019				577.73
7-11	1.00	1.25	3/20/2019				576.48
Starbucks	1.00	1.25	3/20/2019				575.23
Three Creeks Elementary	3.00	7.50	3/20/2019				567.73
Whisper Creek Station - Arvada PD	1.00	1.25	3/20/2019				566.48
Candelas Point Retail (Block 1, Lot 3)	1.50	2.50	3/29/2019				563.98
Candelas Point Retail (Block 1, Lot 4)	1.50	2.50	3/29/2019				561.48
Chase Bank	1.00	1.25	4/5/2019				560.23
First Bank	1.00	1.25	7/30/2019				558.98
Wendy's	1.00	1.25	7/30/2019				557.73
Wild Grass Lot 3 (Bldg. A)				1.50	2.50	4/11/2019	555.23
Wild Grass Lot 3 (Bldg. B)				1.50	2.50	4/11/2019	552.73
Wild Grass Lot 3 (Bldg. C)				2.00	4.00	4/11/2019	548.73
Wild Grass Lot 3 (Bldg. D)				2.00	4.00	4/11/2019	544.73
Indiana Plaza				1.00	1.25	4/19/2019	543.48
Primrose School				1.50	2.50	4/25/2019	540.98
Les Schwab				1.00	1.25	8/16/2019	539.73
Total		<u>36.50</u>			<u>18.00</u>		
Initial Allocation Not Included							
Cimarron Commercial LLC					363.05		176.68
Post-12/2/19 Allocations							
Beginning Balance							150.00
Kentro Retail 1				1.50	2.50	10/7/2009	147.50
Kentro Retail 2				1.50	2.50	10/7/2019	145.00
Candelas Medical - SCL				1.50	2.50	10/7/2019	142.50
Whisper Village Commercial (TBD)					15.00		127.50
Arvada Fire				1.50	2.50	3/19/2021	125.00
Total					<u>25.00</u>		
Total Acre Feet Remaining Unallocated							125.00

Tap Size	AF	Ratio
0.625	0.50	1.0
0.750	0.75	1.5
1.000	1.25	2.5
1.500	2.50	5.0
2.000	4.00	8.0
3.000	7.50	15.0
4.000	12.50	25.0
6.000	25.00	50.0

RESIDENTIAL WATER ALLOCATION COMMITMENTS
As of 4/20/21

User	Acre Feet	Available Balance (AF)
Pre-12/2/19		
		1275.01
Canyon Pines	36.00	1239.01
Mountain Shadows	200.00	1039.01
Arvada Residential Partners	<u>1039.01</u>	0.00
Total	<u><u>1275.01</u></u>	
Post-12/2/19		
		389.73
Whisper Village	33.00	356.73
Taylor Morrison	308.00	48.73
Taylor Morrison	<u>3.00</u>	45.73
Total	<u>344.00</u>	