

SW PROSPECT I25 METROPOLITAN DISTRICT NO 7

FINANCIAL STATEMENTS

JUNE 30, 2021

SW PROSPECT I25 METROPOLITAN DISTRICT NO 7
BALANCE SHEET - GOVERNMENTAL FUNDS
JUNE 30, 2021

	General	Capital Projects	Total
ASSETS			
Cash - Checking	\$ 2,126	\$ -	\$ 2,126
TOTAL ASSETS	\$ 2,126	\$ -	\$ 2,126
LIABILITIES AND FUND BALANCES			
CURRENT LIABILITIES			
Accounts Payable	\$ 3,205	\$ -	\$ 3,205
Total Liabilities	3,205	-	3,205
FUND BALANCES			
Total Fund Balances	(1,079)	-	(1,079)
TOTAL LIABILITIES AND FUND BALANCES	\$ 2,126	\$ -	\$ 2,126

No assurance is provided on these financial statements. Substantially all required disclosures, the government-wide financial statements, and the statement of revenues, expenditures and changes in fund balances – governmental funds have been omitted.

**SW PROSPECT I25 METROPOLITAN DISTRICT NO 7
STATEMENT OF REVENUES, EXPENDITURES AND
CHANGES IN FUND BALANCES - BUDGET AND ACTUAL
FOR THE SIX MONTHS ENDED JUNE 30, 2021**

GENERAL FUND

	<u>Annual Budget</u>	<u>Year to Date Actual</u>	<u>Variance</u>
REVENUES			
TOTAL REVENUES			
EXPENDITURES			
Accounting	20,000	8,794	11,206
Dues	800	300	500
Insurance	2,600	2,551	49
District Management	6,600	3,918	2,682
Legal	20,000	7,407	12,593
Miscellaneous	-	1,750	(1,750)
TOTAL EXPENDITURES	<u>50,000</u>	<u>24,720</u>	<u>25,280</u>
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	(50,000)	(24,720)	25,280
OTHER FINANCING SOURCES (USES)			
Developer Advance	50,000	34,000	(16,000)
TOTAL OTHER FINANCING SOURCES (USES)	<u>50,000</u>	<u>34,000</u>	<u>(16,000)</u>
NET CHANGE IN FUND BALANCES	-	9,280	9,280
FUND BALANCES - BEGINNING	<u>-</u>	<u>(10,359)</u>	<u>(10,359)</u>
FUND BALANCES - ENDING	<u>\$ -</u>	<u>\$ (1,079)</u>	<u>\$ (1,079)</u>

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SUPPLEMENTARY INFORMATION

**SW PROSPECT I25 METROPOLITAN DISTRICT NO 7
SCHEDULE OF REVENUES, EXPENDITURES AND
CHANGES IN FUND BALANCES - BUDGET AND ACTUAL
FOR THE SIX MONTHS ENDED JUNE 30, 2021**

CAPITAL PROJECTS FUND

	<u>Annual Budget</u>	<u>Year to Date Actual</u>	<u>Variance</u>
REVENUES			
TOTAL REVENUES			
EXPENDITURES			
Capital Outlay	100,000	-	100,000
TOTAL EXPENDITURES	100,000	-	100,000
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	(100,000)	-	100,000
OTHER FINANCING SOURCES (USES)			
Developer Advance	100,000	-	(100,000)
TOTAL OTHER FINANCING SOURCES (USES)	100,000	-	(100,000)
NET CHANGE IN FUND BALANCES	-	-	-
FUND BALANCES - BEGINNING	-	-	-
FUND BALANCES - ENDING	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

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**SW PROSPECT I25 METROPOLITAN DISTRICT NO. 7
2021 BUDGET
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

Services Provided

The SW Prospect I25 Metropolitan District No. 7 (District), a quasi-municipal corporation and a political subdivision of the State of Colorado, was organized concurrently with SW Prospect I25 Metropolitan District Nos. 1-6 (collectively the Districts) by order and decree of the District Court for Larimer County on June 1, 2018, and is governed pursuant to provisions of the Colorado Special District Act (Title 32, Article 1, Colorado Revised Statutes). The District's service area is located entirely within the City of Fort Collins, Larimer County, Colorado.

Pursuant to the Consolidated Service Plan, District No. 7 will serve as the service district and will be responsible for managing the construction and operation of the facilities and improvements for the Districts. Districts Nos. 1-6 will serve as the financing districts and are responsible for providing the funding and tax base needed to support the capital improvements.

During elections held on May 8, 2018, a majority of the District's electors authorized general obligation indebtedness of \$1,759,500,000 for the above listed facilities, intergovernmental agreements and debt refunding. Additionally, on May 8, 2018, the District's voters authorized the District to collect, retain and spend all revenues in excess of TABOR spending, revenue raising or other limitations.

The Consolidated Service Plan limits the aggregate amount of debt that may be issued by the Districts to \$103,500,000.

The District has no employees and all administrative functions are contracted.

The District prepares its budget on the modified accrual basis of accounting in accordance with the requirements of Colorado Revised Statutes C.R.S. 29-1-105 using its best estimates as of the date of the budget hearing. These estimates are based on expected conditions and its expected course of actions. The assumptions disclosed herein are those that the District believes are significant to the budget. There will usually be differences between the budget and actual results, because events and circumstances frequently do not occur as expected, and those differences may be material.

Revenues

Developer Advances

The District is in the development stage. As such, the operating and administrative as well as capital costs for 2021 are to be funded by the Developer. Developer advances are recorded as revenue for budget purposes with an obligation for future repayment when the District is financially able to reimburse the Developer from bond proceeds and other legally available revenue.

Expenditures

General and Administrative Expenditures

The District, as the service district, will provide for all general and administrative expenditures for the Districts. General and administrative expenditures include the services necessary to maintain the Districts' administrative viability such as legal, accounting, managerial, insurance, meeting and other administrative expenses

**SW PROSPECT I25 METROPOLITAN DISTRICT NO. 7
2021 BUDGET
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

Capital Outlay

The District anticipates infrastructure improvements as noted in the Capital Projects Fund.

Debt and Leases

The District has no debt, nor operating or capital leases.

Reserves

TABOR requires local governments to establish an emergency reserve equal to at least 3% of fiscal year spending as defined under TABOR. Since all revenue anticipated in 2021 are related to developer advances, no emergency reserve has been provided for.

This information is an integral part of the accompanying budget.

SW PROSPECT I-25 METROPOLITAN DISTRICT NO. 7
SCHEDULE OF CASH POSITION
June 30, 2021
Updated as of October 12, 2021

	General Fund
<u>FirstBank - Checking</u>	
Balance as of 06/30/21	\$ 2,125.96
Subsequent activities:	
10/12/21 - Bill.com vouchers payable - CLA invoices	(1,629.09)
<i>Anticipated activities:</i>	
<i>Bill.com vouchers payable - WBA and CLA invoices</i>	<i>(3,198.30)</i>
<i>Developer advance #2 - 2021</i>	<i>16,000.00</i>
<i>Anticipated cash balance</i>	<i>\$ 13,298.57</i>