

**PERRY PARK METROPOLITAN DISTRICT
NOTICE OF ANNUAL BOARD MEETING AND AGENDA**



Thursday, November 14, 2024, at 6:00 PM (MST)

Pursuant to §32-1-903(6), C.R.S.

This meeting will be held via in-person and teleconferencing and can be joined through the directions below:

**Perry Park Country Club
7047 Perry Park Blvd
Larkspur, CO 80118
- AND -**

Please join meeting from your computer, tablet or smartphone.

<https://video.cloudoffice.avaya.com/join/732402898>

You can also dial in using your phone.

United States: [+1 \(213\) 463-4500](tel:+12134634500)

Access Code: 732402898

Public Invited to Attend

Board of Director	Title	Term Expiration
Darren Hill	President	May 2027
Joseph Brickweg	Vice President	May 2027
Jill Arthurs	Treasurer	May 2025
Steven Ostrowski	Secretary	May 2025
Christian M. Warren	Assistant Secretary	May 2025

AGENDA

(enclosed presentation)

- 1. Call to Order**
- 2. Presentation Regarding the Status of Public Infrastructure Projects within the District**
- 3. Presentation Regarding Outstanding Bonds**
- 4. Review of Unaudited Financial Statements**
- 5. Open Floor for Questions** – Members of the public may ask questions about the district. The Board may determine how much time is reserved for questions and for each individual speaker.
- 6. Adjourn** – Next Scheduled Meeting is December 12, 2024 at 6pm

PERRY PARK METROPOLITAN DISTRICT

ANNUAL TOWN HALL MEETING

November 14, 2024 at 6:00 pm



Held In Person and Virtual:

Perry Park Country Club

-or-

<https://video.cloudoffice.avaya.com/join/732402898>

Phone: +1 (213) 463-4500

Meeting ID: 732402898

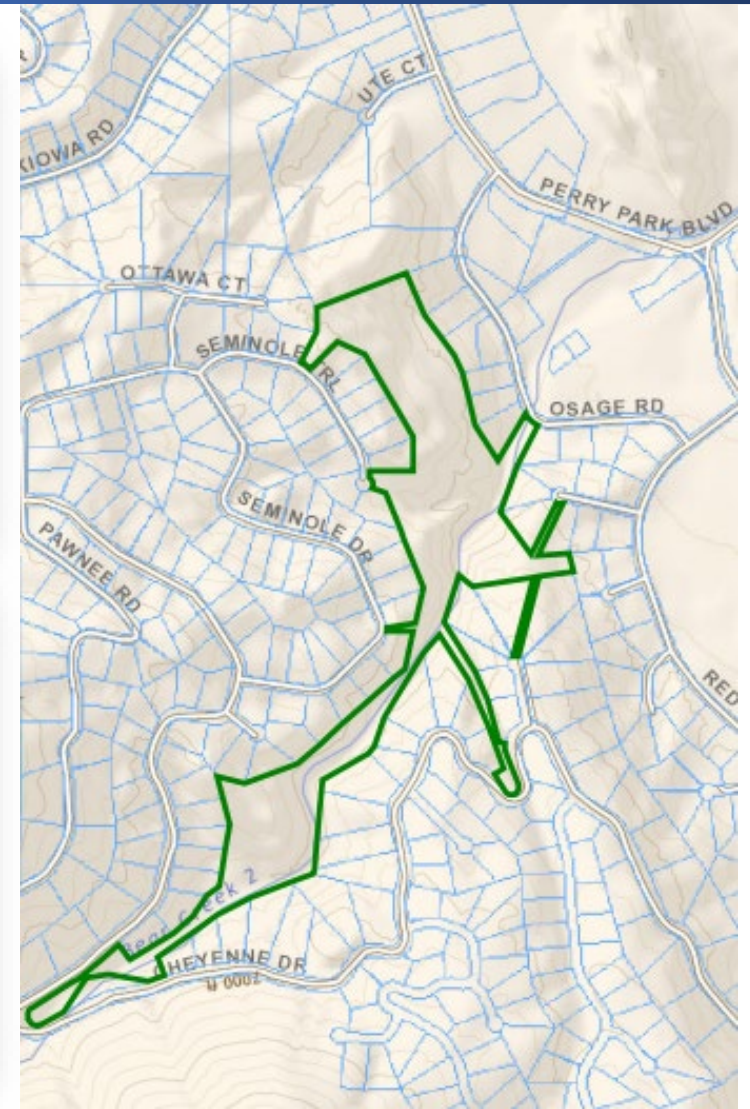
AGENDA

- 1) Call to Order
- 2) Current Public Infrastructure Projects
- 3) Current Bond Status
- 4) Review Current Year to Last Month
Unaudited Financial Statements
- 5) Questions
- 6) Adjourn

