

Balance Sheet
Todd Creek Village Metropolitan District
As of October 31, 2022

	Operating Fund	Capital Projects Fund	Debt Service Fund	Account Group Fund	Total of All Funds
Assets					
Current Assets					
Cash and Cash Equivalents					
Cash in Trust UMB Bank - 2018 Bonds	2,527,002.27	0.00	3,052,951.62	0.00	5,579,953.89
Citywide - 2833	14,885.87	0.00	0.00	0.00	14,885.87
InBank	1,361,253.96	0.00	0.00	0.00	1,361,253.96
Total Cash and Cash Equivalents	3,903,142.10	0.00	3,052,951.62	0.00	6,956,093.72
Accounts Receivable	404,896.23	0.00	0.00	0.00	404,896.23
Allowance for Doubtful Account	(106,500.00)	0.00	0.00	0.00	(106,500.00)
Citiwide CD - DRMS	0.00	75,000.00	0.00	0.00	75,000.00
Prepaid Expenses	8,671.00	0.00	0.00	0.00	8,671.00
Utility Billing Receivable	473,300.76	0.00	0.00	0.00	473,300.76
Total Current Assets	4,683,510.09	75,000.00	3,052,951.62	0.00	7,811,461.71
Fixed Assets					
Accumulated Depreciation	0.00	0.00	0.00	(23,366,102.54)	(23,366,102.54)
Construction in Progress	0.00	0.00	0.00	5,147,632.90	5,147,632.90
Office Furniture	0.00	0.00	0.00	3,579.15	3,579.15
Operating System and Storage	0.00	0.00	0.00	61,632,596.35	61,632,596.35
Vehicles	0.00	0.00	0.00	188,860.00	188,860.00
Water Rights	0.00	0.00	0.00	4,683,684.12	4,683,684.12
Total Fixed Assets	0.00	0.00	0.00	48,290,249.98	48,290,249.98
Long Term Assets					
Deferred Charge on Refunding	0.00	0.00	0.00	5,104,856.98	5,104,856.98
Total Long Term Assets	0.00	0.00	0.00	5,104,856.98	5,104,856.98
Total Assets	4,683,510.09	75,000.00	3,052,951.62	53,395,106.96	61,206,568.67

Balance Sheet
Todd Creek Village Metropolitan District
As of October 31, 2022

	Operating Fund	Capital Projects Fund	Debt Service Fund	Account Group Fund	Total of All Funds
Liabilities and Equity					
Liabilities					
Current Liabilities					
Accounts Payable	358,019.77	1,089.83	0.00	0.00	359,109.60
Accrued Interest	0.00	0.00	109,691.17	0.00	109,691.17
Deferred Revenue	1,184,000.00	0.00	0.00	0.00	1,184,000.00
Contingent Legal Liability	100,000.00	0.00	0.00	0.00	100,000.00
Customer Deposits	40,350.55	0.00	0.00	0.00	40,350.55
InBank Credit Card	6,702.84	0.00	0.00	0.00	6,702.84
Kum & Go Credit Card	1,619.22	0.00	0.00	0.00	1,619.22
Retainage Payable	0.00	176,064.02	0.00	0.00	176,064.02
Total Current Liabilities	1,690,692.38	177,153.85	109,691.17	0.00	1,977,537.40
Long Term Liabilities					
2018A Bond Premium	0.00	0.00	0.00	784,264.26	784,264.26
2018A Bonds Payable	0.00	0.00	0.00	19,230,000.00	19,230,000.00
2018B Bonds Payable	0.00	0.00	0.00	6,535,000.00	6,535,000.00
Capital Lease - Vehicles	0.00	0.00	0.00	38,288.67	38,288.67
Due to West South Platte	0.00	0.00	0.00	2,230,169.06	2,230,169.06
Total Long Term Liabilities	0.00	0.00	0.00	28,817,721.99	28,817,721.99
Total Liabilities	1,690,692.38	177,153.85	109,691.17	28,817,721.99	30,795,259.39
Equity					
Amount to be Provided for	0.00	0.00	0.00	(46,753,788.00)	(46,753,788.00)
Current Year Earnings	1,111,582.80	(1,089.83)	430,631.25	0.00	1,541,124.22
Fund Balance	1,881,234.91	(101,064.02)	2,512,629.20	22,950,763.96	27,243,564.05
Invested in Capital Assets	0.00	0.00	0.00	48,380,409.01	48,380,409.01
Total Equity	2,992,817.71	(102,153.85)	2,943,260.45	24,577,384.97	30,411,309.28
Total Liabilities and Equity	4,683,510.09	75,000.00	3,052,951.62	53,395,106.96	61,206,568.67

