

# PANORAMA METROPOLITAN ISTRICT

141 Union Boulevard, Suite 150  
Lakewood, Colorado 80228-1898

Tel: 303-987-0835

Fax: 303-987-2032

<https://panoramamd.colorado.gov>

## NOTICE OF A REGULAR MEETING AND AGENDA

<u>Board of Directors:</u>	<u>Office:</u>	<u>Term/Expiration:</u>
Krystal Arceneaux	President	2025/May 2025
Jason Mitchell	Assistant Secretary	2025/May 2025
James Priestley	Assistant Secretary	2025/May 2025
Larry Lance	Assistant Secretary	2027/May 2027
Vacant		2027/May 2027

Vacant Secretary

DATE: September 5, 2023

TIME: 9:30 A.M.

LOCATION: Zoom Conference

### Join Zoom Meeting

<https://us02web.zoom.us/j/5469119353?pwd=SmtlcHJETFhCQUZEcVBBOGZVU3Fqdz09>

Meeting ID: 546 911 9353

Passcode: 912873

Dial In: 1-253-215-8782

## I. ADMINISTRATIVE MATTERS

A. Present Disclosures of Potential Conflicts of Interest.

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B. Approve Agenda, confirm location of the meeting and posting of meeting notices.

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C. Review and approve Minutes of the July 12, 2023 Special Meeting (enclosure).

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## II. PUBLIC COMMENTS

A. \_\_\_\_\_

III. FINANCIAL MATTERS

A. Review and ratify approval of the payment of claims as follows (enclosures):

Fund	Period Ending June 30, 2023	Period Ending July 31, 2023	Period Ending August 31, 2023
General	\$ 7,948.33	\$ 6,109.82	\$ 6,428.61
Debt Service	\$ -0-	\$ -0-	\$ -0-
Capital Projects	\$ -0-	\$ -0-	\$ -0-
<b>Total Claims</b>	<b>\$ 7,948.33</b>	<b>\$ 6,109.82</b>	<b>\$ 6,428.61</b>

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B. Review and accept unaudited financial statements for the period ending June 30, 2023 (enclosure).

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C. Ratify approval of the 2022 Audit and authorize execution of Representations Letter (audit – enclosed).

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IV. OPERATIONS MATTERS

A. Discuss and consider approval of proposal from Jim’s Pride Landscaping and Maintenance, Inc. d/b/a JPL Cares for the 2023-2024 snow removal season (enclosure).

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V. LEGAL MATTERS

A. \_\_\_\_\_

VI. OTHER MATTERS

A. \_\_\_\_\_

VII. ADJOURNMENT

**THE NEXT REGULAR MEETING IS SCHEDULED FOR  
DECEMBER 5, 2023.**

# RECORD OF PROCEEDINGS

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## MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE PANORAMA METROPOLITAN DISTRICT HELD JULY 12, 2023

A Regular Meeting of the Board of Directors (the “Board”) of the Panorama Metropolitan District (the “District”) was held on Wednesday, the 12th day of July, 2023, at 11:00 a.m. The meeting was open to the public via conference call.

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### **ATTENDANCE**

#### **Directors In Attendance Were:**

Krystal Arceneaux  
Jason Mitchell  
James Priestley

Following discussion, upon motion duly made by Director Mitchell, seconded by Director Arceneaux and, upon vote, unanimously carried, the absence of Director Lance was excused.

#### **Also In Attendance Were:**

David Solin; Special District Management Services, Inc. (“SDMS”)

Micki Mills; Cockrel Ela Glesne Greher & Ruhland, P.C

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### **DISCLOSURE OF POTENTIAL CONFLICTS OF INTEREST**

**Disclosures of Potential Conflicts of Interest:** It was noted District Counsel was in receipt of disclosures of potential conflict of interest statements for each of the Directors and that statements had been filed seventy-two (72) hours in advance of the meeting in accordance with the statute. Mr. Solin requested that the Directors consider whether they had any new conflicts of interest which had not been previously disclosed and noted for the record that there were no new disclosures and incorporated for the record those applicable disclosures made by the Board Members prior to this meeting and in accordance with statute.

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### **ADMINISTRATIVE MATTERS**

**Location of Meeting, Posting of Meeting Notices and Quorum:** Mr. Solin confirmed the presence of a quorum. The Board entered into a discussion regarding the requirements of Section 32-1-903(1), C.R.S., concerning the location of the District’s Board Meeting.

Following discussion, upon motion duly made by Director Mitchell, seconded by Director Arceneaux and, upon vote, unanimously carried, the Board determined that this District Board Meeting was held by conference call without any individuals (neither District Representatives nor the general public) attending in person. The Board

## RECORD OF PROCEEDINGS

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further noted that the notice of the time, date and location was duly posted and that no objections to the location or any requests that the meeting place be changed were received from taxpaying electors within its boundaries.

**Agenda:** Mr. Solin distributed for the Board's review and approval, a proposed Agenda for the District's Regular Meeting.

Following discussion, upon motion duly made by Director Mitchell, seconded by Director Arceneaux and, upon vote, unanimously carried, the Agenda was approved, as amended.

**Minutes:** The Board reviewed the Minutes of the December 6, 2022 Regular Meeting.

Following discussion, upon motion duly made by Director Priestley, seconded by Director Arceneaux and, upon vote, unanimously carried, the Board approved the December 6, 2022 Regular Meeting, as presented.

**Resignation and Appointment of Secretary to the Board:** The Board discussed the resignation of James Ruthven and considered the appointment of David Solin as Secretary to the Board.

Following discussion, upon motion duly made by Director Arceneaux, seconded by Director Mitchell and, upon vote, unanimously carried, the Board accepted the resignation of James Ruthven as Secretary to the Board and appointed David Solin as Secretary to the Board.

**May 2, 2023 Regular Election:** Mr. Solin noted that the May 2, 2023 Regular Election for Directors was cancelled, as allowed under Colorado law, by the Designated Election Official because there were not more candidates than positions up for election on the Board of Directors. Director Lance was deemed elected to a four-year term ending in 2027.

**Appointment of Officers:** The Board entered into discussion regarding the appointment of officers.

Following discussion, upon motion duly made by Director Arceneaux, seconded by Director Priestley and, upon vote, unanimously carried, the following slate of officers was appointed:

President	Krystal Arceneaux
Treasurer	Jason Mitchell
Secretary	David Solin
Assistant Secretary	Jason Mitchell
Assistant Secretary	James Priestley
Assistant Secretary	Larry Lance

## RECORD OF PROCEEDINGS

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### PUBLIC COMMENTS

There were no public comments.

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### FINANCIAL MATTERS

**Claims:** The Board considered ratifying approval of the payment of claims as follows:

Fund	Period Ending Jan. 31, 2023	Period Ending Feb. 28, 2023	Period Ending Mar. 31, 2023
General	\$ 22,502.77	\$ 17,868.59	\$ 8,646.71
Debt Service	\$ -0-	\$ -0-	\$ -0-
Capital Projects	\$ -0-	\$ -0-	\$ -0-
<b>Total Claims</b>	<b>\$ 22,502.77</b>	<b>\$ 17,868.59</b>	<b>\$ 8,646.71</b>

Fund	Period Ending Apr. 30, 2023	Period Ending May 31, 2023
General	\$ 9,145.71	\$ 6,802.42
Debt Service	\$ -0-	\$ -0-
Capital Projects	\$ -0-	\$ -0-
<b>Total Claims</b>	<b>\$ 9,145.71</b>	<b>\$ 6,802.42</b>

Following review, upon motion duly made by Director Arceneaux, seconded by Director Mitchell and, upon vote, unanimously carried, the Board ratified approval of the payment of claims, as presented.

**2022 Audit:** Presentation of the draft 2022 Audit was deferred.

**2024 Budget Preparation:** The Board discussed the preparation of the 2024 Budget.

Following discussion, upon motion duly made by Director Mitchell, seconded by Director Arceneaux and, upon vote, unanimously carried, the Board appointed the District Accountant to prepare the 2024 Budget. The Board determined to hold the public hearing to consider adoption of the 2024 Budget on December 5, 2023, at 9:30 a.m., to be held via Zoom.

**Funds:** Mr. Solin discussed authorizing the District Accountant to be able to transfer funds from the District's savings to checking account as needed to fund accounts payable with Board.

Following discussion, upon motion duly made by Director Mitchell, seconded by Director Arceneaux and, upon vote, unanimously carried, the Board approved authorizing the District Accountant to be able to transfer funds from the District's savings to checking account as needed to fund accounts payable.

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### OPERATIONS MATTERS

**Median Upgrades for 2023.:** The Board discussed the median upgrades for 2023. Mr. Solin will obtain proposals for the project.

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### LEGAL MATTERS

**Resolution Designating Posting Location:** The Board reviewed a Resolution Designating Posting Location.

## RECORD OF PROCEEDINGS

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Following discussion, upon motion duly made by Director Arceneaux, seconded by Director Mitchell and, upon vote, unanimously carried, the Board adopted the Resolution Designating Posting Location.

\_\_\_\_\_

### **OTHER MATTERS**

There were no other matters.

\_\_\_\_\_

### **ADJOURNMENT**

There being no further business to come before the Board at this time, upon motion duly made by Director Arceneaux and seconded by Director Mitchell and, upon vote, unanimously carried, the meeting was adjourned.

