

**BOWLES METROPOLITAN DISTRICT**  
**Jefferson and Denver Counties, Colorado**

**FINANCIAL STATEMENTS AND**  
**SUPPLEMENTARY INFORMATION**

**YEAR ENDED DECEMBER 31, 2023**

**BOWLES METROPOLITAN DISTRICT  
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**SCHILLING & COMPANY, INC.**

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## **Independent Auditor's Report**

Board of Directors  
Bowles Metropolitan District  
Jefferson and Denver Counties, Colorado

### ***Opinions***

We have audited the accompanying financial statements of the governmental activities and each major fund of Bowles Metropolitan District (District) as of and for the year ended December 31, 2023, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental and each major fund of Bowles Metropolitan District, as of December 31, 2023, and the respective changes in financial position and the respective budgetary comparison for the General Fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

### ***Basis for Opinions***

We conducted our audit in accordance with auditing standards generally accepted in the United States of America. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District, and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

### ***Responsibility of Management for the Financial Statements***

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

## ***Auditor's Responsibility for the Audit of the Financial Statements***

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with generally accepted auditing standards, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

## ***Required Supplementary Information***

Management has omitted the management's discussion and analysis that governmental accounting principles generally accepted in the United States of America require to be presented to supplement the basic financial statements. Such missing information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. Our opinion on the basic financial statements is not affected by this missing information.

### ***Supplemental Information***

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the District's basic financial statements. The supplemental information listed in the table of contents is presented for purposes of additional analysis and are not a required part of the financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the supplemental information is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

### ***Other Information***

Management is responsible for the other information included in the annual report. The other information comprised of the Schedule of Debt Service Requirements to Maturity, Summary of Assessed Valuation, Mill Levy and Property Taxes Collected, Largest Taxpayers within the District and Assessed and Actual Valuation of Classes of Property in the District does not include the basic financial statements and our auditor's report thereon. Our opinions on the basic financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon.

In connection with our audit of the basic financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

*SCHILLING & COMPANY, INC.*

Highlands Ranch, Colorado  
September 12, 2024

## **BASIC FINANCIAL STATEMENTS**

**BOWLES METROPOLITAN DISTRICT  
STATEMENT OF NET POSITION  
DECEMBER 31, 2023**

	Governmental Activities
<b>ASSETS</b>	
Cash and Investments	\$ 1,952,203
Cash and Investments - Restricted	190,011
Accounts Receivable	10
CTF Receivable	10,322
Receivable from County Treasurer	13,830
Property Tax Receivable	3,462,776
Investment in Joseph W. Bowles Reservoir Company	2,085,544
Prepaid Bond Insurance	84,472
Capital Assets:	
Capital Assets Not Being Depreciated	4,905,710
Capital Assets Net of Depreciation	1,498,312
Total Assets	14,203,190
<b>DEFERRED OUTFLOWS OF RESOURCES</b>	
Cost of Refunding, Net	356,411
Total Deferred Outflows of Resources	356,411
<b>LIABILITIES</b>	
Accounts Payable	144,048
Accrued Interest	58,982
Noncurrent Liabilities:	
Due Within One Year	1,018,875
Due in More Than One Year	14,193,098
Total Liabilities	15,415,003
<b>DEFERRED INFLOWS OF RESOURCES</b>	
Property Tax Revenue	3,462,776
Total Deferred Inflows of Resources	3,462,776
<b>NET POSITION</b>	
Net Investment in Capital Assets	6,404,022
Restricted for:	
Emergency Reserve	51,250
Debt Service	80,659
Unrestricted	(10,854,109)
Total Net Position	\$ (4,318,178)

See accompanying Notes to Basic Financial Statements.

**BOWLES METROPOLITAN DISTRICT  
STATEMENT OF ACTIVITIES  
YEAR ENDED DECEMBER 31, 2023**

FUNCTIONS/PROGRAMS	Program Revenues			Net Revenues (Expenses) and Changes in Net Position	
	Expenses	Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	Governmental Activities
Primary Government:					
Governmental Activities:					
General Government	\$ 1,727,081	\$ 10,440	\$ 74,133	\$ -	\$ (1,642,508)
Interest on Long-Term Debt and Related Costs	<u>795,805</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>(795,805)</u>
Total Governmental Activities	<u><u>\$ 2,522,886</u></u>	<u><u>\$ 10,440</u></u>	<u><u>\$ 74,133</u></u>	<u><u>\$ -</u></u>	<u><u>(2,438,313)</u></u>
<b>GENERAL REVENUES</b>					
Property Taxes					2,913,905
Specific Ownership Taxes					186,597
Miscellaneous Income					4,343
Interest Income					<u>163,829</u>
Total General Revenues and Transfers					<u><u>3,268,674</u></u>
<b>CHANGES IN NET POSITION</b>					830,361
Net Position - Beginning of Year					<u>(5,148,539)</u>
<b>NET POSITION - END OF YEAR</b>					<u><u>\$ (4,318,178)</u></u>

See accompanying Notes to Basic Financial Statements.