Unaudited - For Management Purposes Only

Statement of Revenue, Expenditures and Change in Net Position
Todd Creek Village Metropolitan District
Operating and Maintenance Fund
For the month ended 31 October 2022

	October				Year to Date			
	Actual	Budget	Var USD	Var %	Actual	Budget	Var USD	Var %
Revenue								
Availability Fee Revenue	\$0.00	\$136.00	-\$136.00	-100.0%	\$0.00	\$1,362.00	-\$1,362.00	-100.0%
Conservation Fee Revenue	\$26,632.96	\$34,227.00	-\$7,594.04	-22.19%	\$260,008.75	\$260,622.00	-\$613.25	-0.24%
Construction Water	\$0.00	\$500.00	-\$500.00	-100.0%	\$2,900.00	\$5,000.00	-\$2,100.00	-42.0%
Failure to Connect Revenue	\$210.00	\$8,952.00	-\$8,742.00	-97.65%	\$167,420.00	\$89,523.00	\$77,897.00	87.01%
Golf Course Revenue	\$7,901.23	\$14,294.00	-\$6,392.77	-44.72%	\$133,678.74	\$114,358.00	\$19,320.74	16.89%
Inspection Fees	\$0.00	\$6,000.00	-\$6,000.00	-100.0%	\$35,700.00	\$60,000.00	-\$24,300.00	-40.5%
Interest Income	\$5,328.68	\$93.00	\$5,235.68	5629.76%	\$17,144.59	\$925.00	\$16,219.59	1753.47%
Irrigation - Commercial	\$27,353.04	\$33,181.00	-\$5,827.96	-17.56%	\$234,394.27	\$232,270.00	\$2,124.27	0.91%
Irrigation - Residential	\$220,668.43	\$205,964.00	\$14,704.43	7.14%	\$1,481,355.87	\$1,441,749.00	\$39,606.87	2.75%
Lease of Water	\$64,492.00	\$110,000.00	-\$45,508.00	-41.37%	\$785,152.00	\$1,100,000.00	-\$314,848.00	-28.62%
Meter Fees	\$0.00	\$11,000.00	-\$11,000.00	-100.0%	\$65,450.00	\$110,000.00	-\$44,550.00	-40.5%
Misc Income	\$4,120.53	\$14,583.00	-\$10,462.47	-71.74%	\$63,897.16	\$145,833.00	-\$81,935.84	-56.18%
Monthly Base Fee Revenue	\$153,102.28	\$143,254.00	\$9,848.28	6.87%	\$1,502,440.69	\$1,432,538.00	\$69,902.69	4.88%
Penalty & Interest Income	\$1,875.68	\$1,250.00	\$625.68	50.05%	\$20,782.70	\$12,500.00	\$8,282.70	66.26%
Potable Water - Commercial	\$784.98	\$1,148.00	-\$363.02	-31.62%	\$10,852.90	\$11,475.00	-\$622.10	-5.42%
Potable Water - Residential	\$56,428.80	\$60,466.00	-\$4,037.20	-6.68%	\$611,998.20	\$604,659.00	\$7,339.20	1.21%
Sanitary Sewer Reimbursements	\$0.00	\$0.00	\$0.00		\$115,628.97	\$0.00	\$115,628.97	
Tap Fees	\$1,000.00	\$163,870.00	-\$162,870.00	-99.39%	\$1,048,446.00	\$7,638,700.00	-\$6,590,254.00	-86.27%
Transfer from Capital Projects	\$0.00	\$0.00	\$0.00		\$84,988.30	\$0.00	\$84,988.30	
Total Revenue	\$569,898.61	\$808,918.00	-\$239,019.39	-29.5%	\$6,642,239.14	\$13,261,514.00	-\$6,619,274.86	-49.9%
Expenditures								
Accounting/Audit	\$0.00	\$0.00	\$0.00		-\$26,556.00	-\$25,677.00		
Administration and Overhead Costs	-\$15,109.55	-\$19,403.00	\$4,293.45	22.13%	-\$168,241.71	-\$194,025.00	\$25,783.29	13.29%
Bad Debt Exp	\$0.00	\$0.00	\$0.00		-\$62,172.96	\$0.00		
Bennt Creek Regional Water Authority	\$0.00	\$0.00	\$0.00		-\$24,000.00	\$0.00	-\$24,000.00	
Contract - Distribution Maintenance	\$0.00	\$0.00	\$0.00		-\$90.00	\$0.00		
Contract - Treatment Maintenance	\$0.00	\$0.00	\$0.00		-\$3,479.01	\$0.00	-\$3,479.01	
Diesel Pump - Diesel	-\$19,293.69	-\$5,000.00	-\$14,293.69	-285.87%	-\$121,463.41	-\$50,000.00	-\$71,463.41	-142.93%
Diesel Pump Rentals	-\$17,000.00	-\$23,250.00	\$6,250.00	26.88%	-\$213,827.77	-\$232,500.00	\$18,672.23	8.03%
District Management	-\$112,200.00	-\$112,200.00	\$0.00	0.0%	-\$1,122,000.00	-\$1,122,000.00	\$0.00	0.0%
Education and Exams	-\$235.00	\$0.00	-\$235.00		-\$5,407.77	\$0.00	-\$5,407.77	