Respectfully submitted,

By \_\_\_\_\_  
Secretary for the Meeting

**Panorama Metropolitan District**  
**June-23**

<b>Vendor</b>	<b>Invoice #</b>	<b>Date</b>	<b>Due Date</b>	<b>Amount in USD</b>	<b>Expense Account</b>	<b>Account Number</b>
CEGR Law	3030.001 4-2023	4/30/2023	4/30/2023	\$ 156.00	Legal	1675
CenturyLink, Inc	983B 6-2023	5/19/2023	5/19/2023	\$ 67.47	Utilities	1705
Denver Water	9244 5-2023	5/26/2023	5/26/2023	\$ 193.22	Utilities	1705
Denver Water	7802 5-2023	5/26/2023	5/26/2023	\$ 822.66	Utilities	1705
Denver Water	8951 5-2023	5/26/2023	5/26/2023	\$ 198.94	Utilities	1705
Denver Water	7782 5-2023	5/26/2023	5/26/2023	\$ 47.30	Utilities	1705
Diversified Underground, Inc.	27756	5/31/2023	6/30/2023	\$ 1,100.00	Maintenance & Repairs	1685
Inverness Landscaping, LLC	49441	5/11/2023	5/11/2023	\$ 2,219.00	Landscape Maintenance	1674
Special Dist Mgmt Services	May-23	5/31/2023	5/31/2023	\$ 960.20	Accounting	1612
Special Dist Mgmt Services	May-23	5/31/2023	5/31/2023	\$ 1,322.20	District Management	1614
Special Dist Mgmt Services	May-23	5/31/2023	5/31/2023	\$ 3.20	Miscellaneous	1690
Utility Notification Center of Colorado	223051105	5/31/2023	5/31/2023	\$ 24.51	Maintenance & Repairs	1685
Xcel Energy	830956910	6/5/2023	6/5/2023	\$ 52.95	Utilities	1705
Xcel Energy	830578131	6/1/2023	6/1/2023	\$ 3.91	Utilities	1705
Xcel Energy	830569453	6/1/2023	6/1/2023	\$ 776.77	Utilities	1705
				\$ 7,948.33		

**Panorama Metropolitan District  
June-23**

	<u>General</u>	<u>Debt</u>	<u>Capital</u>	<u>Totals</u>
<b>Disbursements</b>	\$ 7,948.33			\$ 7,948.33
<hr/>				
<b>Total Disbursements from Checking Acct</b>	\$ 7,948.33	\$ -	\$ -	\$ 7,948.33



**Panorama Metropolitan District**  
**July-23**

<b>Vendor</b>	<b>Invoice #</b>	<b>Date</b>	<b>Due Date</b>	<b>Amount in USD</b>	<b>Expense Account</b>	<b>Account Number</b>
CEGR Law	3030.001 6-2023	6/30/2023	6/30/2023	\$ 485.50	Legal	1675
CEGR Law	3030.001 05-2023	5/31/2023	5/31/2023	\$ 286.00	Legal	1675
CenturyLink, Inc	983B 7-2023	6/19/2023	6/19/2023	\$ 67.47	Utilities	1705
Denver Water	9244 6-2023	6/27/2023	6/27/2023	\$ 491.14	Utilities	1705
Denver Water	7802 6-2023	6/27/2023	6/27/2023	\$ 1,223.94	Utilities	1705
Denver Water	8951 6-2023	6/27/2023	6/27/2023	\$ 399.58	Utilities	1705
Denver Water	7785 6-2023	6/27/2023	6/27/2023	\$ 47.30	Utilities	1705
Diversified Underground, Inc.	27938	6/30/2023	7/30/2023	\$ 705.00	Maintenance & Repairs	1685
Special Dist Mgmt Services	Jun-23	6/30/2023	6/30/2023	\$ 1,040.20	Accounting	1612
Special Dist Mgmt Services	Jun-23	6/30/2023	6/30/2023	\$ 503.30	District Management	1614
Special Dist Mgmt Services	Jun-23	6/30/2023	6/30/2023	\$ 3.87	Miscellaneous	1690
Utility Notification Center of Colorado	223061098	6/30/2023	6/30/2023	\$ 21.93	Maintenance & Repairs	1685
Xcel Energy	834808167	7/3/2023	7/3/2023	\$ 4.39	Utilities	1705
Xcel Energy	834808728	7/3/2023	7/3/2023	\$ 775.85	Utilities	1705
Xcel Energy	835028165	7/5/2023	7/5/2023	\$ 54.35	Utilities	1705
				\$ 6,109.82		

**Panorama Metropolitan District  
July-23**

	<u>General</u>	<u>Debt</u>	<u>Capital</u>	<u>Totals</u>
<b>Disbursements</b>	<b>\$ 6,109.82</b>			<b>\$ 6,109.82</b>
<hr/>				
<b>Total Disbursements from Checking Acct</b>	<b>\$ 6,109.82</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 6,109.82</b>

**Panorama Metropolitan District**  
**August-23**

<b>Vendor</b>	<b>Invoice #</b>	<b>Date</b>	<b>Due Date</b>	<b>Amount in USD</b>	<b>Expense Account</b>	<b>Account Number</b>
CenturyLink, Inc	983B 8-2023	7/19/2023	7/19/2023	\$ 67.56	Utilities	1705
Denver Water	8951 7-2023	7/26/2023	7/26/2023	\$ 357.02	Utilities	1705
Denver Water	7802 7-2023	7/26/2023	7/26/2023	\$ 968.58	Utilities	1705
Denver Water	7782 7-2023	7/26/2023	7/26/2023	\$ 102.02	Utilities	1705
Denver Water	9244 7-2023	7/26/2023	7/26/2023	\$ 466.82	Utilities	1705
Diversified Underground, Inc.	28114	7/31/2023	8/30/2023	\$ 855.00	Maintenance & Repairs	1685
Inverness Landscaping, LLC	49526	5/15/2023	5/15/2023	\$ 867.87	Landscape Maintenance	1674
Special Dist Mgmt Services	Jul-23	7/31/2023	7/31/2023	\$ 784.00	Accounting	1612
Special Dist Mgmt Services	Jul-23	7/31/2023	7/31/2023	\$ 1,107.50	District Management	1614
Special Dist Mgmt Services	Jul-23	7/31/2023	7/31/2023	\$ 2.40	Miscellaneous	1690
Utility Notification Center of Colorado	223071079	7/31/2023	7/31/2023	\$ 18.06	Maintenance & Repairs	1685
Xcel Energy	838727367	8/1/2023	8/1/2023	\$ 773.25	Utilities	1705
Xcel Energy	838734865	8/1/2023	8/1/2023	\$ 4.38	Utilities	1705
Xcel Energy	839156852	8/3/2023	8/3/2023	\$ 54.15	Utilities	1705
				\$ 6,428.61		

**Panorama Metropolitan District  
August-23**

	<u>General</u>	<u>Debt</u>	<u>Capital</u>	<u>Totals</u>
<b>Disbursements</b>	\$ 6,428.61			\$ 6,428.61
<hr/>				
<b>Total Disbursements from Checking Acct</b>	\$ 6,428.61	\$ -	\$ -	\$ 6,428.61



PANORAMA METROPOLITAN DISTRICT  
Bill Date: Jul 19, 2023  
Account No: 303-397-1970 983B

Visit [centurylink.com](http://centurylink.com)

Balance Forward	New Charges	Total Amount Due	Due Date for New Charges
\$ .00	\$67.56	\$67.56	Auto Pay

**Account Summary**

**Previous Balance**

Charges		67.47
Payment	Thank you for your payment	67.47
<b>Balance Forward</b>		<b>\$ .00</b>

<b>New Charges</b>	<b>For questions, call:</b>	<b>Page</b>
CenturyLink	1 800 603-6000	3
<b>Total New Charges</b>		

67.56  
~~67.56~~

Auto Pay Invoice  
Approval- 1705

Business needs change regularly. As a valued business customer, we want to work with you to provide a complete and cost effective solution for your business.

Call (888) 544-4495 today for a free account consultation with a dedicated business sales consultant.

For billing or technical questions, please call (877) 453-9407.

CenturyLink, P O Box 91155, Seattle, WA 98111-9255

Please fold, tear here and return this portion with your payment.



62202520 C3 RP 13 20230713 NNNNNNNN 0000551 0002



PANORAMA METROPOLITAN DISTRICT  
STE 150  
141 UNION BLVD  
LAKEWOOD CO 80228-1898

Bill Date: Jul 19, 2023  
Account No: 303-397-1970 983B

New Charges: \$67.56  
**TOTAL AMOUNT DUE: \$67.56**

Payment made through CenturyLink Automatic Payment Plan.

CENTURYLINK  
P O BOX 91155  
SEATTLE, WA 98111-9255





For questions, call 1 800 603-6000

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PANORAMA METROPOLITAN  
DISTRICT  
Bill Date: Jul 19, 2023  
Account No: 303-397-1970 983B

**TOTAL PAID THROUGH AUTOMATIC PAYMENT**

**\$67.56**

Payment will be taken from your checking/savings account  
approximately 18 days after your bill date.

