



**PERRY PARK METROPOLITAN DISTRICT
REGULAR BOARD MEETING AGENDA AND NOTICE**

Thursday, September 12, 2024 – 6:00 PM

Perry Park Country Club
7047 Perry Park Boulevard
Larkspur, CO 80118

-AND-

Please join my 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

Access Code: 732-402-898

Board of Director	Title	Term
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

1) Administrative Matters

- A. Call to Order & Declaration of Quorum
- B. Director Qualifications and Disclosures
- C. Review and Approval of the Agenda
- D. Consider Approval of Meeting Minutes from August 8, 2024, (enclosed)

2) Correspondence

3) Public Comment – The Board and District staff truly value the public’s input. Please respect the following when making formal comments to the Board of Directors:

- A. Please keep comments restricted to the topics of the District and its business, and time limited to a maximum of three (3) minutes.

4) Directors Items/ Comments

5) Committee Reports

- A. Entry Committee – Director Arthurs
- B. Parks and Open Space Committee – Director Ostrowski
- C. Communications Committee – Director Ostrowski
- D. Independence Day Committee – Director Warren
- E. Firewise Committee – Directors Brickweg & Hill
 - i) Review and Consider approval for Fire Mitigation Proposal (under separate cover)

6) Financial Matters

- A. Review and consider acceptance of August 31, 2024, Unaudited Financial Status (enclosed)
- B. Review and Approve through September 12, 2024 Payables (enclosed)

7) Management Matters

- A. Discuss SDA Conference attendance and financing
- B. Discuss Park Structure Insurance
- C. Discuss Non-profit

8) New Business

9) Old Business

- A. Tract K Discussion
- B. Gateway Pond – Fire Pond Designation Update
- C. Lot encroachment on District Property

10) Adjournment

The next regularly scheduled meeting is scheduled for October 10, 2024, at 6:00 pm

Location: Perry Park Country Club, 7047 Perry Park Boulevard, Larkspur, CO 80118



**MINUTES OF THE REGULAR BOARD MEETING
OF THE BOARD OF DIRECTORS OF THE
PERRY PARK METROPOLITAN DISTRICT
HELD AUGUST 8, 2024
AT 6:00 PM**

Pursuant to posted notice, a Regular Meeting of the Board of Directors of the Perry Park Metropolitan District was held at the Perry Park Country Club, Larkspur, CO 80118, on August 8, 2024, at 6:00 p.m. The meeting was open to the public and was also available via Zoom video / teleconference.

Attendance

In attendance were Directors:

Darren Hill, President
Joseph Brickweg, Vice President
Jill Arthurs, Treasurer
Steven Ostrowski, Secretary
Christian M. Warren, Assistant Secretary (Excused)

Also in attendance were:

Rebecca Harris, WSDM District Managers
Beth Diana, WSDM District Managers
Doug Duvigneaud
Sue Wells
Elaine Petro

1. ADMINISTRATIVE MATTERS

- A. Call to Order: The meeting was called to order at 6:00 p.m. by President Hill. A quorum was confirmed with Director Warren excused.
- B. Director Qualifications and Disclosures: The Board discussed and agreed to continue to file Disclosures annually. Conflict Disclosure Statements have been filed with the Secretary of State's Office and all Directors stated they had no additional conflicts of interest regarding District business to disclose.
- C. Review and Approval of the Agenda: Director Brickweg moved to approve the Agenda as presented; seconded by Director Ostrowski. Motion passed unanimously.
- D. Consider Approval of Meeting Minutes from July 11, 2024: After review, Director Arthurs moved to approve the July 11, 2024 Meeting Minutes; seconded by Director Brickweg. Motion passed unanimously.

2. CORRESPONDENCE: Director Arthurs reported a check was received from Douglas County for \$16,000+ dollars for the Parks Grant.

3. PUBLIC COMMENT: There was no public comment.

4. DIRECTOR ITEMS/COMMENTS: President Hill discussed a procedural error and a missed vote for the WSDM Accounting approval at a previous Board meeting and noted a vote to ratify the approval could be added to the Agenda for the next meeting.

5. COMMITTEE REPORTS

- A. Entry Committee: Director Arthurs reported on the Entry Committee. She discussed communication received regarding the lines at the park and presented three options and plans for undergrounding the lines at the entrance as well as Grant opportunities. Director Arthurs discussed and recommended the Board rebid the CORE project due to the discovery of the easements. After discussion, Director Arthurs moved to spend \$300 from the Perry Park Community Fund to rebid the CORE electric

WSDM - District Managers

614 N. Tejon St., Colorado Springs, CO 80903 (719) 447-1777 www.wsdistricts.co

undergrounding project. The Board discussed having an additional meeting to understand the project and verify the other options. The motion was seconded by Director Brickweg. Motion passed unanimously.