Unaudited - For Management Purposes Only

Statement of Revenue, Expenditures and Change in Net Position
Todd Creek Village Metropolitan District
Operating and Maintenance Fund
For the month ended 31 October 2022

	October				Year to Date			
	Actual	Budget	Var USD	Var %	Actual	Budget	Var USD	Var %
Engineering - Collections	-\$10,150.00	\$0.00			-\$21,525.00	\$0.00		
Engineering - Irrigation Water System	-\$3,733.33	\$0.00	-\$3,733.33		-\$19,352.08	\$0.00	-\$19,352.08	
Engineering - Potable Water System	-\$3,733.34	-\$4,373.00	\$639.66	14.63%	-\$8,895.84	-\$43,723.00	\$34,827.16	79.65%
Engineering - Raw Water System	-\$2,333.33	\$0.00	-\$2,333.33		-\$5,920.83	\$0.00	-\$5,920.83	
Equipment Rental	\$0.00	\$0.00			-\$2,295.05	\$0.00		
Insurance & Bonds	-\$4,110.00	-\$4,110.00	\$0.00	0.0%	-\$42,472.00	-\$41,100.00	-\$1,372.00	-3.34%
Lease Payment - Equipment	-\$17,000.00	-\$17,000.00	\$0.00	0.0%	-\$170,000.00	-\$170,000.00	\$0.00	0.0%
Legal General Counsel	-\$10,350.69	-\$10,276.00	-\$74.69	-0.73%	-\$69,824.63	-\$102,754.00	\$32,929.37	32.05%
Legal Litigation	\$0.00	-\$4,617.00	\$4,617.00	100.0%	-\$18,952.18	-\$46,169.00	\$27,216.82	58.95%
Mann Lakes	\$0.00	\$0.00	\$0.00		-\$19,480.00	\$0.00	-\$19,480.00	
Meters and MXU System	-\$25,980.01	-\$10,027.00	-\$15,953.01	-159.1%	-\$157,752.44	-\$100,261.00	-\$57,491.44	-57.34%
Miscellaneous Expense	-\$18.97	\$0.00	-\$18.97		-\$10,005.12	\$0.00	-\$10,005.12	
Office Rental Costs	-\$11,418.73	-\$8,460.00	-\$2,958.73	-34.97%	-\$100,949.77	-\$84,600.00	-\$16,349.77	-19.33%
Public Relations	-\$1,542.20	-\$1,437.00	-\$105.20	-7.32%	-\$13,851.86	-\$14,368.00	\$516.14	3.59%
Pump Maintenance	-\$179.30	\$0.00	-\$179.30		-\$14,360.17	\$0.00	-\$14,360.17	
Repairs and Maintenance - Backhoe	\$0.00	-\$667.00	\$667.00	100.0%	-\$16,522.70	-\$6,666.00	-\$9,856.70	-147.87%