**New Charges**

	<b>Local and Other Services</b>
Monthly Charges	55.70
<b>Taxes, Fees and Surcharges</b>	
Federal Excise at 3%	1.82
State Sales at 2.9%	1.75
County Sales at .25%	.15
City Sales at 2.5%	1.52
Special District Sales at 1.1%	.66
Facility Relocation Cost Recovery Fee at \$.38 per access line	.38
State 911 at \$.09 per access line	.09
Local 911 at \$.70 per access line	.70
Federal Universal Serv Fund at 29.2%	.88



PANORAMA METROPOLITAN  
 DISTRICT  
 Bill Date: Jul 19, 2023  
 Account No: 303-397-1970 983B

For questions, call 1 800 603-6000

**New Charges**

	Local and Other Services	
<b>Taxes, Fees and Surcharges</b>		
Federal Universal Serv Fund at 29.8968%	2.75	
Colorado Universal Service Charge	1.13	
Colorado Telecommunications Relay Service Fund at \$.03 per access line	.03	
<b>Subtotal</b>	<b>\$67.56</b>	
<b>Total New Charges</b>		<b>\$67.56</b>

**Local and Other Services**

**Monthly Charges**

Charges from Jul 19 to Aug 18

Quantity	Description	Code	Item Rate	Amount
<b>Basic Services</b>				
1	Private Business Line	1FB	43.50	43.50
1	Subscriber Line Charge	9ZR	9.20	9.20
1	Access Recovery Charge	9ZR42	3.00	3.00
<b>Total Monthly Charges</b>				<b>\$55.70</b>

**Taxes, Fees & Surcharges Summary**

*The detail listed below has been included in the New Charges on this bill.  
 This summary is provided as information only.*

	Amount
Federal Excise at 3%	1.82
State Sales at 2.9%	1.75
County Sales at .25%	.15
City Sales at 2.5%	1.52
Special District Sales at 1.1%	.66
State 911 at \$.09 per access line	.09
<i>This surcharge, funds the cost of providing emergency services communications systems in your community.</i>	
Local 911 at \$.70 per access line	.70
<i>This surcharge, funds the cost of providing emergency services communications systems in your community.</i>	
Facility Relocation Cost Recovery Fee at \$.38 per access line	.38
Federal Universal Serv Fund at 29.8968%	2.75
<i>This charge recovers the amount CenturyLink contributes to the Federal Universal Service Fund. This fund helps keep local phone rates affordable for all Americans.</i>	



For questions, call 1 800 603-6000

**Local and Other Services**

**Taxes, Fees & Surcharges Summary**

	<b>Amount</b>
<b>Federal Universal Serv Fund at 29.2%</b> <i>This charge recovers the amount CenturyLink contributes to the Federal Universal Service Fund. This fund helps keep local phone rates affordable for all Americans.</i>	.88
<b>Colorado Universal Service Charge</b> <i>This charge recovers the amount CenturyLink contributes to the Colorado Universal Service Fund. This fund helps keep basic exchange rates affordable.</i>	1.13
<b>Colorado Telecommunications Relay Service Fund at \$.03 per access line</b> <i>This charge funds relay centers that help hearing- and speech-impaired customers make and receive calls.</i>	.03
<b>Total Taxes, Fees and Surcharges Summary</b>	<b>\$11.86</b>
<b>Total CenturyLink Local and Other Services</b>	<b>\$67.56</b>

<b>CenturyLink New Charges</b>	<b>\$67.56</b>
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**For Your Information**

Customers using Teletype (TTY) devices can direct their inquiries to CenturyLink at 1 800 223-3131, a TTY equipped number.

Go Green! Use Control Center at [controlcenter.centurylink.com](http://controlcenter.centurylink.com) to view your billing and service information on-line and enroll in Paperless Billing or One Page Direct.

Effective August 1 2023 grandfathered residential and small business services are no longer eligible for temporary suspension (vacation rates) and are not eligible for transfer of service between customers. A grandfathered service is one that is no longer sold, and availability is limited to lines currently in service at existing locations. Changes or additions are not permitted on accounts associated with grandfathered services. You may remove a grandfathered service from your account at any time. Please note, however, that grandfathered services and listings removed from your account may not be subsequently reinstated.

Effective August 1 2023 New Number Referral, Customized and Specialized Intercept Services will be grandfathered and will no longer be sold to new customers. Custom Calling feature Call Transfer will also be grandfathered for small business and residential customers. Changes, additions, or transfers of service will not be permitted on accounts associated with these grandfathered services. You may remove a grandfathered service or listing from your account at any time. Please note, however, that grandfathered services and listings removed from your account may not be subsequently reinstated.

Save time and learn more about the taxes and fees listed on your bill by visiting our website at [www.centurylink.com/taxesandfees](http://www.centurylink.com/taxesandfees) today.

The Facility Relocation Charge will be \$0.38 per line effective July 1, 2023.





For questions, call 1 800 603-6000

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PANORAMA METROPOLITAN  
DISTRICT  
Bill Date: Jul 19, 2023  
Account No: 303-397-1970 983B

## For Your Information

Effective July 21 2023 a one-time "Copy of Bill" fee of \$6.00 may apply when a customer requests a reprint of a monthly bill. This one-time charge applies per copy provided, whether multiple or single copies are requested. Copies of invoices from the past twelve months are available online and can be downloaded at no charge to you. Additional information regarding your CenturyLink bill can be found at <https://www.centurylink.com/home/help/account/billing.html>.

Charges for your monthly service are billed one month in advance. CenturyLink should receive your payment for the total amount due on or before the due date on your bill. If you are unable to pay by the due date, please contact Customer Service to avoid possible collection action. In some states you may be assessed a charge for unpaid balances. Your basic telephone service will not be disconnected for non-payment of charges for: (1) CenturyLink Unregulated Services (or other itemized services) identified by an \*, (2) services of other CenturyLink companies, or (3) services of other companies included in your bill. CenturyLink packages of features and the amounts in the Account Summary may include both basic and charges that are not basic.

CenturyLink Unregulated Products & Services are not under the jurisdiction of your state commission.

To view the Tariff and Catalog Terms that govern your telephone services visit [www.centurylink.com/aboutus/legal](http://www.centurylink.com/aboutus/legal)

The Federal Universal Service Fund (USF) rate is reviewed on a quarterly basis by the Federal Communications Commission (FCC). You may see changes on your bills in January, April, July and/or October. CenturyLink will apply rate changes on all applicable charges. The Federal USF rate and charge are clearly identified on your bill. The effective rate can be found on <http://www.fcc.gov/encyclopedia/contribution-factor-quarterly-filings-universalservice-fund-usf-management-support>. The annual adjustments of a federally approved telephone Subscriber Line Charge and Access Recovery Charge take effect July 1, 2023. These rates may be reviewed and adjusted in October, as well. These charges cover part of the cost for providing access to and maintenance of your local network. The effective rates can be found on your bill.

### Third-Party Billing Block

Cramping occurs when unauthorized charges appear on your telephone bill. To help prevent unwanted third party charges on your bill, contact CenturyLink at 800-603-6000 and request, at no charge, a bill block that will prevent some third party charges such as charitable contributions, dial-up Internet by non-CenturyLink companies or other non-telecommunications charges from appearing on your bill.



BILLING DATE  
7/26/2023

ACCOUNT NUMBER  
4761230000

AUG 01 2023

CUSTOMER ID  
6831330000

DUE DATE  
Aug 16, 2023

AMOUNT DUE  
\$466.82

**Account Summary**

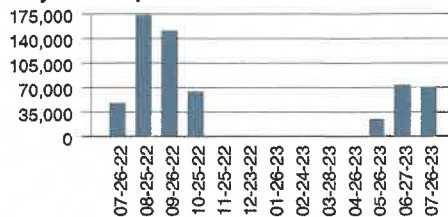
Previous Balance		491.14
Payment Received - 7/18/23	Thank You	-491.14
Current Charges		466.82

**Automatic Payment Amount \$466.82**

Payments must be received and posted to the account by 8/22/23 to avoid a delinquency charge. A 5% delinquency charge (maximum \$250.00) will apply to any unpaid balance on the next billing cycle after the charge is incurred.



**Monthly Consumption**



**9244 E DRY CREEK RD**

**IRR Water Irrigation Charges**

RATE: Commercial Irrigation (Read and Bill)

BILLING PERIOD: 6/28/2023 - 7/26/2023

DAYS: 29

METER NO.	CURRENT READ -	PREVIOUS READ	x	MULTIPLIER =	CONSUMPTION
369797	2,735	2,666		1000	69,000 Gal

Fixed Monthly Charge, 1" meter	25.70
Consumption Charge - Summer (69,000 Gal x \$6.08/1,000 Gal)	419.52
<b>Water Irrigation Charges</b>	<b>\$445.22</b>

**District Surcharges**

Southgate Service Charge	21.60
<b>District Surcharges</b>	<b>\$21.60</b>

**FYI** • This bill reflects a District Surcharge for Southgate Water District (303)-779-0261.

	Jul 2022	Jul 2023
Total gallons used	47,000	69,000
Days in billing period	32	29
Average daily use (gallons)	1,469	2,379

This graph shows your consumption water use for each month. Use only what you need and save water and money.

**Questions About Your Bill?**  
¿Preguntas Sobre Su Cuenta?  
303-893-2444  
Monday - Friday  
7:30 a.m. - 5:30 p.m.

**Visit Us Online**  
www.denverwater.org/contact

Denver Water, Correspondence  
1600 W. 12th Ave.  
Denver, CO 80204-3412

PLEASE KEEP THIS PORTION FOR YOUR RECORDS.  
PLEASE RETURN THIS PORTION WITH YOUR PAYMENT.



**SERVICE ADDRESS**  
9244 E DRY CREEK RD - IRR

**ACCOUNT NUMBER**  
4761230000

**DUE DATE**  
Automatic Pay

**AMOUNT DUE**  
\$466.82

Auto Pay Invoice Approval - 1705

Your payment of \$466.82 will be paid by "Automatic Payment" on or after 08/16/2023

9383 1 AB 0.534  
\*\*\*\*\*AUTO\*\*ALL FOR AADC 800 142355 9420 50  
PANORAMA METRO DIST  
141 UNION BLVD STE 150  
LAKEWOOD CO 80228-1898

00 703 200724 000000001 80217 3343  
DENVER WATER  
PO BOX 173343  
DENVER, CO 80217-3343

900 4761230000 00000000000466827



AUG 01 2023

BILLING DATE  
7/26/2023  
CUSTOMER ID  
7433330000

ACCOUNT NUMBER  
9063230000  
DUE DATE  
Aug 16, 2023

AMOUNT DUE  
\$357.02

Account Summary

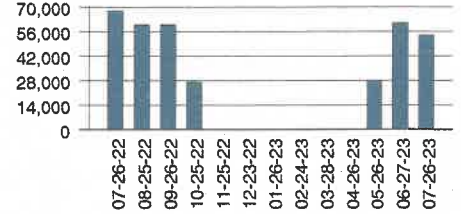
Previous Balance		399.58
Payment Received - 7/18/23	Thank You	-399.58
Current Charges		357.02

Automatic Payment Amount **\$357.02**

Payments must be received and posted to the account by 8/22/23 to avoid a delinquency charge. A 5% delinquency charge (maximum \$250.00) will apply to any unpaid balance on the next billing cycle after the charge is incurred.

denverwater.org

Monthly Consumption



8951 E MINERAL AVE

IRR

Water Irrigation Charges

RATE: Commercial Irrigation (Read and Bill)

BILLING PERIOD: 6/28/2023 - 7/26/2023 DAYS: 29

METER NO.	CURRENT READ	PREVIOUS READ	x	MULTIPLIER	=	CONSUMPTION
277998	3,925	3,871		1000		54,000 Gal

Fixed Monthly Charge, 3/4" meter	17.90
Consumption Charge - Summer (54,000 Gal x \$6.08/1,000 Gal)	328.32
<b>Water Irrigation Charges</b>	<b>\$346.22</b>

District Surcharges

Southgate Service Charge	10.80
<b>District Surcharges</b>	<b>\$10.80</b>

FY • This bill reflects a District Surcharge for Southgate Water District (303)-779-0261.