- B. Firewise Committee: Director Brickweg reported on the Firewise Committee. He discussed the bids and noted they will have a mandatory meeting with all the interested bidders, so they know exactly what the property looks like. Director Brickweg discussed the dry hydrant and potential involvement of the fire department.
- C. Parks and Open Space Committee: Director Ostrowski reported on the Parks and Open Space Committee. The playground inspection is scheduled for August 15th. He noted they are waiting to hear back from UC Denver regarding the next steps. Director Ostrowski discussed the informal agreement with Larkspur Outdoor Maintenance. He noted there is mowing and maintenance needed at the Giloon Pond trail. The Board discussed drafting a scope of work and getting additional bids for landscape maintenance. The Board discussed weeds at the Big D.
- D. Communications Committee – Director Ostrowski reported on the Communications Committee. He noted the required changes were made for Gmail and Yahoo email addresses to prevent emails going to spam. He noted the email notification signup link is posted on the homepage of the website.
- E. Independence Day Committee: The Board discussed that a meeting will be held to discuss the fireworks for 2025. Director Warren was excused and there were no other updates provided.

6. FINANCIAL MATTERS

- A. Review and consider approval for Reserve Study BID: President Hill reported that one bid was received for the Reserve Study that ranges from \$2750 to \$4500 depending on a 12-week or 4-week delivery. After discussion, Director Brickweg moved to spend \$3000 for the 8-week delivery Reserve Study; seconded by President Hill. Motion passed unanimously.
- B. Discuss Bill.com payable option: Ms. Harris discussed Bill.com as a tool for the Board to review, approve and pay invoices online. She noted it is recommended by the Auditors and is included in WSDM's scope. After review, President Hill moved to approve moving to Bill.com for the payables; seconded by Director Ostrowski. Motion passed unanimously.
- C. Review and consider acceptance of July 31, 2024 Unaudited Financial Status: Ms. Harris noted that WSDM just received the District's financials and will be reviewing them in detail to provide the financials moving forward. Director Arthurs provided a review of the current financial status. The Board discussed looking into the option of opening a second account at Colorado Trust and reviewing at the next meeting.
- D. Review and Approve through August 8, 2024 Payables: Ms. Harris presented the updated August 8, 2024 Payables. The Board discussed the Director payment process and clarified that the checks are ready at the meeting and are removed if there is an absence. Ms. Harris amended the payables and removed Director Warren's check and added the paid invoice from MR Hauling for \$15,560 that was sent on July 24, 2024 and needs to be ratified. The Board discussed needing the detail from the invoice. After review, President Hill moved to ratify the check to MR Hauling and amend the payables to remove Director Warren's payment. Director Ostrowski expressed concern with the payment being made without Board approval and without detailed information on the invoice per the Contract and RFP. The Board discussed the process for a director authorizing a payment prior to the Board's approval. Ms. Harris recommended the Board draft and adopt a formal process and procedures that allows a director to authorize a payment without prior approval up to a determined amount. She noted it's common practice to allow authorization without prior approval if the item is appropriated for in the budget. The Board proceeded with the vote. Director Arthurs seconded the motion. The motion passed 3 to 1 with Director Ostrowski voting against.

7. MANAGEMENT MATTERS

- A. Discuss transcription of Board Meeting Minutes: The Board discussed the computer-generated

transcription of the Board meetings audio. The Board requested the Avaya computer-generated transcription be included along with the official Meeting Minutes but have a disclaimer.

8. **NEW BUSINESS:** Ms. Harris provided billing information on the WSDM staff for the Board to reference, if needed. The Board discussed and agreed to use the WSDM phone number instead of the District's Google phone.
9. **OLD BUSINESS**
 - A. Tract K Discussion: The Board discussed and agreed to pursue an official proposal from the Tract K property owner.
 - B. Discuss Gateway Pond – Fire Pond Designation Update: Director Brickweg noted the last update was that it could take another 2 months.
 - C. Lot encroachment on District Property: Director Arthurs reported the shed was being deconstructed at the lot encroachment. President Hill recommended they verify that everything is off District property.
 - D. Director Brickweg reported that Chris confirmed it was an oversight on his part for the slash pickup invoicing. He picked up two piles and then took 750 loads. Chris confirmed he will adjust the invoice in the future.
 - E. An update on the fire mitigation was provided to the Board. A Request for Proposal was published, and email was sent to contractors that are on the Colorado State Forest Service.
10. **ADJOURNMENT:** The Board confirmed the next meeting is September 12, 2024, at 6:00 p.m. The Directors discussed that they will all be attending the upcoming SDA Conference. President Hill moved to adjourn; seconded by Director Brickweg. Motion passed unanimously at 7:26 p.m.