Repairs and Maintenance - Irrigation System	-\$11,064.37	-\$22,895.00	\$11,830.63	51.67%	-\$657,581.32	-\$228,942.00	-\$428,639.32	-187.23%
Repairs and Maintenance - Potable System	-\$4,454.81	-\$23,955.00	\$19,500.19	81.4%	-\$43,574.96	-\$239,546.00	\$195,971.04	81.81%
Repairs and Maintenance - Raw Water System	-\$5,628.43	-\$24,479.00	\$18,850.57	77.01%	-\$88,648.31	-\$244,790.00	\$156,141.69	63.79%
Repairs and Maintenance - Treatment	-\$63.20	-\$17,121.00	\$17,057.80	99.63%	-\$104,877.65	-\$171,208.00	\$66,330.35	38.74%
Reservoir Lease	\$0.00	\$0.00	\$0.00		-\$120,000.00	-\$120,000.00		
Safety	-\$255.10	-\$1,532.00	\$1,276.90	83.35%	-\$9,060.86	-\$15,311.00	\$6,250.14	40.82%
SCADA	-\$5,398.00	-\$5,000.00	-\$398.00	-7.96%	-\$69,435.80	-\$50,000.00	-\$19,435.80	-38.87%
Testing - Colorado Analytical	-\$5,045.90	-\$3,853.00	-\$1,192.90	-30.96%	-\$24,594.86	-\$38,524.00	\$13,929.14	36.16%
Tools & Supplies - Distribution	-\$221.38	-\$3,482.00	\$3,260.62	93.64%	-\$11,162.24	-\$34,820.00	\$23,657.76	67.94%
Tools & Supplies - Raw Water	-\$769.09	-\$604.00	-\$165.09	-27.33%	-\$4,261.31	-\$6,040.00	\$1,778.69	29.45%
Tools & Supplies - Treatment	-\$6,669.60	\$0.00	-\$6,669.60		-\$14,287.47	\$0.00	-\$14,287.47	
Transfer to Capital Projects Fund	\$0.00	-\$111,768.00	\$111,768.00	100.0%	-\$7,705.32	-\$7,268,728.00	\$7,261,022.68	99.89%
Transfer to Debt Service Fund	-\$155,904.41	-\$278,404.00	\$122,499.59	44.0%	-\$1,060,917.65	-\$1,659,747.00	\$598,829.35	36.08%
Treatment Facility Overhead and Utility Costs	-\$1,186.93	-\$670.00	-\$516.93	-77.15%	-\$15,357.72	-\$6,699.00	-\$8,658.72	-129.25%
Uniforms	-\$869.51	\$0.00	-\$869.51		-\$5,270.43	\$0.00	-\$5,270.43	
Utilities - Distribution Irrigation	-\$8,067.46	-\$6,877.00	-\$1,190.46	-17.31%	-\$79,186.89	-\$68,770.00	-\$10,416.89	-15.15%
Utilities - Distribution Potable	-\$240.24	-\$6,877.00	\$6,636.76	96.51%	-\$2,343.06	-\$68,770.00	\$66,426.94	96.59%