**BOWLES METROPOLITAN DISTRICT  
BALANCE SHEET – GOVERNMENTAL FUNDS  
DECEMBER 31, 2023**

	General	Debt Service	Capital Projects	Total Governmental Funds
<b>ASSETS</b>				
Cash and Investments	\$ 1,952,203	\$ -	\$ -	\$ 1,952,203
Cash and Investments - Restricted	51,250	138,761	-	190,011
Accounts Receivable	10	-	-	10
CTF Receivable	10,322	-	-	10,322
Receivable from County Treasurer	12,950	880	-	13,830
Property Tax Receivable	1,568,811	1,893,965	-	3,462,776
Total Assets	<u>\$ 3,595,546</u>	<u>\$ 2,033,606</u>	<u>\$ -</u>	<u>\$ 5,629,152</u>
<b>LIABILITIES, DEFERRED INFLOWS OF RESOURCES, AND FUND BALANCES</b>				
<b>LIABILITIES</b>				
Accounts Payable	\$ 144,048	\$ -	\$ -	\$ 144,048
Total Liabilities	144,048	-	-	144,048
<b>DEFERRED INFLOWS OF RESOURCES</b>				
Deferred Property Tax	1,568,811	1,893,965	-	3,462,776
Total Deferred Inflows of Resources	1,568,811	1,893,965	-	3,462,776
<b>FUND BALANCES</b>				
Restricted for:				
Emergency Reserves	51,250	-	-	51,250
Debt Service	-	139,641	-	139,641
Assigned to:				
Subsequent Year's Expenditures	841,954	-	-	841,954
Unassigned	989,483	-	-	989,483
Total Fund Balances	1,882,687	139,641	-	2,022,328
Total Liabilities, Deferred Inflows of Resources, and Fund Balances	<u>\$ 3,595,546</u>	<u>\$ 2,033,606</u>	<u>\$ -</u>	
Amounts reported for governmental activities in the Statement of Net Position are different because:				
Capital assets used in governmental activities are not financial resources and, therefore, are not reported in the funds.				6,404,022
Other long-term assets are not available to pay for current period expenditures and, therefore, are not reported in the funds.				
Cost of Refunding, Net				356,411
Investment in Joseph W. Bowles Reservoir Company				2,085,544
Prepaid Bond Insurance				84,472
Long-term liabilities, including bonds payable, are not due and payable in the current period and, therefore, are not reported in the funds.				
Accrued Interest				(58,982)
Bonds Payable				(15,135,000)
Unamortized Bond Premium				(76,973)
Net Position of Governmental Activities				<u>\$ (4,318,178)</u>

See accompanying Notes to Basic Financial Statements.

**BOWLES METROPOLITAN DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES  
IN FUND BALANCES – GOVERNMENTAL FUNDS  
YEAR ENDED DECEMBER 31, 2023**

	General	Debt Service	Capital Projects	Total Governmental Funds
<b>REVENUES</b>				
Property Taxes	\$ 1,320,144	\$ 1,593,761	\$ -	\$ 2,913,905
Specific Ownership Taxes	186,597	-	-	186,597
Conservation Trust Fund Proceeds	44,133	-	-	44,133
Interest Income	112,025	51,804	-	163,829
Miscellaneous Income	4,343	-	-	4,343
HOA Contribution	30,000	-	-	30,000
Sub HOA Contributions/Irrigation Fees	10,440	-	-	10,440
Total Revenues	<u>1,707,682</u>	<u>1,645,565</u>	<u>-</u>	<u>3,353,247</u>
<b>EXPENDITURES</b>				
Current:				
Accounting	78,181	-	-	78,181
Auditing	6,000	-	-	6,000
Banking Fees	90	-	-	90
County Treasurer's Fee	16,495	19,920	-	36,415
Directors' Fees	5,600	-	-	5,600
District Management	143,018	-	-	143,018
Dues and Membership	1,107	-	-	1,107
Election	4,763	-	-	4,763
Engineering	6,244	-	-	6,244
General Tree Maintenance	198,967	-	-	198,967
Insurance	20,093	-	-	20,093
Intergovernmental Expenditures	9,585	-	-	9,585
Irrigation Improvements	-	-	115,734	115,734
Landscaping	525,327	-	-	525,327
Legal	19,321	-	-	19,321
Miscellaneous	19,252	-	-	19,252
Monument Signs	2,183	-	-	2,183
Parks and Recreation	-	-	11,469	11,469
Payroll Taxes	428	-	-	428
Portable Restrooms	10,125	-	-	10,125
Repairs and Maintenance	221,979	-	-	221,979
Snow Removal	13,659	-	-	13,659
Storm Drainage	13,491	-	-	13,491
Telephone	1,539	-	-	1,539
Tree/Plant Replacement	3,750	-	-	3,750
Utilities	28,504	-	-	28,504
Water Annual Assessment	57,400	-	-	57,400
Debt Service:				
Paying Agent Fees	-	300	-	300
Bond Interest	-	741,388	-	741,388
Bond Principal	-	960,000	-	960,000
Capital Projects:				
Drainage	-	-	26,977	26,977
Sidewalks	-	-	195,656	195,656
Trees/Shrubs	-	-	58,417	58,417
Total Expenditures	<u>1,407,101</u>	<u>1,721,608</u>	<u>408,253</u>	<u>3,536,962</u>
<b>EXCESS OF REVENUES OVER (UNDER) EXPENDITURES</b>	300,581	(76,043)	(408,253)	(183,715)
<b>OTHER FINANCING SOURCES (USES)</b>				
Transfers In (Out)	(293,892)	300	293,592	-
Total Other Financing Sources (Uses)	<u>(293,892)</u>	<u>300</u>	<u>293,592</u>	<u>-</u>
<b>NET CHANGE IN FUND BALANCES</b>	6,689	(75,743)	(114,661)	(183,715)
Fund Balances - Beginning of Year	<u>1,875,998</u>	<u>215,384</u>	<u>114,661</u>	<u>2,206,043</u>
<b>FUND BALANCES - END OF YEAR</b>	<u>\$ 1,882,687</u>	<u>\$ 139,641</u>	<u>\$ -</u>	<u>\$ 2,022,328</u>

See accompanying Notes to Basic Financial Statements.

**BOWLES METROPOLITAN DISTRICT  
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES  
IN FUND BALANCES OF THE GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES  
YEAR ENDED DECEMBER 31, 2023**

Net Change in Fund Balances - Total Governmental Funds \$ (183,715)

Amounts reported for governmental activities in the Statement of Activities are different because:

Governmental funds report capital outlays as expenditures. In the Statement of Activities capital outlay is not reported as an expenditure. However, the Statement of Activities will report as depreciation expense the allocation of the cost of any depreciable asset over the estimated useful life of the asset. Therefore, this is the amount of capital outlay, depreciation and dedication of capital assets to other governments, in the current period.

Capital Outlay	281,050
Depreciation Expense	(200,260)

The issuance of long-term debt (e.g. bonds, leases) provides current financial resources to governmental funds, while the repayment of the principal of long-term debt consumes the current financial resources of government funds. Neither transaction, however, has any effect on net position.

Bond Principal	960,000
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Governmental funds report capital stock purchases and capital assessments as expenditures, however, in the government-wide financial statements, these costs are not reflected on the statement of activities and are recorded as assets on the statement of net position.

Water Assessment Converted to J.W. Bowls Investment	7,483
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Some expenses reported in the Statement of Activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds.

Accrued Interest Payable - Change in Liability	2,800
Bond Insurance adjustment	(7,738)
Amortization of Bond Premium	6,682
Amortization of Cost of Bond Refunding	(35,941)
	(35,941)

Changes in Net Position of Governmental Activities	\$ 830,361
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See accompanying Notes to Basic Financial Statements.

