

BERTHOUD-HERITAGE METROPOLITAN DISTRICT NO. 17
ANNUAL BUDGET
FOR THE YEAR ENDING DECEMBER 31, 2024

**BERTHOUD-HERTIAGE METROPOLITAN DISTRICT NO. 17
SUMMARY
2024 BUDGET
WITH 2022 ACTUAL AND 2023 ESTIMATED
For the Years Ended and Ending December 31,**

1/29/24

	ACTUAL 2022	ESTIMATED 2023	BUDGET 2024
BEGINNING FUND BALANCES	\$ -	\$ -	\$ -
REVENUES			
Property taxes	-	-	27,023
Specific ownership taxes	-	-	1,892
Other revenue	-	-	15,500
Intergovernmental revenues	-	614,950	110,864
Bond issuance proceeds	-	50,000,000	-
Total revenues	-	50,614,950	155,279
Total funds available	-	50,614,950	155,279
EXPENDITURES			
General Fund	-	-	7,173
Debt Service Fund	-	-	148,106
Capital Projects Fund	-	50,614,950	-
Total expenditures	-	50,614,950	155,279
Total expenditures and transfers out requiring appropriation	-	50,614,950	155,279
ENDING FUND BALANCES	\$ -	\$ -	\$ -
EMERGENCY RESERVE AVAILABLE FOR OPERATIONS	\$ -	\$ -	\$ -
TOTAL RESERVE	\$ -	\$ -	\$ -

No assurance provided. See summary of significant assumptions.

BERTHOUD-HERTIAGE METROPOLITAN DISTRICT NO. 17
PROPERTY TAX SUMMARY INFORMATION
2024 BUDGET
WITH 2022 ACTUAL AND 2023 ESTIMATED
For the Years Ended and Ending December 31,

1/29/24

ACTUAL	ESTIMATED	BUDGET
2022	2023	2024

ASSESSED VALUATION

Residential	\$ 81,546	\$ 79,265	\$ 196,920
Commercial	112,491	112,491	150,992
Agricultural	23	21	10
State assessed	249	3,430	3,530
	194,309	195,207	351,452
Certified Assessed Value	\$ 194,309	\$ 195,207	\$ 351,452

MILL LEVY

General	0.000	0.000	17.744
Debt Service	0.000	0.000	59.147
Total mill levy	0.000	0.000	76.891

PROPERTY TAXES

General	\$ -	\$ -	\$ 6,236
Debt Service	-	-	20,787
Levied property taxes	-	-	27,023
Budgeted property taxes	\$ -	\$ -	\$ 27,023

BUDGETED PROPERTY TAXES

General	\$ -	\$ -	\$ 6,236
Debt Service	-	-	20,787
	\$ -	\$ -	\$ 27,023

No assurance provided. See summary of significant assumptions.

**BERTHOUD-HERTIAGE METROPOLITAN DISTRICT NO. 17
GENERAL FUND
2024 BUDGET
WITH 2022 ACTUAL AND 2023 ESTIMATED
For the Years Ended and Ending December 31,**

1/29/24

	ACTUAL 2022	ESTIMATED 2023	BUDGET 2024
BEGINNING FUND BALANCES	\$ -	\$ -	\$ -
REVENUES			
Property taxes	-	-	6,236
Specific ownership taxes	-	-	437
Other revenue	-	-	500
Total revenues	<u>-</u>	<u>-</u>	<u>7,173</u>
Total funds available	<u>-</u>	<u>-</u>	<u>7,173</u>
EXPENDITURES			
General and administrative			
County Treasurer's fee	-	-	125
Intergovernmental expenditures	-	-	6,548
Contingency	-	-	500
Total expenditures	<u>-</u>	<u>-</u>	<u>7,173</u>
Total expenditures and transfers out requiring appropriation	<u>-</u>	<u>-</u>	<u>7,173</u>
ENDING FUND BALANCES	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

No assurance provided. See summary of significant assumptions.