Respectfully Submitted,

By: Recording Secretary

Perry Park Metropolitan District

Regular Meeting – August 8, 2024

Proposed Motions

Agenda Item #	Motion #	Motion Language	Passed (Y or N)
1. C.	M2024-08-08-01	Director Brickweg moved to approve the Agenda as presented; seconded by Director Ostrowski. Motion passed unanimously.	Y
1. D.	M2024-08-08-02	Director Arthurs moved to approve the July 11, 2024 Meeting Minutes; seconded by Director Brickweg. Motion passed unanimously.	Y
6. A.	M2024-08-08-03	Director Brickweg moved to spend \$3000 for the 8-week delivery Reserve Study; seconded by President Hill. Motion passed unanimously.	Y
6.C.	M2024-08-08-04	Financials were not available, no review or motion was made.	N
6. D.	M2024-08-08-05	President Hill moved to ratify the check to MR Hauling and amend the payables to remove Director Warren's payment, Director Arthurs seconded the motion. The motion passed 3 to 1 with Director Ostrowski voting against.	Y



Perry Park Metropolitan District

Balance Sheet

09/06/24

As of August 31, 2024

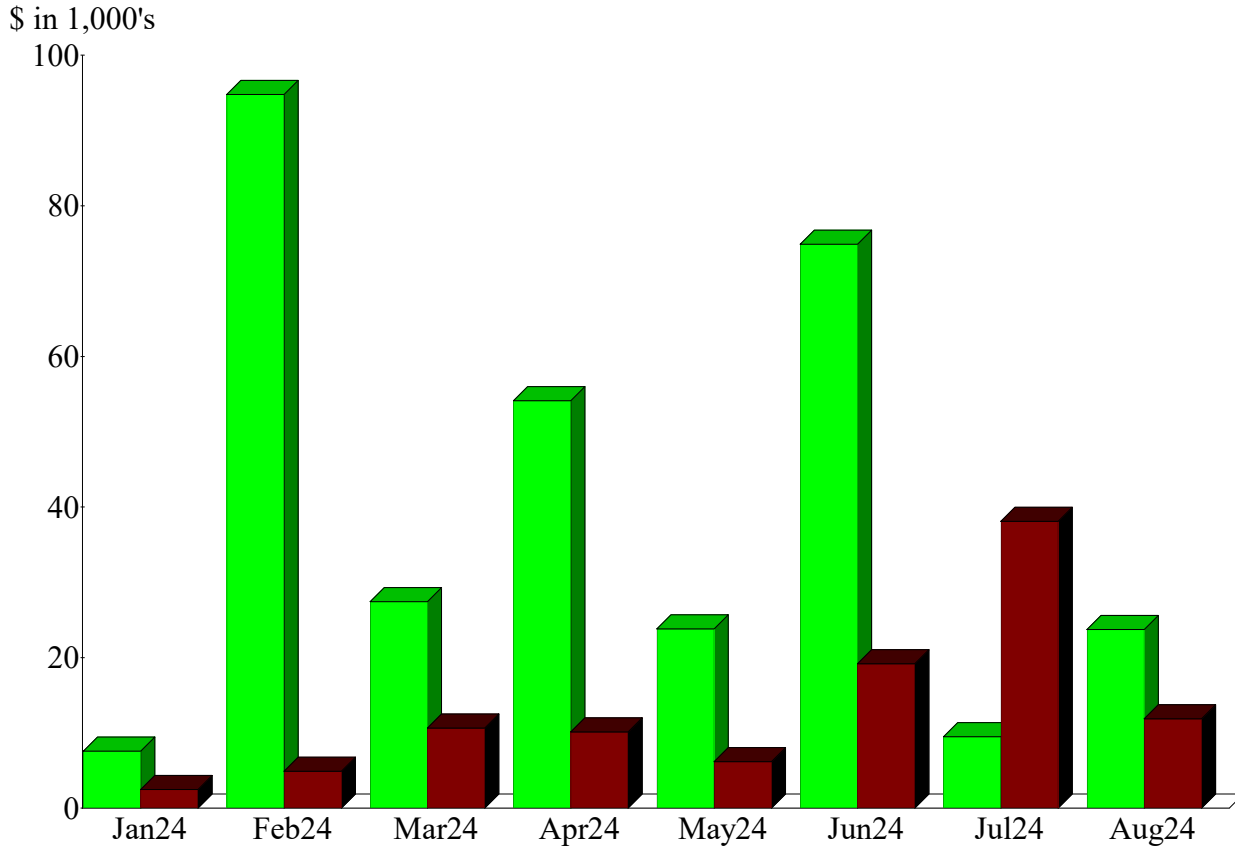
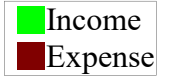
Accrual Basis

	Aug 31, 24
ASSETS	
Current Assets	
Checking/Savings	
First Bank Checking	115,781.79
Colo Trust General - 2320	10,866.36
Colo Trust Conservation - 2321	56,981.66
Colo Trust Reserve - 8001	861,405.63
Total Checking/Savings	1,045,035.44
Other Current Assets	
Prepaid Expense	5,720.00
Total Other Current Assets	5,720.00
Total Current Assets	1,050,755.44
TOTAL ASSETS	1,050,755.44
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	6,251.22
Total Accounts Payable	6,251.22
Total Current Liabilities	6,251.22
Total Liabilities	6,251.22
Equity	
Fund Balance Restricted	
Emergencies	10,000.00
Conservation Trust	48,641.00
Subsequent Years Expenses	5,720.00
Unassigned	767,786.87
Total Fund Balance Restricted	832,147.87
Net Income	212,356.35
Total Equity	1,044,504.22
TOTAL LIABILITIES & EQUITY	1,050,755.44