**BOWLES METROPOLITAN DISTRICT  
GENERAL FUND – STATEMENT OF REVENUES, EXPENDITURES, AND  
CHANGES IN FUND BALANCE – BUDGET AND ACTUAL  
YEAR ENDED DECEMBER 31, 2023**

	Original and Final Budget	Actual Amounts	Variance with Final Budget
<b>REVENUES</b>			
Property Taxes	\$ 1,318,110	\$ 1,320,144	\$ 2,034
Specific Ownership Taxes	222,905	186,597	(36,308)
Conservation Trust Fund Proceeds	20,000	44,133	24,133
Interest Income	2,000	112,025	110,025
Miscellaneous Income	2,000	4,343	2,343
HOA Contribution	30,000	30,000	-
Sub HOA Contributions/Irrigation Fees	4,000	10,440	6,440
Total Revenues	<u>1,599,015</u>	<u>1,707,682</u>	<u>108,667</u>
<b>EXPENDITURES</b>			
Accounting	30,000	78,181	(48,181)
Auditing	7,000	6,000	1,000
County Treasurer's Fee	19,772	16,495	3,277
Directors' Fees	6,000	5,600	400
Dues and Membership	1,500	1,107	393
Insurance	15,000	20,093	(5,093)
District Management	140,000	143,018	(3,018)
Legal	25,000	19,321	5,679
Miscellaneous	7,000	19,252	(12,252)
Monument Signs	15,000	2,183	12,817
Portable Restrooms	15,000	10,125	4,875
Special Events HOA	13,000	-	13,000
Banking Fees	-	90	(90)
Payroll Taxes	600	428	172
Election	50,000	4,763	45,237
Repairs and Maintenance	70,000	221,979	(151,979)
Landscaping	435,000	525,327	(90,327)
General Tree Maintenance	155,000	198,967	(43,967)
Tree/Plant Replacement	-	3,750	(3,750)
Intergovernmental Expenditures	10,000	9,585	415
Snow Removal	20,000	13,659	6,341
Telephone	3,000	1,539	1,461
Utilities	24,000	28,504	(4,504)
Storm Drainage	55,000	13,491	41,509
Engineering	30,000	6,244	23,756
Water - Non Utilities	60,000	-	60,000
Water Annual Assessment	55,000	57,400	(2,400)
Contingency	1,524,708	-	1,524,708
Total Expenditures	<u>2,786,580</u>	<u>1,407,101</u>	<u>1,379,479</u>
<b>EXCESS OF REVENUES OVER (UNDER) EXPENDITURES</b>	(1,187,565)	300,581	1,488,146
<b>OTHER FINANCING SOURCES (USES)</b>			
Transfers To Other Fund	(1,060,558)	(293,892)	766,666
<b>NET CHANGE IN FUND BALANCE</b>	(2,248,123)	6,689	2,254,812
Fund Balance - Beginning of Year	<u>2,248,123</u>	<u>1,875,998</u>	<u>(372,125)</u>
<b>FUND BALANCE - END OF YEAR</b>	<u>\$ -</u>	<u>\$ 1,882,687</u>	<u>\$ 1,882,687</u>

See accompanying Notes to Basic Financial Statements.

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 1 DEFINITION OF REPORTING ENTITY**

Bowles Metropolitan District, located in the City of Lakewood, Jefferson County, and the City and County of Denver, Colorado, was organized in 1987, as a quasi-municipal organization established under the State of Colorado Special District Act. The District was established to provide for the construction of water and sewer facilities, including storm drainage, streets and associated improvements, safety facilities, park and open space facilities and mosquito control. The District is responsible for the maintenance for certain parks and open space. All other facilities constructed by the District are conveyed to other governmental entities for perpetual maintenance. Other streetscape maintenance is to be performed by Grant Ranch Master Homeowners Association, Inc. The District's primary revenues are property taxes. The District is governed by an elected Board of Directors.

As required by GAAP, these financial statements present the activities of the District, which is legally separate and financially independent of other state and local governments. The District follows the GASB pronouncements which provide guidance for determining which governmental activities, organizations and functions should be included within the financial reporting entity. GASB sets forth the financial accountability of a governmental organization's elected governing body as the basic criterion for including a possible component governmental organization in a primary government's legal entity. Financial accountability includes, but is not limited to, appointment of a voting majority of the organization's governing body, ability to impose its will on the organization, a potential for the organization to provide specific financial benefits or burdens and fiscal dependency. The pronouncements also require including a possible component unit if it would be misleading to exclude it.

The District is not financially accountable for any other organization. The District has no component units as defined by the GASB.

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

**NOTE 2 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

The more significant accounting policies of the District are described as follows:

**Government-Wide and Fund Financial Statements**

The government-wide financial statements (i.e. the governmental funds balance sheet/statement of net position and the governmental funds statement of revenues, expenditures, and changes in fund balances/statement of activities) report information on all of the governmental activities of the District. The statement of net position reports all financial and capital resources of the District. The difference between the (a) assets and deferred outflows of resources and the (b) liabilities and deferred inflows of resources of the District is reported as net position. The statement of activities demonstrates the degree to which expenditures/expenses of the governmental funds are supported by general revenues. For the most part, the effect of interfund activity has been removed from these statements.

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 2 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**Government-Wide and Fund Financial Statements (Continued)**

The statement of activities demonstrates the degree to which the direct and indirect expenses of a given function or segment are offset by program revenues. Direct expenses are those that are clearly identifiable with a specific function or segment. Program revenues include 1) charges to customers or applicants who purchase, use or directly benefit from goods, services, or privileges provided by a given function or segment and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Taxes and other items not properly included among program revenues are reported instead as general revenues.

Major individual governmental funds are reported as separate columns in the fund financial statements.

**Measurement Focus, Basis of Accounting, and Financial Statement Presentation**

The government-wide financial statements are reported using the economic resources measurement focus and the accrual basis of accounting. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of the related cash flows. Property taxes are recognized as revenues in the year for which they are collected.

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be available when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the District considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. The material sources of revenue subject to accrual are property and specific ownership taxes. Expenditures, other than interest on long-term obligations, are recorded when the liability is incurred or the long-term obligation is paid.

Property taxes associated with the current fiscal period are considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. All other revenue items are considered to be measurable and available only when cash is received.