Unaudited - For Management Purposes Only

Statement of Revenue, Expenditures and Change in Net Position
Todd Creek Village Metropolitan District
Operating and Maintenance Fund
For the month ended 31 October 2022

	October				Year to Date			
	Actual	Budget	Var USD	Var %	Actual	Budget	Var USD	Var %
Utilities - Raw Water Operations	-\$12,391.69	-\$5,000.00	-\$7,391.69	-147.83%	-\$123,035.65	-\$50,000.00	-\$73,035.65	-146.07%
Utilities - Treatment	-\$9,235.54	-\$6,750.00	-\$2,485.54	-36.82%	-\$96,427.59	-\$67,500.00	-\$28,927.59	-42.86%
Vehicle Lease and Maintenance - Admin	-\$999.46	-\$1,301.00	\$301.54	23.18%	-\$10,838.62	-\$13,006.00	\$2,167.38	16.66%
Vehicle Lease and Maintenance - Distribution	-\$1,712.95	-\$2,602.00	\$889.05	34.17%	-\$23,324.48	-\$26,013.00	\$2,688.52	10.34%
Vehicle Lease and Maintenance - Raw Water	-\$531.82	-\$2,704.00	\$2,172.18	80.33%	-\$19,791.48	-\$27,036.00	\$7,244.52	26.8%
Vehicle Lease and Maintenance - Treatment	-\$1,774.87	-\$2,994.00	\$1,219.13	40.72%	-\$13,106.94	-\$29,937.00	\$16,830.06	56.22%
Water Acquisitions and Lease Costs	-\$25,766.00	-\$27,810.00	\$2,044.00	7.35%	-\$294,012.76	-\$278,096.00	-\$15,916.76	-5.72%
Water Rights - Legal and Engineering	-\$9,282.58	-\$22,944.00	\$13,661.42	59.54%	-\$143,080.59	-\$229,435.00	\$86,354.41	37.64%
Water Treatment - Chemicals and Other	-\$5,721.19	-\$8,476.00	\$2,754.81	32.5%	-\$43,772.08	-\$84,753.00	\$40,980.92	48.35%
Water Treatment - Irrigation	\$0.00	\$0.00	\$0.00		-\$5,602.00	\$0.00		
Total Expenditures	-\$527,642.67	-\$808,918.00	\$281,275.33	34.8%	-\$5,530,656.34	-\$13,261,514.00	\$7,730,857.66	58.3%
Change in Net Position	\$42,255.94	\$0.00	\$42,255.94		\$1,111,582.80	\$0.00	\$1,111,582.80	

Unaudited - For Management Purposes Only

Statement of Revenue, Expenditures and Change in Net Position
Todd Creek Village Metropolitan District
Capital Projects Fund
For the month ended 31 October 2022