BERTHOUD-HERTIAGE METROPOLITAN DISTRICT NO. 17
DEBT SERVICE FUND
2024 BUDGET
WITH 2022 ACTUAL AND 2023 ESTIMATED
For the Years Ended and Ending December 31,

1/29/24

	ACTUAL 2022	ESTIMATED 2023	BUDGET 2024
BEGINNING FUND BALANCES	\$ -	\$ -	\$ -
REVENUES			
Property taxes	-	-	20,787
Specific ownership taxes	-	-	1,455
Other revenue	-	-	15,000
Intergovernmental revenues	-	-	110,864
Total revenues	<u>-</u>	<u>-</u>	<u>148,106</u>
TRANSFERS IN			
Total funds available	<u>-</u>	<u>-</u>	<u>148,106</u>
EXPENDITURES			
General and administrative			
County Treasurer's fee	-	-	416
Paying agent fees	-	-	8,000
Contingency	-	-	15,000
Debt Service			
Bond interest	-	-	124,690
Total expenditures	<u>-</u>	<u>-</u>	<u>148,106</u>
TRANSFERS OUT			
Total expenditures and transfers out requiring appropriation	<u>-</u>	<u>-</u>	<u>148,106</u>
ENDING FUND BALANCES	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

No assurance provided. See summary of significant assumptions.

**BERTHOUD-HERTIAGE METROPOLITAN DISTRICT NO. 17
 CAPITAL PROJECTS FUND
 2024 BUDGET
 WITH 2022 ACTUAL AND 2023 ESTIMATED
 For the Years Ended and Ending December 31,**

1/29/24

	ACTUAL 2022	ESTIMATED 2023	BUDGET 2024
BEGINNING FUND BALANCES	\$ -	\$ -	\$ -
REVENUES			
Bond issuance proceeds	-	50,000,000	-
Intergovernmental revenues	-	614,950	-
Total revenues	-	50,614,950	-
Total funds available	-	50,614,950	-
EXPENDITURES			
General and Administrative			
Intergovernmental expenditures	-	50,000,000	-
Bond issue costs	-	614,950	-
Total expenditures	-	50,614,950	-
Total expenditures and transfers out requiring appropriation	-	50,614,950	-
ENDING FUND BALANCES	\$ -	\$ -	\$ -

No assurance provided. See summary of significant assumptions.

BERTHOUD-HERITAGE METROPOLITAN DISTRICT NO. 17
2024 BUDGET
SUMMARY OF SIGNIFICANT ASSUMPTIONS

Services Provided

The Berthoud-Heritage Metropolitan District No. 17 (“District”), a quasi-municipal corporation and a political subdivision of the State of Colorado, was organized by order and decree of the District Court for the Town of Berthoud, Larimer County, Colorado in January 2008, and is governed pursuant to provisions of the Colorado Special District Act (Title 32, Article 1, Colorado Revised Statutes). The original Consolidated Service Plan, approved by the Town of Berthoud on February 12, 2008, formed the Berthoud-Heritage Metropolitan Districts Nos 1 – 9. The Consolidated Service Plan amendment, approved by the Town of Berthoud on October 9, 2018, formed the Berthoud-Heritage Metropolitan District Nos 10 – 17.

The District, along with other related Districts Nos. 2 – 16 (“Financing Districts”) were organized to provide financing for the design, acquisition, construction and installation of street and roadway improvements; street landscaping, signage, monuments, and lighting; safety protection; parks and recreation improvements; and sanitation and storm drainage; and to provide the operation and maintenance of these improvements. Berthoud-Heritage Metropolitan District No. 1 (“Operating District”), will own, operate, maintain and construct facilities benefiting the Financing Districts. The District’s service area is located entirely within the Town of Berthoud, Larimer County, Colorado.

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

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

Revenues

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 or, if in equal installments, at the taxpayer’s election, in February and June. Delinquent taxpayers are notified in August and generally sales of the tax liens on delinquent properties are held in November or December. The County Treasurer remits the taxes collected monthly to the District.

Pursuant to the Service Plan, the District is required to adjust its maximum Required Mill Levy for changes in the ratio of actual to assessed value of property within the District. Required Mill Levy means an ad valorem mill levy imposed upon all taxable property of the District each year in an amount sufficient to pay the principal, premium if any, and interest on the Bonds as the same become due and payable.

The calculation of the taxes levied is displayed on the Property Tax Summary page of the budget using the adopted mill levy imposed by the District.