Perry Park Metropolitan District Profit & Loss Budget vs. Actual January through August 2024

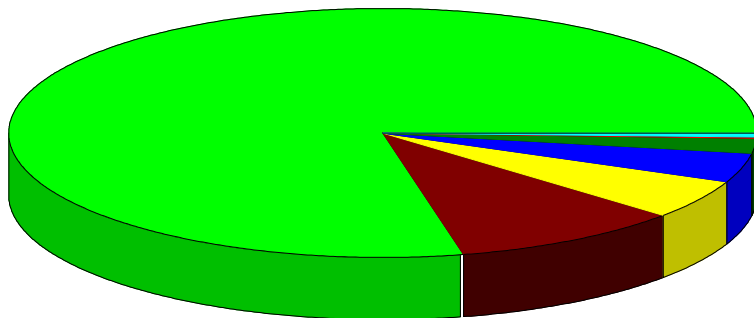
	TOTAL				
	Aug 24	Jan - Aug 24	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense					
Income					
Grant Income	16,500.00	16,500.00			
Conservation Trust Fund	0.00	6,482.95	7,000.00	-517.05	92.61%
Property Taxes	1,349.02	247,917.18	245,990.00	1,927.18	100.78%
Delinquent Interest	49.45	141.59			
Specific Ownership Tax	1,601.40	12,309.83	14,759.00	-2,449.17	83.41%
Interest Income	4,237.88	32,017.08	15,000.00	17,017.08	213.45%
Miscellaneous Income	0.00	550.00			
Total Income	23,737.75	315,918.63	282,749.00	33,169.63	111.73%
Expense					
Reserve Study	1,500.00	1,500.00			
Community Fund	760.00	760.00			
Open Space Maintenance	0.00	0.00			
Audit	0.00	7,040.00	6,000.00	1,040.00	117.33%
Bank Fees	3.86	31.86			
Directors Fees	400.00	3,800.00	12,000.00	-8,200.00	31.67%
District Management	6,281.18	26,227.54	30,000.00	-3,772.46	87.43%
Dues & Subscriptions	0.00	710.60	1,500.00	-789.40	47.37%
Engineering - Water Consultant	0.00	287.50	22,000.00	-21,712.50	1.31%
Fire Mitigation	586.79	609.71			
Information Technology	0.00	2,933.31	2,000.00	933.31	146.67%
Insurance	445.00	445.00	6,000.00	-5,555.00	7.42%
Landscape & Open Space Maint	0.00	6,722.69	16,500.00	-9,777.31	40.74%
Lease/Purchased Water Replacemt	0.00	132.00	5,000.00	-4,868.00	2.64%
Legal	136.00	4,059.30	25,000.00	-20,940.70	16.24%
Miscellaneous	1,574.62	3,884.62	20,000.00	-16,115.38	19.42%
Park Maintenance	0.00	715.05	1,500.00	-784.95	47.67%
Payroll Taxes	-30.60	229.50	600.00	-370.50	38.25%
Postage & Copies	27.60	773.34	2,500.00	-1,726.66	30.93%
Post Office Box Rental	0.00	0.00	75.00	-75.00	0.0%
Repairs & Maintenance	150.00	930.00	1,500.00	-570.00	62.0%
Seasonal Activities	0.00	16,327.91	20,000.00	-3,672.09	81.64%
Spring Canyon Lease	0.00	1,200.00	1,200.00	0.00	100.0%
Slash Pick-Up and Burn	0.00	20,224.97	50,000.00	-29,775.03	40.45%
Treasurer Collection Fee - O&M	21.00	3,722.15	3,690.00	32.15	100.87%
Utilities	40.15	295.23	500.00	-204.77	59.05%
Weed & Pest Controll	0.00	0.00	7,000.00	-7,000.00	0.0%
Capital Outlay					
Community Recreation Developmt	0.00	0.00			
Total Capital Outlay	0.00	0.00			
Transfer to Project Fund	0.00	0.00	201,280.00	-201,280.00	0.0%
Total Expense	11,895.60	103,562.28	435,845.00	-332,282.72	23.76%
Net Ordinary Income	11,842.15	212,356.35	-153,096.00	365,452.35	-138.71%
Net Income	11,842.15	212,356.35	-153,096.00	365,452.35	-138.71%