	Jul 2022	Jul 2023
Total gallons used	68,000	54,000
Days in billing period	32	29
Average daily use (gallons)	2,125	1,862

This graph shows your consumption water use for each month. Use only what you need and save water and money.



Questions About Your Bill? Preguntas Sobre Su Cuenta?

303-893-2444  
Monday - Friday  
7:30 a.m. - 5:30 p.m.



Visit Us Online

www.denverwater.org/contact



Denver Water, Correspondence  
1600 W. 12th Ave.  
Denver, CO 80204-3412

PLEASE KEEP THIS PORTION FOR YOUR RECORDS.

PLEASE RETURN THIS PORTION WITH YOUR PAYMENT.



SERVICE ADDRESS  
8951 E MINERAL AVE - IRR

Auto Pay Invoice 1705  
Approval-

ACCOUNT NUMBER	DUE DATE
9063230000	Automatic Pay
AMOUNT DUE	
\$357.02	

Your payment of \$357.02 will be paid by "Automatic Payment" on or after 08/16/2023

9386 1 AB 0.534  
\*\*\*\*\*AUTO\*\*ALL FOR AADC 800 142355 9423 50

PANORAMA METRO DIST  
141 UNION BLVD STE 150  
LAKEWOOD CO 80228-1898

00 703 200724 000000001 80217 3343

DENVER WATER  
PO BOX 173343  
DENVER, CO 80217-3343

0009386

900 9063230000 0000000000357022

### Account Summary

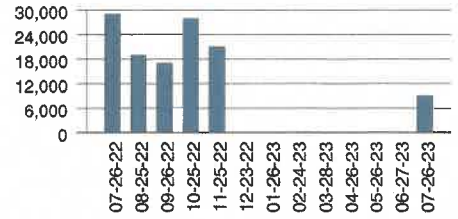
Previous Balance	47.30
Payment Received - 7/18/23	-47.30
Current Charges	102.02

**Automatic Payment Amount \$102.02**

Payments must be received and posted to the account by 8/22/23 to avoid a delinquency charge. A 5% delinquency charge (maximum \$250.00) will apply to any unpaid balance on the next billing cycle after the charge is incurred.



### Monthly Consumption



7782 S DAYTON ST

IRR

### Water Irrigation Charges

RATE: Commercial Irrigation (Read and Bill)

BILLING PERIOD: 6/28/2023 - 7/26/2023 DAYS: 29

METER NO.	CURRENT READ	PREVIOUS READ	x	MULTIPLIER	=	CONSUMPTION
464709	410	401		1000		9,000 Gal

Fixed Monthly Charge, 1" meter 25.70

Consumption Charge - Summer (9,000 Gal x \$6.08/1,000 Gal) 54.72

**Water Irrigation Charges \$80.42**

### District Surcharges

Southgate Service Charge 21.60

**District Surcharges \$21.60**

	Jul 2022	Jul 2023
Total gallons used	29,000	9,000
Days in billing period	32	29
Average daily use (gallons)	906	310

This graph shows your consumption water use for each month. Use only what you need and save water and money.

**Questions About Your Bill?**  
¿Preguntas Sobre Su Cuenta?

303-893-2444  
Monday - Friday  
7:30 a.m. - 5:30 p.m.

**Visit Us Online**  
www.denverwater.org/contact

Denver Water, Correspondence  
1600 W. 12th Ave.  
Denver, CO 80204-3412

**FYI** • This bill reflects a District Surcharge for Southgate Water District (303)-779-0261.

PLEASE KEEP THIS PORTION FOR YOUR RECORDS.  
PLEASE RETURN THIS PORTION WITH YOUR PAYMENT.



**SERVICE ADDRESS**  
7782 S DAYTON ST - IRR

**ACCOUNT NUMBER** 8583009088  
**DUE DATE** Automatic Pay  
**AMOUNT DUE** \$102.02

Auto Pay Invoice 1705  
Approval-

**Your payment of \$102.02 will be paid by "Automatic Payment" on or after 08/16/2023**

9385 1 AB 0.534  
\*\*\*\*\*AUTO\*\*ALL FOR AADC 800 142355 9422 50  
PANORAMA METROPOLITAN  
141 UNION BLVD STE 150  
LAKEWOOD CO 80228-1898

00 703 200724 000000001 80217 3343  
DENVER WATER  
PO BOX 173343  
DENVER, CO 80217-3343



**AUG 01 2023**

BILLING DATE  
7/26/2023  
CUSTOMER ID  
4536920000

ACCOUNT NUMBER  
5927820000  
DUE DATE  
Aug 16, 2023

AMOUNT DUE  
**\$968.58**

**Account Summary**

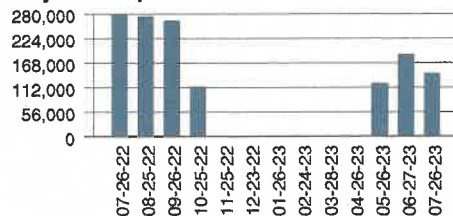
Previous Balance		1,223.94
Payment Received - 7/18/23	Thank You	-1,223.94
Current Charges		968.58

**Automatic Payment Amount \$968.58**

Payments must be received and posted to the account by 8/22/23 to avoid a delinquency charge. A 5% delinquency charge (maximum \$250.00) will apply to any unpaid balance on the next billing cycle after the charge is incurred.



**Monthly Consumption**



**7802 S CHESTER ST**

**IRR**

**Water Irrigation Charges**

RATE: Commercial Irrigation (Read and Bill)

BILLING PERIOD: 6/28/2023 - 7/26/2023

DAYS: 29

METER NO.	CURRENT READ	PREVIOUS READ	x MULTIPLIER	= CONSUMPTION
440480	33,577	33,433	1000	144,000 Gal

Fixed Monthly Charge, 1-1/2" meter	49.86
Consumption Charge - Summer (144,000 Gal x \$6.08/1,000 Gal)	875.52
<b>Water Irrigation Charges</b>	<b>\$925.38</b>

**District Surcharges**

Southgate Service Charge	43.20
<b>District Surcharges</b>	<b>\$43.20</b>

**FY** • This bill reflects a District Surcharge for Southgate Water District (303)-779-0261.

	Jul 2022	Jul 2023
Total gallons used	280,000	144,000
Days in billing period	32	29
Average daily use (gallons)	8,750	4,966

This graph shows your consumption water use for each month. Use only what you need and save water and money.

**Questions About Your Bill?**  
¿Preguntas Sobre Su Cuenta?  
303-893-2444  
Monday - Friday  
7:30 a.m. - 5:30 p.m.

**Visit Us Online**  
www.denverwater.org/contact

Denver Water, Correspondence  
1600 W. 12th Ave.  
Denver, CO 80204-3412

PLEASE KEEP THIS PORTION FOR YOUR RECORDS.  
PLEASE RETURN THIS PORTION WITH YOUR PAYMENT.



**SERVICE ADDRESS**  
7802 S CHESTER ST - IRR

Auto Pay Invoice 1705  
Approval-

ACCOUNT NUMBER  
5927820000

DUE DATE  
Automatic Pay

Your payment of \$968.58 will be paid by "Automatic Payment" on or after 08/16/2023

AMOUNT DUE  
**\$968.58**

9384 1 AB 0.534  
\*\*\*\*\*AUTO\*\*ALL FOR AADC 800 142355 9421 50  
PANORAMA METRO DIST  
141 UNION BLVD STE 150  
LAKEWOOD CO 80228-1898

00 703 200724 000000001 80217 3343  
DENVER WATER  
PO BOX 173343  
DENVER, CO 80217-3343

900 5927820000 00000000000968584

**AUG 07 2023**

Diversified Underground, Inc.

PO BOX 460909  
AURORA, CO 80046

**Invoice**

Date	Invoice #
7/31/2023	28114

Diversified's Job Name
July 2023

Due Date	8/30/2023
----------	-----------

<b>Bill To</b>
Panorama Metro Dist (Special Dist Mgmt Svcs) 141 Union Blvd , Suite 150 Lakewood, CO 80228

Project Mgr / Phone #	Project Name / Location
John Haubert / 303-987-0835	July 2023

Send Invoice to:	Client's Job #	Client's PO #
ap@sdmsi.com	Utility Locates	(PANRM1)

Item	Description	Qty	Rate	Amount								
L115	Truck Roll Charge	11	75.00	825.00								
L114	Screen Charge	6	5.00	30.00								
<table border="1" style="width: 100%;"> <tr> <td colspan="2"><i>Est. Name</i></td> </tr> <tr> <td><b>E/L Code</b></td> <td><b>Amount</b></td> </tr> <tr> <td>1685</td> <td>855.00</td> </tr> <tr> <td colspan="2"><i>Est Mgr Initial:</i></td> </tr> </table>					<i>Est. Name</i>		<b>E/L Code</b>	<b>Amount</b>	1685	855.00	<i>Est Mgr Initial:</i>	
<i>Est. Name</i>												
<b>E/L Code</b>	<b>Amount</b>											
1685	855.00											
<i>Est Mgr Initial:</i>												

To cover the cost of processing a credit or charge card transaction, and pursuant to section 5-2-212, Colorado Revised Statutes, a seller or lessor may impose a processing surcharge in an amount not to exceed the merchant discount fee that the seller or lessor incurs in processing the sales or lease transaction. A seller or lessor shall not impose a processing surcharge on payments made by use of cash, a check, or a debit card or redemption of a gift card.