The District reports the following major governmental funds:

General Fund - The General Fund is the general operating fund of the District. It is used to account for all financial resources not accounted for and reported in another fund.

Debt Service Fund – The Debt Service Fund is used to account for all financial resources that are restricted, committed or assigned to expenditures for principal, interest, and other debt related costs.

Capital Projects Fund – The Capital Projects Fund is used to account for all financial resources that are restricted, committed or assigned to expenditures for capital outlays, including the acquisition or construction of capital facilities and other assets.

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 2 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**Measurement Focus, Basis of Accounting, and Financial Statement Presentation  
(Continued)**

As a general rule, the effect of interfund activity has been eliminated from the statements of net position.

**Budgets**

In accordance with the State Budget Law, the District's Board of Directors holds public hearings in the fall each year to approve the budget and appropriate the funds for the ensuing year. The appropriation is at the total fund expenditures and other financing uses level and lapses at year end. The District's Board of Directors can modify the budget by line item within the total appropriation without notification. The appropriation can only be modified upon completion of notification and publication requirements. The budget includes each fund on its basis of accounting unless otherwise indicated.

**Pooled Cash and Investments**

The District follows the practice of pooling cash and investments of all funds to maximize investment earnings. Except when required by trust or other agreements, all cash is deposited to and disbursed from a minimum number of bank accounts. Cash in excess of immediate operating requirements is pooled for deposit and investment flexibility. Investment earnings are allocated periodically to the participating funds based upon each fund's average equity balance in the total cash.

**Property Taxes**

Property taxes are levied by the District's Board of Directors. The levy is based on assessed valuations determined by the County Assessor generally as of January 1 of each year. The levy is normally set by December 15 by certification to the County Commissioners to put the tax lien on the individual properties as of January 1 of the following year. The County Treasurer collects the determined taxes during the ensuing calendar year. The taxes are payable by April 30 or if in equal installments, at the taxpayers' election, in February and June. Delinquent taxpayers are notified in July or August and the sales of the resultant tax liens on delinquent properties are generally held in November or December. The County Treasurer remits the taxes collected monthly to the District.

Property taxes, net of estimated uncollectible taxes, are recorded initially as deferred inflow of resources in the year they are levied and measurable. The property tax revenues are recorded as revenue in the year they are available or collected.

**Capital Assets**

Capital assets, which include land, easements and water rights, park improvements and irrigation systems, are reported in the applicable governmental activities columns in the government-wide financial statements. Capital assets are defined by the District as assets with an initial, individual cost of more than \$5,000 and an estimated useful life in excess of two years. Such assets are recorded at historical or estimated historical cost if purchased or constructed. Donated capital assets are recorded at estimated fair value at the date of donation.

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 2 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**Capital Assets (Continued)**

Depreciation expense has been computed using the straight-line method over the following estimated economic useful lives:

Park improvements	5-30 years
Irrigation improvements	15-30 years

Capital assets which are anticipated to be conveyed to other governmental entities are recorded as construction in progress and are not included in the calculation of net investment in capital assets. The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend the life of the asset are not capitalized. Improvements are capitalized and depreciated over the remaining useful lives of the related fixed assets, as applicable.

**Amortization**

**Original Issue Premium and Prepaid Debt Insurance**

In the government-wide financial statements bond premiums and discounts are deferred and amortized over the life of the bonds using the effective interest method. In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses.

Original Issue Premium from the Series 2013 Bonds is being amortized over the term of the bonds using the effective interest method, the Prepaid Debt Insurance is being amortized over the term of the bonds using the straight-line method. Accumulated amortization amounted to \$210,555 and \$79,954, respectively, at December 31, 2023.

**Deferred Costs on Bond Refunding**

Deferred costs on bond refunding from the Series 2013 Bonds are being amortized over the respective terms of the defeased bonds using the straight-line method. The amortization amount is a component of interest expense and the unamortized deferred cost is reflected as a deferred outflow of resources. The accumulated amortization amounted to \$371,385 and at December 31, 2023.

**Deferred Outflows/Inflows of Resources**

In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, *deferred outflows of resources*, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then. The District only has one item that qualifies for reporting in this category. It is the deferred costs on bond refunding reported in the government-wide statement of net position. A deferred loss on refunding results from the difference in the carrying value of refunded debt and its reacquisition price. This amount is deferred and amortized over the shorter of the life of the refunded or refunding debt.



**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 2 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**Amortization (Continued)**

Deferred Outflows/Inflows of Resources (Continued)

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, *deferred inflows of resources*, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The District has one item that qualifies for reporting in this category. Deferred property taxes are deferred and recognized as an inflow of resources in the period that the amounts become available.

**Equity**

Net Position

For government -wide presentation purposes, when both restricted and unrestricted resources are available for use, it is the District's practice to use restricted resources first, then unrestricted resources as they are needed.

Fund Balance

Fund balance for governmental funds should be reported in classifications that comprise a hierarchy based on the extent to which the government is bound to honor constraints on the specific purposes for which spending can occur. Governmental funds report up to five classifications of fund balance: nonspendable, restricted, committed, assigned, and unassigned. Because circumstances differ among governments, not every government or every governmental fund will present all of these components. The following classifications describe the relative strength of the spending constraints:

*Nonspendable Fund Balance* – The portion of fund balance that cannot be spent because it is either not in spendable form (such as prepaid amounts or inventory) or legally or contractually required to be maintained intact.

*Restricted Fund Balance* – The portion of fund balance that is constrained to being used for a specific purpose by external parties (such as bondholders), constitutional provisions, or enabling legislation.

*Committed Fund Balance* – The portion of fund balance that can only be used for specific purposes pursuant to constraints imposed by formal action of the government's highest level of decision-making authority, the Board of Directors. The constraint may be removed or changed only through formal action of the board of directors.

*Assigned Fund Balance* – The portion of fund balance that is constrained by the government's intent to be used for specific purposes but is neither restricted nor committed. Intent is expressed by the board of directors to be used for a specific purpose. Constraints imposed on the use of assigned amounts are more easily removed or modified than those imposed on amounts that are classified as committed.

*Unassigned Fund Balance* – The residual portion of fund balance that does not meet any of the criteria described above.

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 2 SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (CONTINUED)**

**Equity (Continued)**

**Fund Balance (Continued)**

If more than one classification of fund balance is available for use when an expenditure is incurred, it is the District's practice to use the most restrictive classification first.