Income and Expense by Month
January through August 2024



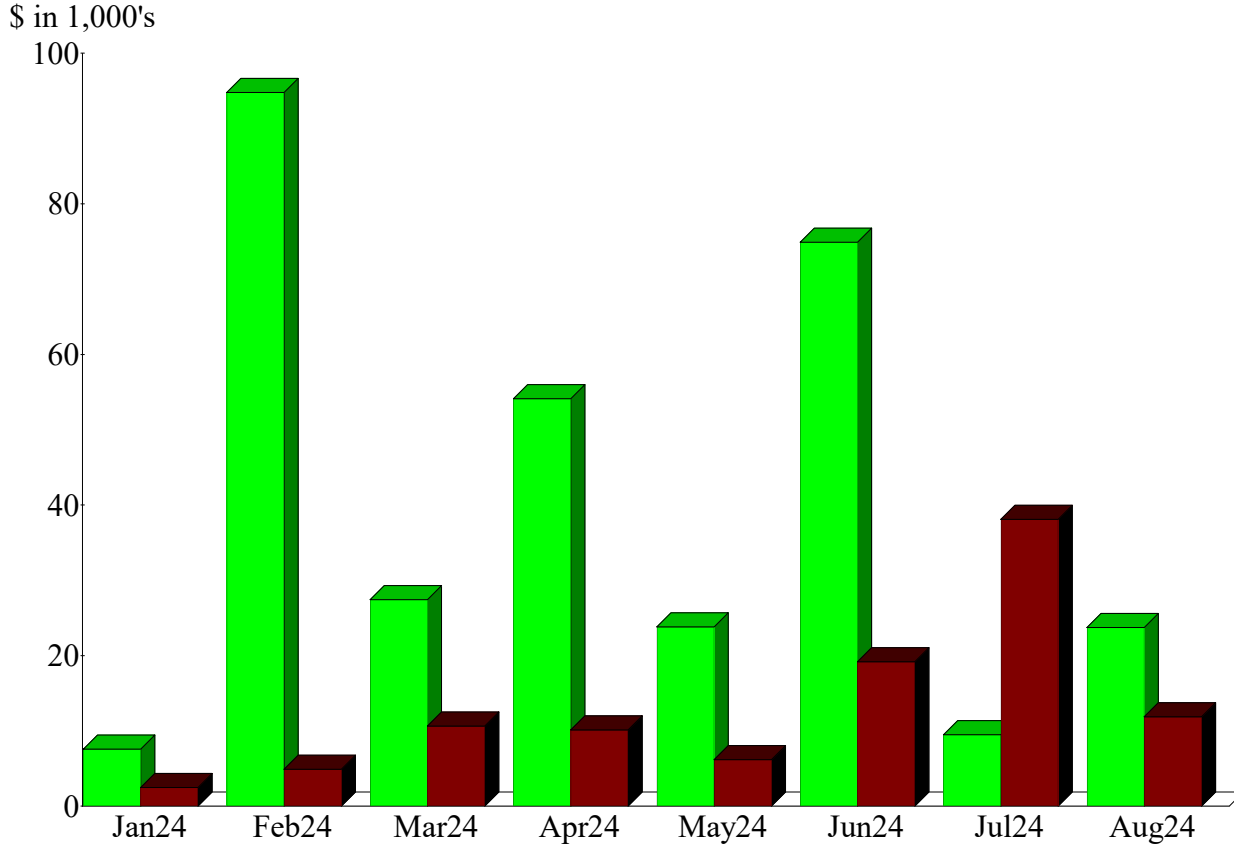
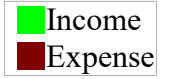
Income Summary
January through August 2024

Property Taxes	78.48%
Interest Income	10.13
Grant Income	5.22
Specific Ownership Tax	3.90
Conservation Trust Fund	2.05
Miscellaneous Income	0.17
Delinquent Interest	0.04
Total	\$315,918.63



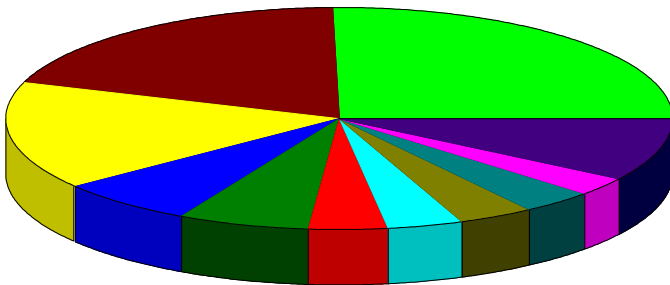
By Account

Income and Expense by Month
January through August 2024



Expense Summary
January through August 2024

District Management	25.33%
Slash Pick-Up and Burn	19.53
Seasonal Activities	15.77
Audit	6.80
Landscape & Open Space Maint	6.49
Legal	3.92
Miscellaneous	3.75
Directors Fees	3.67
Treasurer Collection Fee - O&M	3.59
Information Technology	2.83
Other	8.32
Total	\$103,562.28