<b>Total</b>	\$855.00
<b>Payments/Credits</b>	\$0.00
<b>Balance Due</b>	\$855.00

# Detailed Invoice

ID: PanoramaMetroDistrict-070123073123

Period: 07/01/23 - 07/31/23



## Diversified Underground

PO BOX 460909

Aurora, Colorado 80046

Tel: 303-636-9999

Fax: 303-671-8728

Email: mark@diversifiedunderground.com

## Panorama Metro District

Tel:

Fax:

Email:

### Cleared in field - No Conflict (PANRM1)

Ticket ID	Notes	Timestamp	Applied By	Amount	Price (\$)
B318100435	0 S YOSEMITE ST CENTENNIAL, CO	07/05/23 08:18:05	Bdulin	1.00	75.00
B318100474	0 S YOSEMITE ST CENTENNIAL, CO	07/05/23 08:29:39	Bdulin	1.00	75.00
B318701855	0 E PANORAMA CIR CENTENNIAL, CO	07/10/23 08:45:32	Bdulin	1.00	75.00
B319802360	9506 E MINERAL AVE CENTENNIAL, CO	07/17/23 12:43:47	Bdulin	1.00	75.00
B320004132	9195 E MINERAL AVE CENTENNIAL, CO	07/19/23 16:20:01	Bdulin	1.00	75.00
B320102846	0 S YOSEMITE ST CENTENNIAL, CO	07/24/23 09:14:22	Bdulin	1.00	75.00

**Cleared in field - No Conflict (PANRM1) Totals 6 450**

### Marked in field - Completed (PANRM1)

Ticket ID	Notes	Timestamp	Applied By	Amount	Price (\$)
B318701939	0 E MINERAL AVE CENTENNIAL, CO	07/10/23 09:47:24	Bdulin	1.00	75.00
B318701896	0 E MINERAL AVE CENTENNIAL, CO	07/10/23 09:48:03	Bdulin	1.00	75.00
B318703494	9506 E MINERAL AVE CENTENNIAL, CO	07/10/23 10:09:06	Bdulin	1.00	75.00
B318703588	0 E MINERAL AVE CENTENNIAL, CO	07/10/23 10:09:58	Bdulin	1.00	75.00
B319304343	0 E MINERAL AVE CENTENNIAL, CO	07/13/23 16:11:26	Bdulin	1.00	75.00

**Marked in field - Completed (PANRM1) Totals 5 375**

### Pre-Screened - No utility in vicinity (PANRM1)

Ticket ID	Notes	Timestamp	Applied By	Amount	Price (\$)
B319105393	8959 E DRY CREEK	07/12/23 13:17:15	Bdulin	1.00	5.00

# Detailed Invoice

ID: PanoramaMetroDistrict-070123073123

Period: 07/01/23 - 07/31/23



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	RD CENTENNIAL, CO					
B320004322	9195 E MINERAL AVE CENTENNIAL, CO	07/21/23 11:09:44	Bdulin	1.00	5.00	
B320004132	9195 E MINERAL AVE CENTENNIAL, CO	07/21/23 11:10:11	Bdulin	1.00	5.00	
B320102878	0 S YOSEMITE ST CENTENNIAL, CO	07/24/23 09:20:57	Bdulin	1.00	5.00	
B320701364	0 S YOSEMITE ST CENTENNIAL, CO	07/26/23 10:36:43	Bdulin	1.00	5.00	
B320102878	0 S YOSEMITE ST CENTENNIAL, CO	07/27/23 15:07:32	Bdulin	1.00	5.00	
<b>Pre-Screened - No utility in vicinity (PANRM1) Totals</b>				<b>6</b>	<b>30.00</b>	

**Invoice Grand Totals:** 17 charges for \$855.00.



# Summary Invoice

ID: PanoramaMetroDistrict-070123073123

Period: 07/01/23 - 07/31/23



## Diversified Underground

PO BOX 460909

Aurora, Colorado 80046

Tel: 303-636-9999

Fax: 303-671-8728

Email: mark@diversifiedunderground.com

## Panorama Metro District

Tel:

Fax:

Email:

Charge	Number	Unit Price (\$)	Total Price (\$)
Cleared in field - No Conflict (PANRM1)	6.00	75.00	450.00
Marked in field - Completed (PANRM1)	5.00	75.00	375.00
Pre-Screened - No utility in vicinity (PANRM1)	6.00	5.00	30.00
<b>Grand Total (\$)</b>			<b>855.00</b>

JUL 21 2023

# INVOICE #49526

INVOICE DATE:	05/15/2023
PROPERTY:	Special District Mgmt Services
TERMS:	Due on receipt

<b>Bill To:</b>	Special District Mgmt Services (LPANOMET) Panorama Metropolitan District 141 Union Blvd, Suite 150 Lakewood, CO 80228	<b>Remit To:</b>	Inverness Landscaping, LLC sbeck@sdmsi.com 188 Inverness Drive West, Ste 150 Englewood, CO 80112
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Charge Description	Amount
WO#27988 repair later line breaks on chester islands. Replace popup on the island at dry creek and chester. Replace clogged nozzles.	126.64
WO#27989 Replace popups, rotor and clogged nozzles on Dry Creek island.	200.00
WO#27990 Replace rotor along sidewalk by pond. Replace popup on island.	80.00
WO#27991 Replace rotor along S curb. Replace popup on N side by sidewalk. Replace clogged nozzles.	130.32
WO#28009 Replace batteries in all battery controllers. Install battery valve. Replace four faulty drip emitters.	330.91
<b>CURRENT INVOICE</b>	<b>867.87</b>

Please make checks payable to: Inverness Landscaping, LLC  
 Commercial Pesticide Applicators are Licensed by the Colorado Department of Agriculture

S/L Code	Amount
1674	867.87

Int. Man. Fottiale

# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

Panorama Metropolitan District  
 141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898

Statement Date: 07/31/2023  
 Account No. PMD.00

Invoice for Services Rendered - 07/31/2023

B/L Code	Amount
1690	2.40
1612	784.00
1614	1107.50
Net. Migr. Totals	

	Previous Balance	Fees	Expenses	Advances	Payments	Balance
PMD-00	3.87	0.00	2.40 <sup>1690</sup>	0.00	0.00	\$6.27
PMD-01 Board Meetings	205.80	414.00	0.00	0.00	0.00	\$619.80
PMD-02 Management Matters	151.00	352.40	0.00	0.00	0.00	\$503.40
PMD-08 Election Matters	16.00	0.00	0.00	0.00	0.00	\$16.00
PMD-09 Financial Matters	1,040.20	656.00 <sup>1612</sup>	0.00	0.00	0.00	\$1,696.20
PMD-12 Financial-Audit Matters	0.00	128.00 <sup>1612</sup>	0.00	0.00	0.00	\$128.00
PMD-13 Management-Audit Matters	0.00	123.60	0.00	0.00	0.00	\$123.60
PMD-19 Field Maintenance and Repair	130.50	217.50	0.00	0.00	0.00	\$348.00
	<u>1,547.37</u>	<u>1,891.50</u>	<u>2.40</u>	<u>0.00</u>	<u>0.00</u>	<u>\$3,441.27</u>

\$ 1,893.90

# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

**Panorama Metropolitan District**

Statement Date: 07/31/2023  
 Statement No. 126979  
 Account No. PMD.00

Expenses

07/31/2023	Duplicating, July 2023.	<u>2.40</u>
	Total Expenses	<u>2.40</u>
	Total Current Work	2.40
	Previous Balance	\$3.87
	Balance Due	<u>\$6.27</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
2.40	3.87	0.00	0.00	0.00	0.00

# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

Panorama Metropolitan District

Statement Date: 07/31/2023  
 Statement No. 126980  
 Account No. PMD.01

Board Meetings

Fees

			Hours				
07/03/2023	CE	Scan, email and save quorum for the July 12, 2023 meeting to E drive.	0.10	16.00			
07/06/2023	PC	Finalize and compile Board meeting packet for July 12, 2023 distribution to the Board.	0.70	112.00			
	DMS	Review Board packets.	0.10	20.60			
07/07/2023	PC	Transmit meeting packet for the July 12, 2023 Board Meeting for distribution to the Board.	0.50	80.00			
07/12/2023	DMS	Prepare for and facilitate meeting. Complete post-meeting wrap-up for transmission of file for additional processing.	0.90	185.40			
		For Current Services Rendered	2.30	414.00			
		Total Current Work		414.00			
		Previous Balance		\$205.80			
		Balance Due		<u>\$619.80</u>			
		Aged Due Amounts					
		<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
		414.00	205.80	0.00	0.00	0.00	0.00

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141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

Panorama Metropolitan District

Statement Date: 07/31/2023  
 Statement No. 126981  
 Account No. PMD.02

Management Matters

Fees

			Hours	
07/11/2023	DMS	Review, research and respond to communication from JLL re: damaged pedestal. Confer with Mr. Haubert re: repair of same.	0.50	103.00
07/12/2023	DMS	Confer with Mr. Haubert re: pedestal repair. Communicate with JLL re: same.	0.30	61.80
	DMS	Communicate with Mr. Scott re: landscape enhancement proposal.	0.30	61.80
07/13/2023	SB	Review correspondence from the City of Centennial and forward to Mr. Solin for review.	0.10	16.00
	DMS	Communicate with JLL re: repaired pedestal and preventing future damage.	0.20	41.20
07/24/2023	DMS	Communicate with Mr. Scott re: preparing landscape enhancement proposal.	0.10	20.60
07/31/2023	CE	Open & distribute mail for month of July 2023.	0.30	48.00
		For Current Services Rendered	1.80	352.40
		Total Current Work		352.40
		Previous Balance		\$151.00
		Balance Due		<u>\$503.40</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
352.40	151.00	0.00	0.00	0.00	0.00

# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Statement Date: 07/31/2023  
Statement No. 126982  
Account No. PMD.08

## Panorama Metropolitan District

### Election Matters

Previous Balance \$16.00

Balance Due \$16.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	16.00	0.00	0.00	0.00	0.00

# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

Panorama Metropolitan District

Statement Date: 07/31/2023  
 Statement No. 126983  
 Account No. PMD.09

Financial Matters

Fees

			Hours	
07/05/2023	SB	Review correspondence from Bill.com. Verify account balance and approve monthly subscription fee draft.	0.10	16.00
	SB	Review correspondence from Inverness Landscaping. Forward to Mr. Solin.	0.10	16.00
07/06/2023	CLW	Print and file invoices for current month's accounts payable.	0.30	48.00
07/10/2023	CLW	Compile and code invoices for July payments. Transmit invoices to District Manager for review and approval.	0.20	32.00
07/13/2023	CLW	Scan invoices, upload into Bill.Com and input invoice detail. Create unpaid invoice report and save to E-Drive. Process automatic payments. Complete sync with Caselle. Update general ledger.	0.70	112.00
	SB	Review, scan and save the Wells Fargo Savings account statements.	0.10	16.00
07/21/2023	SB	Review and respond to correspondence with Nell Carson with Inverness Landscaping regarding outstanding invoices. Research to verify if paid. Forward to Ms. Garcia for processing and payment.	0.30	48.00
07/24/2023	SB	Review documents received from Wells Fargo Bank. Scan and save the July 31, 2023 Client Analysis Statements.	0.10	16.00
07/26/2023	JHR	Download and save June bank statement. Prepare June bank reconciliation.	0.60	96.00
07/28/2023	JHR	Process journal entries. Update property tax collection schedule and Wells Fargo interest allocation schedule. Prepare June 30, 2023 financial statements.	1.60	256.00
		For Current Services Rendered	4.10	656.00
		Total Current Work		656.00
		Previous Balance		\$1,040.20
		Balance Due		<u>\$1,696.20</u>

Aged Due Amounts

0-30	31-60	61-90	91-120	121-180	181+
656.00	1,040.20	0.00	0.00	0.00	0.00



# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

**Panorama Metropolitan District**

Statement Date: 07/31/2023  
 Statement No. 126984  
 Account No. PMD.12

Financial-Audit Matters

## Fees

			Hours	
07/18/2023	JHR	Correspond with Auditor regarding Board meeting and filing 2022 audit report. Review and sign management representation letter.	0.60	96.00
07/19/2023	JHR	Download, review and save 2022 final audit report.	0.20	32.00
		For Current Services Rendered	0.80	128.00
		Total Current Work		128.00
		Balance Due		<u>\$128.00</u>

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141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Panorama Metropolitan District

Statement Date: 07/31/2023  
Statement No. 126985  
Account No. PMD.13

## Management-Audit Matters

### Fees

			Hours	
07/12/2023	DMS	Confer with Mr. Ruthven re: audit.	0.30	61.80
07/18/2023	DMS	Provide executed Management Representations letter, as requested.	0.30	61.80
		For Current Services Rendered	0.60	123.60
		Total Current Work		123.60
		Balance Due		<u>\$123.60</u>

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141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

Panorama Metropolitan District

Statement Date: 07/31/2023  
 Statement No. 126986  
 Account No. PMD.19

Field Maintenance and Repair

Fees

				Hours		
07/12/2023	JH	Travel to district, locate and repair electrical meter assembly stand.				
		Correspondence with landscaper regarding caution around delicate items.		2.50	217.50	
		For Current Services Rendered		2.50	217.50	
		Total Current Work			217.50	
		Previous Balance			\$130.50	
		Balance Due			<u>\$348.00</u>	
Aged Due Amounts						
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	217.50	130.50	0.00	0.00	0.00	0.00

AUG 02 2023

# UNCC

UTILITY NOTIFICATION  
CENTER OF COLORADO

# invoice

"IT'S THE LAW, CALL BEFORE YOU DIG"

P.O. Box 208903, Dallas, TX 75320-8903  
OFC (303) 232-1991 FAX (303) 234-1712

To:

PANORAMA METRO DISTRICT  
ATTN: DIANA GARCIA  
141 UNION BLVD, SUITE 150  
LAKEWOOD, CO 80228

Invoice #: 223071079  
Invoice Date: 07/31/23  
Invoice for July 2023  
P.O.#  
Due Date: Upon Receipt  
Member ID: 58290

Qty	Item	ID/Description	Price	Extension
14	1	RTL Transmissions PANRM1	1.29	18.06
2	2	Cancelled RTL Transmissions PANRM1	0.00	0.00

PL Code	Amount
1685	18.06

Int. Mgr. Initials

Amount Due 18.06

PLEASE INCLUDE MEMBER ID NUMBER AND INVOICE NUMBER ON CHECK.  
PLEASE MAKE CHECKS PAYABLE TO UTILITY NOTIFICATION CENTER OF COLORADO OR UNCC.

EFFECTIVE JANUARY 1, 2023, THE PER TRANSMISSION RATE  
WAS REDUCED TO \$1.29

PLEASE NOTE OUR ACCOUNTS PAYABLE ADDRESS IS:  
Utility Notification Center of Colorado P.O. Box 208903, Dallas, TX 75320-8903



**AUG 08 2023**

MAILING ADDRESS	ACCOUNT NUMBER	DUE DATE	
PANORAMA METRO DIST STREET LIGHTS 141 UNION BLVD STE 150 LAKEWOOD CO 80228-1898	53-1933445-5	<b>08/28/2023</b>	
	STATEMENT NUMBER	STATEMENT DATE	AMOUNT DUE
	838727367	08/01/2023	<b>\$773.25</b>

**QUESTIONS ABOUT YOUR BILL?**

See our website: [xcelenergy.com](http://xcelenergy.com)  
 Please Call: 1-800-481-4700  
 Fax: 1-800-311-0050  
 Or write us at: XCEL ENERGY  
 PO BOX 8  
 EAU CLAIRE WI 54702-0008

**SUMMARY OF CURRENT CHARGES** (detailed charges begin on page 2)

Other Recurring Charges	\$773.25
<b>Current Charges</b>	<b>\$773.25</b>

**ACCOUNT BALANCE** (Balance de su cuenta)

Previous Balance	\$775.85
Payment Received	-
Auto Pay 07/28	-
Balance Forward	<b>\$0.00</b>
Current Charges	\$773.25
<b>Amount Due</b> (Cantidad a pagar)	<b>\$773.25</b>

**INFORMATION ABOUT YOUR BILL**

Thank you for your payment.

*Auto Pay Invoice 1705  
Approval-*

RETURN BOTTOM PORTION WITH PAYMENT ONLY • PLEASE DO NOT INCLUDE OTHER REQUESTS • SEE BACK OF BILL FOR CONTACT METHODS



Please help our neighbors in need by donating to Energy Outreach Colorado. Please mark your donation amount on the back of this payment stub and CHECK THE RED BOX under your address below.

AB 01 002902 25278 H 11 A



PANORAMA METRO DIST  
 STREET LIGHTS  
 141 UNION BLVD STE 150  
 LAKEWOOD CO 80228-1898

ACCOUNT NUMBER	DUE DATE	AMOUNT DUE	AMOUNT ENCLOSED
53-1933445-5	08/28/2023	<b>\$773.25</b>	Automated Bank Payment

Your bill is paid through an automated bank payment plan.

AUGUST						
S	M	T	W	T	F	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	<b>28</b>	29	30	31		



XCEL ENERGY  
 P.O. BOX 9477  
 MPLS MN 55484-9477



31 53082823 19334455 0000007732500000077325

002902 1/4





MAILING ADDRESS	ACCOUNT NUMBER	DUE DATE	
PANORAMA METRO DIST STREET LIGHTS 141 UNION BLVD STE 150 LAKEWOOD CO 80228-1898	53-1933445-5	08/28/2023	
	STATEMENT NUMBER	STATEMENT DATE	AMOUNT DUE
	838727367	08/01/2023	\$773.25

### OTHER RECURRING CHARGES DETAILS

INVOICE NUMBER: 1052896326  
 ADDRESS: STREET LIGHTS  
 TAX ADDRESS

DESCRIPTION	USAGE UNITS	UNIT CHARGE	QTY	CHARGE
Install Number 98258 07/01/23 to 07/31/23 200 WATT HPS DK-DN - SL Street Lights	2645 kWh	\$13.99	42	\$587.58
Trans Cost Adj				\$1.11
Elec Commodity Adj				\$78.19
Demand Side Mgmt				\$2.72
Purch Cap Cost Adj				\$4.15
Renew. Energy Std Adj				\$7.38
Renew. Energy Std Adj				\$0.09
Colo Energy Plan Adj				\$7.38
Colo Energy Plan Adj				\$0.09
GRSA E				\$8.54
EGCRR				\$11.98
GRSA				\$64.04
<b>Total</b>				<b>\$773.25</b>



## TOGETHER WE POWER STABILITY.

Energy Outreach Colorado is a nonprofit partnering with Xcel Energy to provide energy bill payment assistance and energy-efficiency upgrades for affordable housing and nonprofit facilities. We need your help today! There are three ways to contribute:



1. Visit the Energy Outreach Colorado website at [www.energyoutreach.org](http://www.energyoutreach.org) to make a one-time donation.
2. **CHECK THE RED BOX** on the front-left side of this payment stub AND select a tax-deductible contribution below.