**NOTE 3 CASH AND INVESTMENTS**

Cash and investments as of December 31, 2023, are classified in the accompanying financial statements as follows:

Statement of Net Position:

Cash and Investments	\$ 1,952,203
Cash and Investments - Restricted	190,011
Total Cash and Investments	\$ 2,142,214

Cash and investments as of December 31, 2023, consist of the following:

Deposits with Financial Institutions	\$ 61,895
Investments	2,080,319
Total Cash and Investments	\$ 2,142,214

**Deposits with Financial Institutions**

The Colorado Public Deposit Protection Act, ("PDPA") requires that all units of local government deposit cash in eligible public depositories. State regulators determine eligibility. Amounts on deposit in excess of federal insurance levels must be collateralized. The eligible collateral is determined by the PDPA. PDPA allows the institution to create a single collateral pool for all public funds. The pool is to be maintained by another institution or held in trust for all the uninsured public deposits as a group. The market value of the collateral must be at least equal to 102% of the aggregate uninsured deposits. The State Commissioners for banks and financial services are required by statute to monitor the naming of eligible depositories and reporting of the uninsured deposits and assets maintained in the collateral pools.

At December 31, 2023, the District's cash deposits had a bank balance and carrying balance of \$61,895.

**Investments**

The District has not adopted a formal investment policy; however, the District follows state statutes regarding investments.

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 3 CASH AND INVESTMENTS (CONTINUED)**

**Investments (Continued)**

The District generally limits its concentration of investments to those noted with an asterisk (\*) below, which are believed to have minimal credit risk, minimal interest rate risk, and no foreign currency risk. Additionally, the District is not subject to concentration risk or investment custodial risk disclosure requirements for investments that are in the possession of another party.

Colorado revised statutes limit investment maturities to five years or less unless formally approved by the Board of Directors. Such actions are generally associated with a debt service reserve or sinking fund requirements.

Colorado statutes specify investment instruments meeting defined rating and risk criteria in which local governments may invest which include:

- . Obligations of the United States, certain U.S. government agency securities, and securities of the World Bank
- . General obligation and revenue bonds of U.S. local government entities
- . Certain certificates of participation
- . Certain securities lending agreements
- . Bankers' acceptances of certain banks
- . Commercial paper
- . Written repurchase agreements and certain reverse repurchase agreements collateralized by certain authorized securities
- \* Certain money market funds
- . Guaranteed investment contracts
- \* Local government investment pools

As of December 31, 2023, the District had the following investments:

<u>Investment</u>	<u>Maturity</u>	<u>Amount</u>
Colorado Local Government Liquid Asset Trust (COLOTRUST)	Weighted-Average Under 60 Days	\$ 2,080,319
		<u>\$ 2,080,319</u>

**Colostrust**

The District invested in the Colorado Local Government Liquid Asset Trust (COLOTRUST) (the Trust), an investment vehicle established for local government entities in Colorado to pool surplus funds. The State Securities Commissioner administers and enforces all State statutes governing the Trust. The Trust currently offers three portfolios – COLOTRUST PRIME, COLOTRUST PLUS+, and COLOTRUST EDGE.

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 3 CASH AND INVESTMENTS (CONTINUED)**

**Colotrust (Continued)**

COLOTRUST PRIME and COLOTRUST PLUS+, which operate similarly to a money market fund and each share is equal in value to \$1.00, offer daily liquidity. Both portfolios may invest in U.S. Treasury securities and repurchase agreements collateralized by U.S. Treasury securities. COLOTRUST PLUS+ may also invest in certain obligations of U.S. government agencies, highest rated commercial paper, and any security allowed under CRS 24-75-601.

COLOTRUST EDGE, a variable Net Asset Value (NAV) Local Government Investment Pool, offers weekly liquidity and is managed to approximate a \$10.00 transactional share price. COLOTRUST EDGE may invest in securities authorized by Section 24-75-601.1, C.R.S., including U.S. Treasury securities, repurchase agreements collateralized by U.S. Treasury securities, certain obligations of U.S. government agencies, and highest rated commercial paper.

A designated custodial bank serves as custodian for the Trust's portfolios pursuant to a custodian agreement. The custodian acts as safekeeping agent for the Trust's investment portfolios and provides services as the depository in connection with direct investments and withdrawals. The custodian's internal records segregate investments owned by the Trust. COLOTRUST PRIME and COLOTRUST PLUS+ are rated AAAM by Standard & Poor's. COLOTRUST EDGE is rated AA Af/S1 by Fitch Ratings. COLOTRUST records its investments at fair value and the District records its investment in COLOTRUST at net asset value as determined by fair value. There are no unfunded commitments, the redemption frequency is daily or weekly, and there is no redemption notice period.

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 4 CAPITAL ASSETS**

An analysis of the changes in capital assets for the year ended December 31, 2023 follows:

	Balance at December 31, 2022	Increases	Decreases	Balance at December 31, 2023
<b>Governmental Activities:</b>				
Capital Assets, Not Being Depreciated:				
Land Easements and Water Rights	\$ 269,543	\$ -	\$ -	\$ 269,543
Landscaping	4,636,167	-	-	4,636,167
Total Capital Assets, Not Being Depreciated	4,905,710	-	-	4,905,710
Capital Assets, Being Depreciated:				
Park Improvements	2,093,739	254,073	-	2,347,812
Irrigation Systems	1,018,284	26,977	-	1,045,261
Total Capital Assets, Being Depreciated	3,112,023	281,050	-	3,393,073
Less Accumulated Depreciation for:				
Accumulated Depreciation - Park Improvements	1,056,441	155,257	-	1,211,698
Accumulated Depreciation - Irrigation Systems	638,060	45,003	-	683,063
Total Accumulated Depreciation	1,694,501	200,260	-	1,894,761
Total Capital Assets, Being Depreciated, Net	1,417,522	80,790	-	1,498,312
Governmental Activities Capital Assets, Net	<u>\$ 6,323,232</u>	<u>\$ 80,790</u>	<u>\$ -</u>	<u>\$ 6,404,022</u>

Depreciation expense for the year ended December 31, 2023 was \$200,260.