By Account

Perry Park Metropolitan District
General Ledger
As of August 31, 2024

Type	Date	Num	Name	Memo	Split	Amount	Balance
First Bank Checking							112,299.34
Bill Pmt -Check	08/08/2024	1051	Christian M Warren	VOID:	Accounts Payable	0.00	112,299.34
Bill Pmt -Check	08/08/2024	1052	Colorado Community Media	Bids and Settlements for	Accounts Payable	-22.92	112,276.42
Bill Pmt -Check	08/08/2024	1053	Darren Hill		Accounts Payable	-92.35	112,184.07
Bill Pmt -Check	08/08/2024	1054	Jill Arthurs		Accounts Payable	-92.35	112,091.72
Bill Pmt -Check	08/08/2024	1055	Joseph Brickweg		Accounts Payable	-92.35	111,999.37
Bill Pmt -Check	08/08/2024	1056	Larkspur Outdoor Maintenance		Accounts Payable	-3,632.12	108,367.25
Bill Pmt -Check	08/08/2024	1057	Parker Port-A-Potty, Inc.		Accounts Payable	-150.00	108,217.25
Bill Pmt -Check	08/08/2024	1058	Special District Solutions, Inc		Accounts Payable	-3,281.18	104,936.07
Bill Pmt -Check	08/08/2024	1059	Steven Ostrowski		Accounts Payable	-92.35	104,843.72
Bill Pmt -Check	08/08/2024	1060	WSDM District Managers		Accounts Payable	-4,100.00	100,743.72
Bill Pmt -Check	08/08/2024	1061	Core Electric		Accounts Payable	-40.15	100,703.57
Check	08/12/2024		Pioneer San		Fire Mitigation	-610.25	100,093.32
Deposit	08/12/2024			bill.com	Bank Fees	0.14	100,093.46
Bill Pmt -Check	08/13/2024	1062	Association Reserves	VOID:	Accounts Payable	0.00	100,093.46
Bill Pmt -Check	08/13/2024	1063	Association Reserves		Accounts Payable	-1,500.00	98,593.46
Deposit	08/13/2024		Pioneer San	Deposit	Fire Mitigation	23.46	98,616.92
Deposit	08/14/2024			Douglas County Grant Fu	Grant Income	16,500.00	115,116.92
Bill Pmt -Check	08/16/2024	1064	Pannier		Accounts Payable	-1,155.00	113,961.92
Bill Pmt -Check	08/31/2024	7175	Pannier	# 166467-729	Accounts Payable	-1,155.00	112,806.92
Check	08/31/2024			Service Charge	Bank Fees	-4.00	112,802.92
General Journal	08/31/2024			August 2024	-SPLIT-	2,978.87	115,781.79
Total First Bank Checking							3,482.45
Colo Trust General - 2320							10,817.73
Deposit	08/31/2024			Interest	Interest Income	48.63	10,866.36
Total Colo Trust General - 2320							48.63
Colo Trust Conservation - 2321							56,726.66
Deposit	08/31/2024			Interest	Interest Income	255.00	56,981.66
Total Colo Trust Conservation - 2321							255.00
Colo Trust Reserve - 8001							857,471.38
Deposit	08/31/2024			Interest	Interest Income	3,934.25	861,405.63

Perry Park Metropolitan District

General Ledger

As of August 31, 2024

Type	Date	Num	Name	Memo	Split	Amount	Balance
Total Colo Trust Reserve - 8001						3,934.25	861,405.63
Prepaid Expense							5,720.00
Total Prepaid Expense							5,720.00
Accounts Payable							-10,373.04
Bill	08/01/2024	2024-07	Special District Solutions, Inc		District Management	-3,281.18	-13,654.22
Bill	08/05/2024	26885500	Core Electric		Utilities	-23.45	-13,677.67
Bill	08/05/2024	22345800	Core Electric		Utilities	-16.70	-13,694.37
Bill	08/08/2024	080824DH	Darren Hill		-SPLIT-	-92.35	-13,786.72
Bill	08/08/2024	080824JB	Joseph Brickweg		-SPLIT-	-92.35	-13,879.07
Bill	08/08/2024	080824JA	Jill Arthurs		-SPLIT-	-92.35	-13,971.42
Bill	08/08/2024	080824SO	Steven Ostrowski		-SPLIT-	-92.35	-14,063.77
Bill Pmt -Check	08/08/2024	1051	Christian M Warren	VOID:	First Bank Checking	0.00	-14,063.77
Bill Pmt -Check	08/08/2024	1052	Colorado Community Media	Bids and Settlements for	First Bank Checking	22.92	-14,040.85
Bill Pmt -Check	08/08/2024	1053	Darren Hill		First Bank Checking	92.35	-13,948.50
Bill Pmt -Check	08/08/2024	1054	Jill Arthurs		First Bank Checking	92.35	-13,856.15
Bill Pmt -Check	08/08/2024	1055	Joseph Brickweg		First Bank Checking	92.35	-13,763.80
Bill Pmt -Check	08/08/2024	1056	Larkspur Outdoor Maintenance		First Bank Checking	3,632.12	-10,131.68
Bill Pmt -Check	08/08/2024	1057	Parker Port-A-Potty, Inc.		First Bank Checking	150.00	-9,981.68
Bill Pmt -Check	08/08/2024	1058	Special District Solutions, Inc		First Bank Checking	3,281.18	-6,700.50
Bill Pmt -Check	08/08/2024	1059	Steven Ostrowski		First Bank Checking	92.35	-6,608.15
Bill Pmt -Check	08/08/2024	1060	WSDM District Managers		First Bank Checking	4,100.00	-2,508.15
Bill Pmt -Check	08/08/2024	1061	Core Electric		First Bank Checking	40.15	-2,468.00
Bill	08/08/2024	25WC-60362-00-	Colorado Special Districts Pro Workers' Compensation (Insurance	-445.00	-2,913.00
Bill	08/09/2024	6572	Collins Cole Flynn Winn & Ulmer PLLC		Legal	-136.00	-3,049.00
Bill	08/12/2024	53443-0	Association Reserves		Miscellaneous	-1,500.00	-4,549.00
Bill	08/12/2024	53443	Association Reserves		Reserve Study	-1,500.00	-6,049.00
Bill	08/12/2024	1121270	Parker Port-A-Potty, Inc.		Repairs & Maintenance	-150.00	-6,199.00
Bill Pmt -Check	08/13/2024	1062	Association Reserves	VOID:	First Bank Checking	0.00	-6,199.00
Bill Pmt -Check	08/13/2024	1063	Association Reserves		First Bank Checking	1,500.00	-4,699.00
Bill Pmt -Check	08/16/2024	1064	Pannier		First Bank Checking	1,155.00	-3,544.00
Bill	08/20/2024	082024	MR Hauling		Community Fund	-750.00	-4,294.00