	Actual	October Budget	Var USD	Var %	Actual	Year to Date Budget	Var USD	Var %
Revenue								
Contributed Capital	\$0.00	\$0.00	\$0.00		\$120,000.00	\$420,168.00	-\$300,168.00	-71.44%
Grant Proceeds	\$0.00	\$0.00	\$0.00		\$0.00	\$1,960,784.00	-\$1,960,784.00	
Misc Income	\$0.00	\$0.00	\$0.00		\$88,442.05	\$0.00	\$88,442.05	
Transfer from Operating Fund	\$0.00	\$111,768.00	-\$111,768.00	-100.0%	\$7,705.32	\$7,268,728.00	-\$7,261,022.68	
Total Revenue	\$0.00	\$111,768.00	-\$111,768.00	-100.0%	\$216,147.37	\$9,649,680.00	-\$9,433,532.63	-97.8%
Operating Income / (Loss)	\$0.00	\$111,768.00	-\$111,768.00	-100.0%	\$216,147.37	\$9,649,680.00	-\$9,433,532.63	-97.7601%
Expenditures								
Mann Lakes	-\$1,089.83	-\$200,000.00	\$198,910.17	99.4551%	-\$1,756.33	-\$3,501,120.00	\$3,499,363.67	99.9498%
Other Improvements	\$0.00	\$0.00	\$0.00		-\$18,175.00	\$0.00	-\$18,175.00	
Pipeline Improvements	\$0.00	\$0.00	\$0.00		-\$111,544.85	-\$2,000,000.00	\$1,888,455.15	94.4228%
Signal Reservoir No 1	\$0.00	\$0.00	\$0.00		-\$772.72	\$0.00	-\$772.72	
Signal Reservoir Complex	\$0.00	-\$33,333.00	\$0.00		\$0.00	-\$133,332.00	\$133,332.00	100.0%
SS Pipeline Improvements	\$0.00	\$0.00	\$0.00		\$0.00	-\$155,000.00	\$155,000.00	100.0%
Transfer to Operating Fund	\$0.00	\$0.00	\$0.00		-\$84,988.30	\$0.00	-\$84,988.30	
Treatment Plant Upgrades	\$0.00	-\$62,500.00	\$62,500.00		\$0.00	-\$125,000.00	\$125,000.00	100.0%
Total Expenditures	\$0.00	-\$233,333.00	\$233,333.00	100.0%	-\$217,237.20	-\$5,789,452.00	\$5,572,214.80	96.2477%
Change in Net Position	\$0.00	-\$121,565.00	\$121,565.00	100.0%	-\$1,089.83	\$3,860,228.00	-\$3,861,317.83	-100.0282%

Unaudited - For Management Purposes Only

Statement of Revenue, Expenditures and Change in Net Position
Todd Creek Village Metropolitan District
Debt Service Fund
For the month ended 31 October 2022

	Actual	October Budget	Var USD	Var %	Actual	Year to Date Budget	Var USD	Var %
Revenue								
Interest Income	\$8,092.16	\$86.00	\$8,006.16	9309.49%	\$29,010.48	\$851.00	\$28,159.48	3308.99%
Transfer from Operating Fund	\$155,904.41	\$278,404.00	-\$122,499.59	-44.0%	\$1,060,917.65	\$1,659,747.00	-\$598,829.35	-36.08%
Total Revenue	\$163,996.57	\$278,490.00	-\$114,493.43	-41.1%	\$1,089,928.13	\$1,660,598.00	-\$570,669.87	-34.4%
Gross Profit	\$163,996.57	\$278,490.00	-\$114,493.43	-41.1122%	\$1,089,928.13	\$1,660,598.00	-\$570,669.87	-34.3653%
Operating Income / (Loss)	\$163,996.57	\$278,490.00	-\$114,493.43	-41.1122%	\$1,089,928.13	\$1,660,598.00	-\$570,669.87	-34.3653%
Expenditures								
Administration and Overhead Costs	-\$357.46	\$0.00	-\$357.46		-\$1,150.01	\$0.00	-\$1,150.01	
Bond Interest	\$0.00	\$0.00	\$0.00		-\$658,146.87	-\$658,147.00	\$0.13	
Total Expenditures	-\$357.46	\$0.00	-\$357.46		-\$659,296.88	-\$658,147.00	-\$1,149.88	-0.001747
Net Change in Position	\$163,639.11	\$278,490.00	-\$114,850.89	-\$0.41	\$430,631.25	\$1,660,598.00	-\$1,229,966.75	-\$0.34

Unaudited - For Management Purposes Only

Statement of Revenue, Expenditures and Change in Net Position
Todd Creek Village Metropolitan District
Account Group Fund
For the month ended 31 October 2022

	Actual	October Budget	Variance	Var %	Actual	Year to Date Budget	Variance	Var %
Total Revenue	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	
Gross Profit	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	
Total Expenditures	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	
Net Change in Position	\$0.00	\$0.00	\$0.00		\$0.00	\$0.00	\$0.00	

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