**NOTE 5 LONG-TERM OBLIGATIONS**

The following is an analysis of changes in the District's long-term obligations for the year ended December 31, 2023:

	Balance at December 31, 2022	Additions	Reductions	Balance at December 31, 2023	Due Within One Year
Bonds Payable:					
Genreal Obligation Bonds					
Series 2013	\$ 16,095,000	-	\$ 960,000	\$ 15,135,000	\$ 1,010,000
Subtotal Bonds Payable	16,095,000	-	960,000	15,135,000	1,010,000
Bond Premium/Discount:					
Bond Premium - Series 2013	83,655	-	6,682	76,973	8,875
Subtotal Bond Preimum / Discount	83,655	-	6,682	76,973	8,875
Total Long-Term Obligations	<u>\$ 16,178,655</u>	<u>\$ -</u>	<u>\$ 966,682</u>	<u>\$ 15,211,973</u>	<u>\$ 1,018,875</u>

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 5 LONG-TERM OBLIGATIONS (CONTINUED)**

The details of the District's general obligation bonds outstanding during 2023 are as follows:

**\$23,015,000 General Obligation Refunding and Improvement Bonds, Series 2013**

The District issued \$23,015,000 of General Obligation Refunding and Improvement Bonds, Series 2013 ("Series 2013 Bonds"), dated September 3, 2013. The Series 2013 Bonds were issued to current refund a portion of the Series 2003 Bonds, as described below, to fund the purchase of certain water rights and to pay the cost of issuance. The Series 2013 Bonds bear interest at rates which vary from 2.00% to 5.00% payable semi-annually on June 1 and December 1. The Series 2013 Bonds consist of serial bonds issued in the amount of \$15,390,000 due annually through 2034 and term bonds issued in the original amount of \$7,625,000 due December 1, 2033.

The Series 2013 Bonds maturing on or before December 1, 2022 are not subject to redemption prior to their maturities. The Series 2013 Bonds maturing on or after December 1, 2023 are subject to redemption prior to their maturities at the option of the District, on December 1, 2022 and on any date thereafter. Term bonds are subject to mandatory sinking fund redemption beginning five years prior to the date of maturity. The bonds' principal and interest are insured as to repayment by Build America Mutual Assurance Company.

The District current refunded a portion of the 2003 Series Bonds to reduce its total debt service payments by approximately \$687,211 and to obtain an economic gain (difference between the present values of the debt service payments on the old and new debt) of \$1,255,240. In the government-wide statements, the District incurred a cost on refunding in the amount of \$727,799, which has been deferred and is being amortized over the life of the old debt.

**Events of Default**

Events of default occur if the District fails to impose the Capital Levy or to transfer or cause the transfer of the Pledge Revenues to the Custodian, and do not comply with other customary terms and conditions consistent with normal municipal financing as described in the loan agreement.

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 5 LONG-TERM OBLIGATIONS (CONTINUED)**

**Debt Service**

The following is a summary of the annual long-term debt principal and interest requirements.

<b>Year Ended December 31,</b>	<b>Principal</b>	<b>Interest</b>	<b>Total</b>
2024	\$ 1,010,000	\$ 707,788	\$ 1,717,788
2025	1,070,000	668,663	1,738,663
2026	1,130,000	625,863	1,755,863
2027	1,200,000	569,363	1,769,363
2028	1,270,000	519,863	1,789,863
2029-2033	7,625,000	1,613,940	9,238,940
2034	1,830,000	84,638	1,914,638
Total	<u>\$ 15,135,000</u>	<u>\$ 4,790,118</u>	<u>\$ 19,925,118</u>

**Debt Authorization**

As of December 31, 2023, the District has \$10,793,633 in remaining authorized but unissued debt. In the future, the District may issue a portion or all of the remaining authorized but unissued debt.

**NOTE 6 NET POSITION**

The District has net position consisting of three components – net investment in capital assets, restricted, and unrestricted.

Net investment in capital assets consists of capital assets, net of accumulated depreciation and reduced by the outstanding balances of bonds, mortgages, notes, or other borrowings that are attributable to the acquisition, construction, or improvement of those assets. As of December 31, 2023, the District had net investment in capital assets as follows:

Net Investment in Capital Assets	<u>\$ 6,404,022</u>
----------------------------------	---------------------

Restricted net position includes assets that are restricted for use either externally imposed by creditors, grantors, contributors, or laws and regulations of other governments or imposed by law through constitutional provisions or enabling legislation. The District had restricted net position as of December 31, 2023 as follows:

Restricted Net Position:	
Emergencies	\$ 51,250
Debt Service Reserve	80,659
Total Restricted Net Position	<u>\$ 131,909</u>

The District has a deficit in unrestricted net position. The deficit was a result of the District being responsible for the repayment of bonds issued for public improvements which were conveyed to other governmental entities and which costs were removed from the District's financial records

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 7 AGREEMENTS**

**Grant Water and Sanitation District**

The District has an intergovernmental agreement (“IGA”) dated April 14, 1994, with Grant Water and Sanitation District (“Grant”) which provides for the sharing of costs of certain sized water and sewer lines as well as under drains and storm drainage facilities. The District is located wholly within the service area boundaries of Grant. Pursuant to an amendment to the IGA dated April 14, 1997, Grant and the District clarified the improvements to be constructed by each party and agreed that each party will construct its improvements at its sole cost and expense.

**Irrigation Agreements**

The District entered into an agreement with Grant Ranch Master Homeowners Association, Inc. (“Association”) dated March 14, 2017, which extended and updated the initial agreement dated January 22, 1998. The District has agreed to provide irrigation water for certain sites and common elements within the Association. Irrigation income of \$30,000 was received by the District in 2023.

The District has entered into irrigation agreements with Belvedere Association, Inc., Heron Shores Sub-Homeowners Association, Inc., Dorado Green Sub-Homeowners Association, Inc. and Belmont Shores Sub-Homeowners Association, Inc., collectively called the Sub Associations. The Sub Associations agree to make payments to the District for water usage at the water fees/rates set annually by the District’s Board of Directors. Irrigation income of \$10,440 was received by the District in 2023 under the agreements.