Perry Park Metropolitan District General Ledger As of August 31, 2024

Type	Date	Num	Name	Memo	Split	Amount	Balance
Bill	08/21/2024	082124	Jason Farrar	Gilloon Pond Sign Reimb	Miscellaneous	-74.62	-4,368.62
Bill	08/31/2024	395	WSDM District Managers		-SPLIT-	-3,037.60	-7,406.22
Bill Pmt -Check	08/31/2024	7175	Pannier	# 166467-729	First Bank Checking	1,155.00	-6,251.22
Total Accounts Payable						4,121.82	-6,251.22
Fund Balance Restricted							-832,147.87
Emergencies							-10,000.00
Total Emergencies							-10,000.00
Conservation Trust							-48,641.00
Total Conservation Trust							-48,641.00
Subsequent Years Expenses							-5,720.00
Total Subsequent Years Expenses							-5,720.00
Unassigned							-767,786.87
Total Unassigned							-767,786.87
Total Fund Balance Restricted							-832,147.87
Grant Income							0.00
Deposit	08/14/2024			Douglas County Grant Fu	First Bank Checking	-16,500.00	-16,500.00
Total Grant Income						-16,500.00	-16,500.00
Conservation Trust Fund							-6,482.95
Total Conservation Trust Fund							-6,482.95
Property Taxes							-246,568.16
General Journal	08/31/2024			August 2024	First Bank Checking	-1,349.02	-247,917.18
Total Property Taxes						-1,349.02	-247,917.18
Delinquent Interest							-92.14
General Journal	08/31/2024			August 2024	First Bank Checking	-49.45	-141.59
Total Delinquent Interest						-49.45	-141.59
Specific Ownership Tax							-10,708.43
General Journal	08/31/2024			August 2024	First Bank Checking	-1,601.40	-12,309.83
Total Specific Ownership Tax						-1,601.40	-12,309.83
Interest Income							-27,779.20
Deposit	08/31/2024			Interest	Colo Trust Reserve - 8001	-3,934.25	-31,713.45
Deposit	08/31/2024			Interest	Colo Trust General - 2320	-48.63	-31,762.08

Perry Park Metropolitan District General Ledger As of August 31, 2024

Type	Date	Num	Name	Memo	Split	Amount	Balance
Deposit	08/31/2024			Interest	Colo Trust Conservation - 2321	-255.00	-32,017.08
Total Interest Income						-4,237.88	-32,017.08
Miscellaneous Income							-550.00
Total Miscellaneous Income							-550.00
Reserve Study							0.00
Bill	08/12/2024	53443	Association Reserves		Accounts Payable	1,500.00	1,500.00
Total Reserve Study						1,500.00	1,500.00
Community Fund							0.00
Bill	08/20/2024	082024	MR Hauling		Accounts Payable	750.00	750.00
Bill	08/31/2024	395	WSDM District Managers		Accounts Payable	10.00	760.00
Total Community Fund						760.00	760.00
Audit							7,040.00
Total Audit							7,040.00
Bank Fees							28.00
Deposit	08/12/2024			bill.com	First Bank Checking	-0.14	27.86
Check	08/31/2024			Service Charge	First Bank Checking	4.00	31.86
Total Bank Fees						3.86	31.86
Directors Fees							3,400.00
Bill	08/08/2024	080824DH	Darren Hill		Accounts Payable	100.00	3,500.00
Bill	08/08/2024	080824JB	Joseph Brickweg		Accounts Payable	100.00	3,600.00
Bill	08/08/2024	080824JA	Jill Arthurs		Accounts Payable	100.00	3,700.00
Bill	08/08/2024	080824SO	Steven Ostrowski		Accounts Payable	100.00	3,800.00
Total Directors Fees						400.00	3,800.00
District Management							19,946.36
Bill	08/01/2024	2024-07	Special District Solutions, Inc		Accounts Payable	3,281.18	23,227.54
Bill	08/31/2024	395	WSDM District Managers		Accounts Payable	3,000.00	26,227.54
Total District Management						6,281.18	26,227.54
Dues & Subscriptions							710.60
Total Dues & Subscriptions							710.60
Engineering - Water Consultant							287.50
Total Engineering - Water Consultant							287.50