**BERTHOUD-HERITAGE METROPOLITAN DISTRICT NO. 17
2024 BUDGET
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

Revenues – (Continued)

For property tax collection year 2024, SB22-238 and SB23B-001 set the assessment rates and actual value reductions as follows:

Category	Rate		Category	Rate	Actual Value Reduction	Amount
Single-Family Residential	6.70%		Agricultural Land	26.40%	Single-Family Residential	\$55,000
Multi-Family Residential	6.70%		Renewable Energy Land	26.40%	Multi-Family Residential	\$55,000
Commercial	27.90%		Vacant Land	27.90%	Commercial	\$30,000
Industrial	27.90%		Personal Property	27.90%	Industrial	\$30,000
Lodging	27.90%		State Assessed	27.90%	Lodging	\$30,000
			Oil & Gas Production	87.50%		

Specific Ownership Taxes

Specific ownership taxes are set by the State and collected by the County Treasurer, primarily on vehicle licensing within the County as a whole. The specific ownership taxes are allocated by the County Treasurer to all taxing entities within the County. The budget assumes that the District’s share will be equal to approximately 7.0% of the total property taxes collected.

Intergovernmental Revenue

Berthoud-Heritage Metropolitan Districts No. 3, 5, 7, and 11-16 debt service revenue is pledged to the Districts Series 2023 bonds. The District anticipates receiving net debt service revenues collected from pledging Districts to service the bonds each year.

Investment Income

Interest earned on the District’s available funds has been estimated based on historical interest earnings.

Expenditures

Intergovernmental Expenditures

All administrative expenditures such as legal, accounting, management, insurance, including costs for snow removal and landscape maintenance, are paid through and by Berthoud-Heritage Metropolitan District No. 1, the Operating District. The District will transfer net revenues collected from its operational mill levy to the Operating District to cover a portion of these costs.

County Treasurer’s Fees

County Treasurer's collection fees have been computed at 2.0% of property taxes.

**BERTHOUD-HERITAGE METROPOLITAN DISTRICT NO. 17
2024 BUDGET
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

Debt and Leases

Series 2023 Bonds

The District issued Subordinate Limited Tax General Obligation Bonds Series 2023B-1 and Series 2023B-2 on March 30, 2023 in the par amount of \$13,347,000 and \$36,653,000, respectively (The Bonds). Proceeds from the sale of The Bonds will be used to finance or reimburse a portion of the costs of designing, acquiring, constructing, relocating, installing, completing, and providing public improvements.

The Bonds bear interest at the rate of 8.00% for Series 2023B-1 and 8.50% for Series 2023B-2 per annum, payable annually on December 15, beginning on December 15, 2024 from, and to the extent of Pledged Revenue available, if any, and mature on December 1, 2052. The Bonds are structured as cash flow bonds meaning that there are no scheduled payments of principal or interest prior to the final maturity date. Unpaid interest on the Bonds compounds annually on each December 15. All of the Bonds and interest thereon are to be deemed to be paid and discharged on December 31, 2059 (the "Termination Date"), regardless of the amount of principal and interest paid prior to the Termination Date.

**Berthoud-Heritage Metropolitan District No. 17
Schedule of Long Term Obligations**

	Balance at December 31, 2022	Additions*	Repayments*	Balance at December 31, 2023*
Bonds - Series 2023B-1	\$ -	\$ 13,347,000	\$ -	\$ 13,347,000
Accrued interest - Series 2023B-1	-	803,341	7,156	796,185
Bonds - Series 2023B-2	-	36,653,000	-	36,653,000
Accrued interest - Series 2023B-2	-	2,344,445	19,651	2,324,794
	<u>\$ -</u>	<u>\$ 53,147,786</u>	<u>\$ 26,807</u>	<u>\$ 53,120,979</u>
	Balance at December 31, 2023*	Additions*	Repayments*	Balance at December 31, 2024*
Bonds - Series 2023B-1	\$ 13,347,000	\$ -	\$ -	\$ 13,347,000
Accrued interest - Series 2023B-1	796,185	1,131,916	33,280	1,894,821
Bonds - Series 2023B-2	36,653,000	-	-	36,653,000
Accrued interest - Series 2023B-2	2,324,794	3,314,459	91,410	5,547,843
	<u>\$ 53,120,979</u>	<u>\$ 4,446,375</u>	<u>\$ 124,690</u>	<u>\$ 57,442,664</u>

* Estimate

The District has no operating or capital leases.

Reserves

Emergency Reserves

TABOR requires local governments to establish Emergency Reserves. These reserves must be at least 3% of fiscal year spending. Since substantially all funds received by the District are transferred to the Operating District, which pays for all the Districts' operations and maintenance costs, an Emergency Reserve is not reflected in the District's 2024 budget.

This information is an integral part of the accompanying budget.