**Storm Water Agreement**

The District has entered into an agreement with the Town of Bow Mar, Bow Mar Owners, Inc., Lower Bowles Company, The Joseph W. Bowles Reservoir Company and RSRF Ranch Company, LLC. The agreement allows the District to discharge storm water onto property of the Town of Bow Mar and Bow Mar Owners, Inc., and ultimately in reservoirs owned by the Lower Bowles Company and The Joseph W. Bowles Reservoir Company. The District is responsible for the maintenance and operation of the storm water discharge system and associated storm water quality and quantity. If the quality of the storm water discharging from the water quality control facility fails to meet defined performance standards, the District is obligated to take corrective action and may be liable for damages. Due to changing water quality standards, the District’s costs of operations of these facilities could increase substantially in future years.



**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 7 AGREEMENTS (CONTINUED)**

**Intergovernmental Agreement for Bowles Metropolitan District Resident Use of the Foothills' Recreation Amenities**

During 2016, the District and Foothills Park & Recreation District ("Foothills") entered into the Intergovernmental Agreement for Bowles Metropolitan District Resident Use of the Foothills' Recreation Amenities whereby the District's residents are allowed access to the Foothills' Recreation Amenities and recreation programs at the admission rates that Foothills otherwise charges for Foothills residents effective March 1, 2016. For each District resident who accesses the Recreation Amenities at the Resident Rates, or participates in a program or class at the Resident Rates, the District will reimburse Foothills for the difference between the Resident Rates and the admission rates that Foothills otherwise charges for all non-Foothills residents, such amount to be invoiced and paid monthly. The initial term of this Agreement will continue through December 31, 2016 and shall automatically renew for successive one-year periods unless terminated by either party. During 2023, the District paid \$9,585 to Foothills under this agreement.

**Capital Stock**

At December 31, 2023, the District owned 82 shares of capital stock ("shares") in The Joseph W. Bowles Reservoir Company (Company). The District's interest includes beneficial rights, title and interest in all water, water rights, reservoirs, reservoir rights, storage, storage rights and all other rights represented by the shares

The District pays operating and capital assessments as determined necessary by the Company based on the shares owned at the time of the assessments. During 2023, the District paid operating and capital assessments to the Company in the amounts of \$49,917 and \$7,483 respectively.

**NOTE 8 INTERFUND AND OPERATING TRANSFERS**

The transfer from the general fund to the debt service and capital projects funds of \$293,892 was the related to capital and debt related expenditures.

**NOTE 9 TAX, SPENDING, AND DEBT LIMITATIONS**

Article X, Section 20 of the Colorado Constitution, commonly known as the Taxpayer's Bill of Rights (TABOR), contains tax, spending, revenue, and debt limitations which apply to the state of Colorado and all local governments.

Spending and revenue limits are determined based on the prior year's Fiscal Year Spending adjusted for allowable increases based upon inflation and local growth. Fiscal Year Spending is generally defined as expenditures plus reserve increases with certain exceptions. Revenue in excess of the Fiscal Year Spending limit must be refunded unless the voters approve retention of such revenue.

**BOWLES METROPOLITAN DISTRICT  
NOTES TO BASIC FINANCIAL STATEMENTS  
DECEMBER 31, 2023**

**NOTE 9 TAX, SPENDING, AND DEBT LIMITATIONS (CONTINUED)**

TABOR requires local governments to establish Emergency Reserves. These reserves must be at least 3% of Fiscal Year Spending (excluding bonded debt service). Local governments are not allowed to use the emergency reserves to compensate for economic conditions, revenue shortfalls, or salary or benefit increases.

The District's management believes it is in compliance with the provisions of TABOR. However, TABOR is complex and subject to interpretation. Many of the provisions, including the interpretation of how to calculate Fiscal Year Spending limits will require judicial interpretation.

On May 7, 1996, the District's electors authorized the District to retain and spend all revenue derived from its infrastructure fees in 1995 and all subsequent years up to a maximum of \$4,000,000 along with any investment earnings thereon. Additionally, the electors authorized the District to retain and spend all revenue derived from its ad valorem property tax mill levy including specific ownership tax revenue and any investment earnings thereon in 1996 and all subsequent years without limitations under TABOR and any spending limitations that might otherwise apply.

**NOTE 10 RISK MANAGEMENT**

Except as provided in the Colorado Governmental Immunity Act, 24-10-101, et seq., CRS, the District may be exposed to various risks of loss related to torts, theft of, damage to, or destruction of assets; errors or omissions; injuries to agents; and natural disasters. The District is a member of the Colorado Special District's Property and Liability pool as of December 31, 2023. The Colorado Special Districts Property and Liability Pool (the "Pool") is an organization created by intergovernmental agreement to provide common liability and casualty insurance coverage to its members at a cost that is considered economically appropriate. Settled claims have not exceeded this commercial coverage in any of the past three fiscal years.

The District pays annual premiums to the Pool for auto, public officials' liability, property and general liability coverage and workers compensation. In the event aggregated losses incurred by the Pool exceed its amounts recoverable from reinsurance contracts and its accumulated reserves, the District may be called upon to make additional contributions to the Pool on the basis proportionate to other members. Any excess funds which the Pool determines are not needed for purposes of the Pool may be returned to the members pursuant to a distribution formula.

## **SUPPLEMENTARY INFORMATION**

**BOWLES METROPOLITAN DISTRICT  
DEBT SERVICE FUND – SCHEDULE OF REVENUES, EXPENDITURES, AND  
CHANGES IN FUND BALANCE – BUDGET AND ACTUAL  
YEAR ENDED DECEMBER 31, 2023**

	Original and Final Budget	Actual Amounts	Variance with Final Budget
<b>REVENUES</b>			
Property Taxes	\$ 1,591,305	\$ 1,593,761	\$ 2,456
Interest Income	1,500	51,804	50,304
Total Revenues	<u>1,592,805</u>	<u>1,645,565</u>	<u>52,760</u>
<b>EXPENDITURES</b>			
County Treasurer's Fee	23,878	19,920	3,958
Legal	10,000	-	10,000
Paying Agent Fees	3,000	300	2,700
Bond Interest	741,388	741,388	-
Bond Principal	960,000	960,000	-
Total Expenditures	<u>1,738,266</u>	<u>1,721,608</u>	<u>16,658</u>
<b>EXCESS OF REVENUES OVER (UNDER) EXPENDITURES</b>	(145,461)	(76,043)	69,418
<b>OTHER FINANCING SOURCES (USES)</b>			
Transfers From Other Funds	100,000	300	(99,700)
Total Other Financing Sources (Uses)	<u>100,000</u>	<u>300</u>	<u>(99,700)</u>
<b>NET CHANGE IN FUND BALANCE</b>	(45,461)	(75,743)	(30,282)
Fund Balance - Beginning of Year	<u>195,617</u>	<u>215,384</u>	<u>19,767</u>
<b>FUND BALANCE - END OF YEAR</b>	<u>\$ 150,156</u>	<u>\$ 139,641</u>	<u>\$ (10,515)</u>