Perry Park Metropolitan District
General Ledger
As of August 31, 2024

	Type	Date	Num	Name	Memo	Split	Amount	Balance
Fire Mitigation								22.92
	Check	08/12/2024		Pioneer San		First Bank Checking	610.25	633.17
	Deposit	08/13/2024		Pioneer San	Deposit	First Bank Checking	-23.46	609.71
Total Fire Mitigation							586.79	609.71
Information Technology								2,933.31
Total Information Technology								2,933.31
Insurance								0.00
	Bill	08/08/2024	25WC-60362-00	Colorado Special Districts Pro Workers' Compensation C		Accounts Payable	445.00	445.00
Total Insurance							445.00	445.00
Landscape & Open Space Maint								6,722.69
Total Landscape & Open Space Maint								6,722.69
Lease/Purchased Water Replacemt								132.00
Total Lease/Purchased Water Replacemt								132.00
Legal								3,923.30
	Bill	08/09/2024	6572	Collins Cole Flynn Winn & Ulmer PLLC		Accounts Payable	136.00	4,059.30
Total Legal							136.00	4,059.30
Miscellaneous								2,310.00
	Bill	08/12/2024	53443-0	Association Reserves		Accounts Payable	1,500.00	3,810.00
	Bill	08/21/2024	082124	Jason Farrar	Gilloon Pond Sign Reimb	Accounts Payable	74.62	3,884.62
Total Miscellaneous							1,574.62	3,884.62
Park Maintenance								715.05
Total Park Maintenance								715.05
Payroll Taxes								260.10
	Bill	08/08/2024	080824DH	Darren Hill		Accounts Payable	-7.65	252.45
	Bill	08/08/2024	080824JB	Joseph Brickweg		Accounts Payable	-7.65	244.80
	Bill	08/08/2024	080824JA	Jill Arthurs		Accounts Payable	-7.65	237.15
	Bill	08/08/2024	080824SO	Steven Ostrowski		Accounts Payable	-7.65	229.50
Total Payroll Taxes							-30.60	229.50
Postage & Copies								745.74
	Bill	08/31/2024	395	WSDM District Managers		Accounts Payable	27.60	773.34
Total Postage & Copies							27.60	773.34

Perry Park Metropolitan District
General Ledger
As of August 31, 2024

	Type	Date	Num	Name	Memo	Split	Amount	Balance
Repairs & Maintenance								780.00
	Bill	08/12/2024	1121270	Parker Port-A-Potty, Inc.		Accounts Payable	150.00	930.00
Total Repairs & Maintenance							150.00	930.00
Seasonal Activities								16,327.91
Total Seasonal Activities								16,327.91
Spring Canyon Lease								1,200.00
Total Spring Canyon Lease								1,200.00
Slash Pick-Up and Burn								20,224.97
Total Slash Pick-Up and Burn								20,224.97
Treasurer Collection Fee - O&M								3,701.15
	General Journal	08/31/2024			August 2024	First Bank Checking	21.00	3,722.15
Total Treasurer Collection Fee - O&M							21.00	3,722.15
Utilities								255.08
	Bill	08/05/2024	26885500	Core Electric	3500 Red Rock Rd LT	Accounts Payable	23.45	278.53
	Bill	08/05/2024	22345800	Core Electric	3503 Red Rock Dr	Accounts Payable	16.70	295.23
Total Utilities							40.15	295.23
TOTAL							0.00	0.00



Perry Park Metropolitan District
PAYMENT REQUEST
9/12/2024
GENERAL FUND ACCOUNT

Company	Invoice	Date	Amount	Comments
Darren Hill	091224DH	9/12/2024	\$ 92.35	
Joseph Brickweg	091224JB	9/12/2024	\$ 92.35	
Jill Arthurs	091224JA	9/12/2024	\$ 92.35	
Steven Ostrowski	091224SO	9/12/2024	\$ 92.35	
Christian M Warren	091224CW	9/12/2024	\$ 92.35	
Association Reserves	53443-0	8/12/2024	\$ 1,500.00	
CEGR Law	6044.002	7/31/2024	\$ 158.00	
Collins Cole Flynn Winn & Ulmer, PLLC	6572	8/9/2024	\$ 136.00	
Colorado Special Districts Property & Liability Pool	25WC-60362-0049	8/8/2024	\$ 445.00	
Core Electric	22345800	9/4/2024	\$ 17.25	
Jason Farrar	82124	8/21/2024	\$ 74.62	
MR Hauling	82024	8/20/2024	\$ 750.00	
Pannier Graphics	166467-729	7/29/2024	\$ 1,155.00	Already Paid
Parker Port-A-Potty, Inc.	1121270	8/12/2024	\$ 150.00	
WSDM District Managers	395	8/31/2024	\$ 3,037.60	
TOTAL			\$ 7,885.22	

_____, President

First Bank Checking Balance	\$ 98,258.92
Less this month's payables	\$ (7,885.22)
Bank Balance after payables	\$ 90,373.70