Agenda Item 2) Current Public Infrastructure Projects

Current Planned Public Infrastructure Projects include:

- Wauconda Park improvements
- Entryway improvements
- Tract K Trail realignment



Agenda Item 3) Current Bond and Debt Status



- Perry Park does not have any bond debt
- Operations & Maintenance 2024 Certified Mill Levy: 4.233

How to Calculate your Property Taxes:

Market Value of your home
X (times) Residential Assessment Rate (RAR)
= Assessed Valuation (AV)
AV x (times) Mill Levy Rate
÷ (divided by) 1,000
= **Annual Property Tax**

EXAMPLE:

Home Value is \$500,000
\$500,000 x 6.7% (current RAR)
= 33,500 (AV)
33,500 x 4.233 (current mill levy) = 141,805
÷ 1,000
= **\$141 year**

Agenda Item 4) Unaudited Financial Statements



GENERAL FUND				
	2024 ACTUAL <i>10/24/2024</i>	2024 PROJECTED	2024 BUDGET	2025 BUDGET
GENERAL FUND BEGINNING BALANCE	\$ 837,888	\$ 837,888	\$ 832,375	\$ 1,046,092
REVENUES				
PROPERTY TAXES - O&M	\$ 247,917	\$ 247,914	\$ 245,990	\$ 279,553
SPECIFIC OWNERSHIP TAXES - O&M	\$ 12,310	\$ 14,759	\$ 14,759	\$ 19,569
DELINQUENT INTEREST	\$ 142	\$ 142	\$ -	\$ -
CONSERVATION TRUST FUND	\$ 8,986	\$ 12,000	\$ 7,000	\$ 12,000
INTEREST INCOME	\$ 36,034	\$ 45,000	\$ 15,000	\$ 20,000
MISCELLANEOUS INCOME	\$ 550	\$ 550	\$ -	\$ -
TOTAL REVENUES	\$ 305,939	\$ 320,365	\$ 282,749	\$ 331,122
 TOTAL REVENUES AND FUND BALANCE	 \$ 1,143,827	 \$ 1,158,253	 \$ 1,115,124	 \$ 1,377,214

EXPENDITURES

OPERATIONS

AUDIT/AUDIT EXEMPTION	\$ 7,040	\$ 7,040	\$ 6,000	\$ -
BANK SERVICE CHARGE	\$ 36	\$ 48	\$ -	\$ 50
DIRECTOR'S FEES/EXPENSES	\$ 5,292	\$ 12,000	\$ 12,000	\$ 10,000
DONATIONS			\$ -	\$ -
DUES/MEMBERSHIPS	\$ 720	\$ 1,000	\$ 1,500	\$ 1,500
EDUCATION				\$ 4,000
ELECTIONS	\$ -	\$ -	\$ -	\$ 10,000
ENGINEERING - WATER CONSULTANT	\$ 740	\$ 288	\$ 22,000	\$ -
GRANT WRITING				\$ 3,500
INFORMATION TECHNOLOGY	\$ 2,933	\$ 2,933	\$ 2,000	\$ 3,000
INSURANCE	\$ 445	\$ 6,000	\$ 6,000	\$ 6,200
LEASED/PURCHASED REPLACEMENT WATER	\$ 132	\$ 5,000	\$ 5,000	\$ 1,000
LEGAL	\$ 4,047	\$ 15,000	\$ 25,000	\$ 15,000
MANAGEMENT, ACCOUNTING, ADMINISTRATION	\$ 29,228	\$ 35,000	\$ 30,000	\$ 36,000
LANDSCAPING & OPEN SPACE MAINTENANCE	\$ 9,159	\$ 16,500	\$ 16,500	\$ 16,500
WEED & PEST CONTROL	\$ -	\$ -	\$ 7,000	\$ 7,000
PARK MAINTENANCE	\$ 1,015	\$ 1,500	\$ 1,500	\$ 1,500
CONSERVATION TRUST FUND EXPENSES			\$ -	\$ -
PAYROLL TAXES	\$ 230	\$ 600	\$ 600	\$ 600
POSTAGE & COPIES	\$ 196	\$ 200	\$ 75	\$ 100
REPAIRS & MAINTENANCE	\$ 630	\$ 1,500	\$ 1,500	\$ 6,500
SEASONAL ACTIVITIES	\$ -	\$ 2,000	\$ 20,000	\$ 2,000
FIRE MITIGATION				
RETREATMENT				
SLASH PICK-UP AND BURN	\$ 20,897	\$ 50,000	\$ 50,000	\$ 50,000
MAILER POSTAGE	\$ 750	\$ 1,500	\$ 2,500	\$ 2,000
SPRING CANYON LEASE	\$ 1,200	\$ 1,200	\$ 1,200	\$ 1,200
TRAFFIC & SAFETY			\$ -	\$ -
COUNTY TREASURER'S FEES	\$ 3,722	\$ 3,722	\$ 3,690	\$ 4,193
UTILITIES	\$ 330	\$ 500	\$ 500	\$ 2,000
CONTINGENCY	\$ 3,000	\$ 3,000	\$ 20,000	\$ 20,000
TRANSFER TO RESERVE FUND				\$ 316,939
TRANSFER TO PROJECTS FUND	\$ 5,994	\$ 128,828	\$ 291,280	\$ 388,240
TOTAL EXPENDITURES	\$ 97,735	\$ 295,359	\$ 525,845	\$ 909,022