**BOWLES METROPOLITAN DISTRICT  
CAPITAL PROJECTS FUND – SCHEDULE OF REVENUES, EXPENDITURES, AND  
CHANGES IN FUND BALANCE – BUDGET AND ACTUAL  
YEAR ENDED DECEMBER 31, 2023**

	Original and Final Budget	Actual Amounts	Variance with Final Budget
<b>REVENUES</b>			
Total Revenues	\$ -	\$ -	\$ -
<b>EXPENDITURES</b>			
Landscaping	100,000	-	100,000
Parks and Recreation	200,000	11,469	188,531
Asphalt	140,000	-	140,000
Drainage	10,000	26,977	(16,977)
Fencing	75,000	-	75,000
Sidewalks	25,000	195,656	(170,656)
Trees/Shrubs	115,000	58,417	56,583
Irrigation/Ditch Improvements	126,000	-	126,000
Tree Removal	8,000	-	8,000
Irrigation Improvements	50,000	115,734	(65,734)
Contingency	235,279	-	235,279
Total Expenditures	<u>1,084,279</u>	<u>408,253</u>	<u>676,026</u>
<b>EXCESS OF REVENUES OVER (UNDER) EXPENDITURES</b>	(1,084,279)	(408,253)	676,026
<b>OTHER FINANCING SOURCES (USES)</b>			
Transfers From Other Funds	960,558	293,592	(666,966)
Total Other Financing Sources (Uses)	<u>960,558</u>	<u>293,592</u>	<u>(666,966)</u>
<b>NET CHANGE IN FUND BALANCE</b>	(123,721)	(114,661)	9,060
Fund Balance - Beginning of Year	<u>123,721</u>	<u>114,661</u>	<u>(9,060)</u>
<b>FUND BALANCE - END OF YEAR</b>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

## **OTHER INFORMATION**

**BOWLES METROPOLITAN DISTRICT  
SCHEDULE OF DEBT SERVICE REQUIREMENTS TO MATURITY  
DECEMBER 31, 2023**

**GENERAL OBLIGATION REFUNDING BONDS**

Series 2013

Interest Rates from 2.00% to 5.00%

Interest Payable June 1 and December 1

Principal Due December 1

<b>Year Ended December 31,</b>	<b>Principal</b>	<b>Interest</b>	<b>Total</b>
2024	\$ 1,010,000	\$ 707,788	\$ 1,717,788
2025	1,070,000	668,663	1,738,663
2026	1,130,000	625,863	1,755,863
2027	1,200,000	569,363	1,769,363
2028	1,270,000	519,863	1,789,863
2029	1,340,000	465,888	1,805,888
2030	1,430,000	398,888	1,828,888
2031	1,520,000	327,388	1,847,388
2032	1,620,000	251,388	1,871,388
2033	1,715,000	170,388	1,885,388
2034	1,830,000	84,638	1,914,638
Total	<u>\$ 15,135,000</u>	<u>\$ 4,790,118</u>	<u>\$ 19,925,118</u>

**BOWLES METROPOLITAN DISTRICT  
SCHEDULE OF ASSESSED VALUATION, MILL LEVY, AND PROPERTY TAXES COLLECTED  
DECEMBER 31, 2023**

Year Ended December 31,	Assessed Valuation	Total Mills Levied			Total Property Taxes		Percent Collected to Levied
		General Operations	Debt Service	Total	Levied	Collected	
2018/2019	\$ 62,602,364	18.122	23.878	42.000	\$ 2,629,299	\$ 2,626,500	99.89 %
2019/2020	68,957,791	18.122	23.878	42.000	2,896,227	2,896,399	100.01 %
2020/2021	69,041,820	18.122	21.878	40.000	2,761,673	2,761,673	100.00 %
2021/2022	74,799,143	18.122	21.878	40.000	2,991,966	2,996,230	100.14 %
2022/2023	72,735,379	18.122	21.878	40.000	2,909,415	2,913,905	100.15 %
Estimated for Year Ending December 31, 2024	\$ 86,569,383	18.122	21.878	40.000	3,462,776		

Note:  
Property taxes collected in any one year include collection of delinquent property taxes levied in prior years. Information received from the Treasurer does not permit identification of specific year of levy.

Source: Jefferson and Denver Counties Assessor and Treasurer.



**BOWLES METROPOLITAN DISTRICT  
LARGEST TAXPAYERS WITHIN THE DISTRICT  
DECEMBER 31, 2023**

<u>Taxpayer Name</u>	<u>Assessed Valuation</u>	<u>Percentage of Taxpayer / Assessed Valuation (1)</u>
Valuation Year - 2023		
2009 CUSA Community Owner	\$ 8,521,046	9.84%
Public Service CO	652,630	0.75%
Grant 6000 LLC	307,750	0.36%
Owner	199,634	0.23%
Owner	162,052	0.19%
Owner	152,287	0.18%
Owner	150,666	0.17%
Owner	139,180	0.16%
Owner	131,800	0.15%
Owner	131,130	0.15%
	<u>\$ 10,548,175</u>	<u>12.18%</u>

(1) Based on 2023 certified assessed valuation of the District of \$86,569,383

**BOWLES METROPOLITAN DISTRICT  
 ASSESSED VALUATION OF CLASSES OF  
 PROPERTY IN THE DISTRICT  
 DECEMBER 31, 2023**

Property Class	Total Assessed Valuation	Total Actual Valuation	Percentage of Taxpayer/ Assessed Valuation
Valuation Year - 2023			
Vacant	\$ 2,790	\$ 9,621	0.00%
Commercial	307,750	1,061,207	0.36%
State Assessed	798,466	2,753,331	0.92%
Personal Property	947,694	3,267,910	1.09%
Residential	74,102,507	1,066,223,122	85.60%
Residential Multi Family	10,410,176	153,090,824	12.03%
Total	<u>\$ 86,569,383</u>	<u>\$ 1,226,406,015</u>	<u>100.00%</u>

Source: Jefferson County Assessor's Office and City and County Of Denver Assessor's Office