#### MONTHLY DONATION:

\$20 \_\_\_\_\_ \$10 \_\_\_\_\_ \$5 \_\_\_\_\_ Other \_\_\_\_\_

3. Make a one-time, tax-deductible contribution of \$ \_\_\_\_\_  
 Enclose this form with your Xcel Energy payment. Or, mail to:  
**ATTN PAR Dept., PO BOX 8, EAU CLAIRE, WI 54702-0008**  
 (Please make your check payable to Energy Outreach Colorado.)

Customers that choose to donate will have account information securely shared with Energy Outreach Colorado for tax purposes only.



AUG 08 2023

MAILING ADDRESS	ACCOUNT NUMBER	DUE DATE	
PANORAMA METRO DIST SPRINKLER 141 UNION BLVD STE 150 LAKEWOOD CO 80228-1898	53-2517234-9	08/28/2023	
	STATEMENT NUMBER	STATEMENT DATE	AMOUNT DUE
	838734865	08/01/2023	\$4.38

QUESTIONS ABOUT YOUR BILL?

See our website: xcelenergy.com  
 Please Call: 1-800-481-4700  
 Fax: 1-800-311-0050  
 Or write us at: XCEL ENERGY  
 PO BOX 8  
 EAU CLAIRE WI 54702-0008

SUMMARY OF CURRENT CHARGES (detailed charges begin on page 2)

Other Recurring Charges	\$4.38
<b>Current Charges</b>	<b>\$4.38</b>

ACCOUNT BALANCE (Balance de su cuenta)

Previous Balance	\$4.39
Payment Received	Auto Pay 07/28
	-4.39 CR
Balance Forward	\$0.00
Current Charges	\$4.38
<b>Amount Due (Cantidad a pagar)</b>	<b>\$4.38</b>

INFORMATION ABOUT YOUR BILL

Thank you for your payment.

Auto Pay Invoice 1705  
Approval-

RETURN BOTTOM PORTION WITH PAYMENT ONLY • PLEASE DO NOT INCLUDE OTHER REQUESTS • SEE BACK OF BILL FOR CONTACT METHODS



Please help our neighbors in need by donating to Energy Outreach Colorado. Please mark your donation amount on the back of this payment stub and CHECK THE RED BOX under your address below.

AB 01 002901 25278 H 11 A



PANORAMA METRO DIST  
 SPRINKLER  
 141 UNION BLVD STE 150  
 LAKEWOOD CO 80228-1898

ACCOUNT NUMBER	DUE DATE	AMOUNT DUE	AMOUNT ENCLOSED
53-2517234-9	08/28/2023	\$4.38	Automated Bank Payment

Your bill is paid through an automated bank payment plan.

AUGUST						
S	M	T	W	T	F	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		



XCEL ENERGY  
 P.O. BOX 9477  
 MPLS MN 55484-9477



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MAILING ADDRESS	ACCOUNT NUMBER	DUE DATE	
PANORAMA METRO DIST SPRINKLER 141 UNION BLVD STE 150 LAKEWOOD CO 80228-1898	53-2517234-9	08/28/2023	
	STATEMENT NUMBER	STATEMENT DATE	AMOUNT DUE
	838734865	08/01/2023	\$4.38

### OTHER RECURRING CHARGES DETAILS

INVOICE NUMBER: 1052895315  
 ADDRESS: SPRINKLER  
 TAX ADDRESS

DESCRIPTION	USAGE UNITS	UNIT CHARGE	QTY	CHARGE
Install Number 81512 07/01/23 to 07/31/23 SPRINKLER CONTROL				
NMTR Energy Chg	2 kWh	\$0.00	1	\$0.00
Trans Cost Adj				\$0.00
Elec Commodity Adj				\$0.06
Demand Side Mgmt Cost				\$0.00
Purch Cap Cost Adj				\$0.01
GRSA E				\$0.02
Trans Elec Plan				\$0.00
RDA				\$0.00
EGCRR				\$0.01
NMTR Billing Chg				\$4.02
NMTR Energy Chg				\$0.18
Renew. Energy Std Adj				\$0.04
Colo Energy Plan Adj				\$0.04
<b>Total</b>				<b>\$4.38</b>



### TOGETHER WE POWER STABILITY.

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2. **CHECK THE RED BOX** on the front-left side of this payment stub AND select a tax-deductible contribution below.

#### MONTHLY DONATION:

\$20 \_\_\_\_\_ \$10 \_\_\_\_\_ \$5 \_\_\_\_\_ Other \_\_\_\_\_

3. Make a one-time, tax-deductible contribution of \$ \_\_\_\_\_  
 Enclose this form with your Xcel Energy payment. Or, mail to:  
**ATTN PAR Dept., PO BOX 8, EAU CLAIRE, WI 54702-0008**  
 (Please make your check payable to Energy Outreach Colorado.)

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MAILING ADDRESS		ACCOUNT NUMBER	DUE DATE
PANORAMA METRO DISTRICT 141 UNION BLVD STE 150 LAKEWOOD CO 80228-1898		53-3392697-3	08/23/2023
STATEMENT NUMBER	STATEMENT DATE	AMOUNT DUE	
839156852	08/03/2023	<b>\$54.15</b>	

**QUESTIONS ABOUT YOUR BILL?**

See our website: [xcelenergy.com](http://xcelenergy.com)  
 Please Call: 1-800-481-4700  
 Fax: 1-800-311-0050  
 Or write us at: XCEL ENERGY  
 PO BOX 8  
 EAU CLAIRE WI 54702-0008

**ACCOUNT BALANCE** *(Balance de su cuenta)*

Previous Balance	As of 06/29	\$54.35
Payment Received	Auto Pay 07/25	-54.35 <b>CR</b>
Balance Forward		<b>\$0.00</b>
Current Charges		\$54.15
<b>Amount Due</b> <i>(Cantidad a pagar)</i>		<b>\$54.15</b>

**PREMISES SUMMARY**

PREMISES NUMBER	PREMISES IDENTIFIER	PREMISES DESCRIPTOR	CURRENT BILL
301079542	7501 S CHESTER ST BLDG SPRI		\$13.58
301587253	7620 S YOSEMITE ST BLDG SPKL		\$13.01
301986182	7751 S CHESTER ST BLDG SPRI		\$13.78
304445749	9025 E MINERAL CIR UNIT SPKLR		\$13.78
<b>Total</b>			<b>\$54.15</b>

**INFORMATION ABOUT YOUR BILL**

Now that you have a smart meter, your monthly electric bill will look different than it has in the past and will show your electric use during different segments of the day. Visit [www.xcelenergy.com/SmartMeter](http://www.xcelenergy.com/SmartMeter) to learn more. You can also sign up at [xcelenergy.com/MyAccount](http://xcelenergy.com/MyAccount) to see your billing history and other helpful information.


Thank you for your payment.

Auto Pay Invoice 1705  
 Approval -

RETURN BOTTOM PORTION WITH PAYMENT ONLY • PLEASE DO NOT INCLUDE OTHER REQUESTS • SEE BACK OF BILL FOR CONTACT METHODS




Please help our neighbors in need by donating to Energy Outreach Colorado. Please mark your donation amount on the back of this payment stub and CHECK THE RED BOX under your address below.

AB 02 003031 28960 H 12 A  
  
 PANORAMA METRO DISTRICT  
 141 UNION BLVD STE 150  
 LAKEWOOD CO 80228-1898

ACCOUNT NUMBER	DUE DATE	AMOUNT DUE	AMOUNT ENCLOSED
53-3392697-3	08/23/2023	<b>\$54.15</b>	Automated Bank Payment

Your bill is paid through an automated bank payment plan.

AUGUST						
S	M	T	W	T	F	S
		1	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30	31		

  
 XCEL ENERGY  
 P.O. BOX 9477  
 MPLS MN 55484-9477



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003031 1/5





MAILING ADDRESS	ACCOUNT NUMBER	DUE DATE	
PANORAMA METRO DISTRICT 141 UNION BLVD STE 150 LAKEWOOD CO 80228-1898	53-3392697-3	08/23/2023	
	STATEMENT NUMBER	STATEMENT DATE	AMOUNT DUE
	839156852	08/03/2023	\$54.15

### YOUR MONTHLY ELECTRICITY USAGE



DAILY AVERAGES	Last Year	This Year
Temperature	78° F	74° F
Electricity kWh	0.2	0.1
Electricity Cost	\$0.38	\$0.44

SERVICE ADDRESS: 7501 S CHESTER ST BLDG SPRI ENGLEWOOD, CO 80112-2801  
NEXT READ DATE: 09/01/23

### ELECTRICITY SERVICE DETAILS

PREMISES NUMBER: 301079542  
INVOICE NUMBER: 1053493442

### METER READING INFORMATION

METER 328314780			
Read Dates: 07/03/23 - 08/03/23 (31 Days)			
DESCRIPTION	CURRENT READING	PREVIOUS READING	USAGE
Total Energy	171 Actual	167 Actual	4 kWh

### ELECTRICITY CHARGES

### RATE: C Commercial Service

DESCRIPTION	USAGE UNITS	RATE	CHARGE
Service & Facility			\$11.68
Commercial Service	4 kWh	\$0.088520	\$0.35
Trans Cost Adj	4 kWh	\$0.000860	\$0.00
Elec Commodity Adj	4 kWh	\$0.029560	\$0.12
Demand Side Mgmt Cost	4 kWh	\$0.001860	\$0.01
Purch Cap Cost Adj	3.61 kWh	\$0.003210	\$0.01
Purch Cap Cost Adj	0.39 kWh	\$0.004060	\$0.00
GRSA E	4 kWh	\$0.011700	\$0.05
Trans Elec Plan	4 kWh	\$0.000100	\$0.00
RDA	4 kWh	-\$0.001310	-\$0.01 CR
EGCRR	4 kWh	\$0.004530	\$0.02
Renew. Energy Std Adj			\$0.11
Colo Energy Plan Adj			\$0.11
Energy Assistance Chg			\$0.75
<b>Subtotal</b>			<b>\$13.20</b>
Franchise Fee		3.00%	\$0.38
<b>Total</b>			<b>\$13.58</b>

**Premises Total \$13.58**



### TOGETHER WE POWER STABILITY.

Energy Outreach Colorado is a nonprofit partnering with Xcel Energy to provide energy bill payment assistance and energy-efficiency upgrades for affordable housing and nonprofit facilities. We need your help today! There are three ways to contribute:



**ENERGY  
OUTREACH  
COLORADO**

1. Visit the Energy Outreach Colorado website at [www.energyoutreach.org](http://www.energyoutreach.org) to make a one-time donation.