Agenda Item 4) Unaudited Financial Statements (cont.)



PROJECT FUND

	2024 ACTUAL	2024 PROJECTED	2024 BUDGET	2025 BUDGET
PROJECT FUND BEGINNING BALANCE	\$ 12,600	\$ 12,600	\$ -	\$ 112,760
REVENUES				
DONATIONS				\$ 30,000
GRANT PROCEEDS	\$ 16,500	\$ 16,500		\$ -
GRANT PROCEEDS FRWRN			\$ 56,000	\$ 170,000
TRANSFER FROM GENERAL FUND	\$ 5,994	\$ 128,828	\$ 291,280	\$ 388,240
TOTAL REVENUES	\$ 22,494	\$ 145,328	\$ 347,280	\$ 588,240
TOTAL REVENUES AND FUND BALANCE	\$ 35,094	\$ 157,928	\$ 347,280	\$ 701,000
EXPENDITURES				
4th of JULY CELEBRATION	\$ 16,328	\$ 16,328		\$ 22,000
POND RECLAMATION AND RENEWAL				
GATEWAY POND			\$ -	\$ -
GAILLOON POND		\$ -	\$ 20,000	\$ -
COMMUNITY RECREATION DEVELOPMENT			\$ -	\$ -
GAILLOON POND	\$ 1,840	\$ 1,840	\$ 20,000	\$ -
WAUCONDA PARK			\$ 20,000	\$ 200,000
FIRE MITIGATION	\$ 2,933	\$ 27,000	\$ -	\$ 279,000
FRWRN GRANT OPERATIONS			\$ 112,000	\$ -
ENTRYWAY IMPROVEMENTS			\$ 170,280	\$ 170,000
TRACT K TRAIL REALIGNMENT				\$ 30,000
WIRELESS COMMUNICATIONS PLANNING		\$ -	\$ 5,000	\$ -
TOTAL EXPENDITURES	\$ 21,101	\$ 45,168	\$ 347,280	\$ 701,000
ENDING FUND BALANCE	\$ 13,993	\$ 112,760	\$ -	\$ 0

Agenda Item 4)
Unaudited
Financial
Statements
(cont.)



Agenda Item 4) Unaudited Financial Statements (cont.)



RESERVE FUND				
	2024	2024	2024	2025
	ACTUAL	PROJECTED	BUDGET	BUDGET
RESERVE FUND BEGINNING BALANCE	\$ -	\$ -	\$ -	\$ -
REVENUES				
TRANSFER FROM GENERAL FUND				\$ 316,939
TOTAL REVENUES	\$ -	\$ -	\$ -	\$ 316,939
 TOTAL REVENUES AND FUND BALANCE	 \$ -	 \$ -	 \$ -	 \$ 316,939
EXPENDITURES				
WAUCONDA PARK IMPROVEMENT				
TOTAL EXPENDITURES	\$ -	\$ -	\$ -	\$ -
 ENDING FUND BALANCE	 \$ -	 \$ -	 \$ -	 \$ 316,939

Questions?