2. **CHECK THE RED BOX** on the front-left side of this payment stub AND select a tax-deductible contribution below.

#### MONTHLY DONATION:

\$20  \$10  \$5  Other

3. Make a one-time, tax-deductible contribution of \$ \_\_\_\_\_

Enclose this form with your Xcel Energy payment. Or, mail to:  
**ATTN PAR Dept., PO BOX 8, EAU CLAIRE, WI 54702-0008**  
(Please make your check payable to Energy Outreach Colorado.)

Customers that choose to donate will have account information securely shared with Energy Outreach Colorado for tax purposes only.



MAILING ADDRESS	ACCOUNT NUMBER	DUE DATE	
PANORAMA METRO DISTRICT 141 UNION BLVD STE 150 LAKEWOOD CO 80228-1898	53-3392697-3	08/23/2023	
	STATEMENT NUMBER	STATEMENT DATE	AMOUNT DUE
	839156852	08/03/2023	\$54.15

**SERVICE ADDRESS:** 7620 S YOSEMITE ST BLDG SPKL CENTENNIAL, CO 80112  
**NEXT READ DATE:** 09/01/23

### ELECTRICITY SERVICE DETAILS

**PREMISES NUMBER:** 301587253  
**INVOICE NUMBER:** 1053494477

METER READING INFORMATION			
METER 345603840	Read Dates: 06/29/23 - 07/31/23 (32 Days)		
DESCRIPTION	CURRENT READING	PREVIOUS READING	USAGE
Mid Pk Energy	0 Estimate	0 Estimate	0 kWh
On-Peak Energy	0 Estimate	0 Estimate	0 kWh
Off-Peak Energy	0 Estimate	0 Estimate	0 kWh
Total Energy	0 Estimate	0 Estimate	0 kWh
Demand	Estimate		0 kW
Billable Demand			0 kW

### ELECTRICITY CHARGES

### RATE: CTOU Com Energy TOU

DESCRIPTION	USAGE UNITS	RATE	CHARGE
Service & Facility			\$11.68
CTOU On-Peak	0 kWh	\$0.143520	\$0.00
CTOU Shoulder	0 kWh	\$0.098340	\$0.00
CTOU Off-Peak	0 kWh	\$0.053150	\$0.00
RDA	0 kWh	-\$0.001310	\$0.00
GRSA E	0 kWh	\$0.011880	\$0.00
EGCRR	0 kWh	\$0.004530	\$0.00
Renew. Energy Std Adj			\$0.11
Colo Energy Plan Adj			\$0.11
Energy Assistance Chg			\$0.75
<b>Subtotal</b>			<b>\$12.65</b>
Franchise Fee		3.00%	\$0.36
<b>Total</b>			<b>\$13.01</b>
<b>Premises Total</b>			<b>\$13.01</b>

### INFORMATION ABOUT YOUR BILL

This bill reflects an estimate. Actual charges will be billed once a meter reading is established. If you feel this estimate is above or below your average billing, please contact us at 1-800-481-4700.

DAILY AVERAGES	Last Year	This Year
Temperature	77° F	74° F
Electricity kWh	0.0	0.0
Electricity Cost	\$0.36	\$0.41

003031 2/5



08/03/2023

53-3392697-3

4241



MAILING ADDRESS	ACCOUNT NUMBER	DUE DATE	
PANORAMA METRO DISTRICT 141 UNION BLVD STE 150 LAKEWOOD CO 80228-1898	53-3392697-3	08/23/2023	
	STATEMENT NUMBER	STATEMENT DATE	AMOUNT DUE
	839156852	08/03/2023	\$54.15

SERVICE ADDRESS: 7751 S CHESTER ST BLDG SPRI CENTENNIAL, CO 80112-2901  
NEXT READ DATE: 09/01/23

### ELECTRICITY SERVICE DETAILS

PREMISES NUMBER: 301986182  
INVOICE NUMBER: 1053496224

### METER READING INFORMATION

METER 345603950				Read Dates: 06/29/23 - 07/31/23 (32 Days)
DESCRIPTION	CURRENT READING	PREVIOUS READING	USAGE	
Mid Pk Energy	1 Actual	0 Actual	1 kWh	
On-Peak Energy	1 Actual	0 Actual	1 kWh	
Off-Peak Energy	4 Actual	0 Actual	4 kWh	
Total Energy	5 Actual	0 Actual	5 kWh	
Demand	Actual		0.016 kW	
Billable Demand			0 kW	

### ELECTRICITY CHARGES

### RATE: CTOU Com Energy TOU

DESCRIPTION	USAGE UNITS	RATE	CHARGE
Service & Facility			\$11.68
CTOU On-Peak	1 kWh	\$0.143520	\$0.14
CTOU Shoulder	1 kWh	\$0.098340	\$0.10
CTOU Off-Peak	4 kWh	\$0.053150	\$0.21
RDA	6 kWh	-\$0.001310	-\$0.01 CR
GRSA E	6 kWh	\$0.011647	\$0.07
EGCRR	6 kWh	\$0.004530	\$0.02
DemandSideMgmtCost	0.01	2.39%	\$0.00
DemandSideMgmtCost	0.45	2.84%	\$0.01
PurchCapCostAdj	0.45	4.89%	\$0.02
Trans Cost Adj	0.45	1.31%	\$0.00
ECA	0.01	50.20%	\$0.01
ECA	0.45	40.01%	\$0.18
Trans Elec Plan	0.45	0.15%	\$0.00
Renew. Energy Std Adj			\$0.11
Colo Energy Plan Adj			\$0.11
Energy Assistance Chg			\$0.75
<b>Subtotal</b>			<b>\$13.40</b>
Franchise Fee		3.00%	\$0.38
<b>Total</b>			<b>\$13.78</b>

Meter 000345603950 Max Demand 07/29/2023 21:30

**Premises Total** **\$13.78**

DAILY AVERAGES	Last Year	This Year
Temperature	77° F	74° F
Electricity kWh	0.3	0.2
Electricity Cost	\$0.40	\$0.43



MAILING ADDRESS	ACCOUNT NUMBER	DUE DATE	
PANORAMA METRO DISTRICT 141 UNION BLVD STE 150 LAKEWOOD CO 80228-1898	53-3392697-3	08/23/2023	
	STATEMENT NUMBER	STATEMENT DATE	AMOUNT DUE
	839156852	08/03/2023	\$54.15

**SERVICE ADDRESS:** 9025 E MINERAL CIR UNIT SPKLR CENTENNIAL, CO 80112-3468  
**NEXT READ DATE:** 09/01/23

### ELECTRICITY SERVICE DETAILS

**PREMISES NUMBER:** 304445749  
**INVOICE NUMBER:** 1053496116

DAILY AVERAGES	Last Year	This Year
Temperature	77° F	74° F
Electricity kWh	0.0	0.2
Electricity Cost	\$0.36	\$0.43

METER READING INFORMATION			
METER 345603907			
Read Dates: 06/29/23 - 07/31/23 (32 Days)			
DESCRIPTION	CURRENT READING	PREVIOUS READING	USAGE
Mid Pk Energy	1 Actual	0 Actual	1 kWh
On-Peak Energy	1 Actual	0 Actual	1 kWh
Off-Peak Energy	4 Actual	0 Actual	4 kWh
Total Energy	5 Actual	0 Actual	5 kWh
Demand	Actual		0.016 kW
Billable Demand			0 kW

### ELECTRICITY CHARGES

### RATE: CTOU Com Energy TOU

DESCRIPTION	USAGE UNITS	RATE	CHARGE
Service & Facility			\$11.68
CTOU On-Peak	1 kWh	\$0.143520	\$0.14
CTOU Shoulder	1 kWh	\$0.098340	\$0.10
CTOU Off-Peak	4 kWh	\$0.053150	\$0.21
RDA	6 kWh	-\$0.001310	-\$0.01 CR
GRSA E	6 kWh	\$0.011647	\$0.07
EGCRR	6 kWh	\$0.004530	\$0.02
DemandSideMgmtCost	0.01	2.39%	\$0.00
DemandSideMgmtCost	0.45	2.84%	\$0.01
PurchCapCostAdj	0.45	4.89%	\$0.02
Trans Cost Adj	0.45	1.31%	\$0.00
ECA	0.01	50.20%	\$0.01
ECA	0.45	40.01%	\$0.18
Trans Elec Plan	0.45	0.15%	\$0.00
Renew. Energy Std Adj			\$0.11
Colo Energy Plan Adj			\$0.11
Energy Assistance Chg			\$0.75
<b>Subtotal</b>			<b>\$13.40</b>
Franchise Fee		3.00%	\$0.38
<b>Total</b>			<b>\$13.78</b>

Meter 000345603907 Max Demand 07/31/2023 01:45

**Premises Total** **\$13.78**

## IMPORTANT PHONE NUMBERS

Electric Emergencies:	800-895-1999	24 hours, 7 days a week
Natural Gas Emergencies:	800-895-2999	24 hours, 7 days a week
Residential Customer Service*:	800-895-4999	7 a.m.– 7 p.m., Mon.–Fri. 9 a.m.– 5 p.m., Sat.
Business Solutions Center*:	800-481-4700	8 a.m.– 5 p.m., Mon.–Fri.
TTD/TTY	800-895-4949	24 hours, 7 days a week
Call Before You Dig	811	24 hours, 7 days a week

## IMPORTANT ADDRESSES

<b>General Inquiries*</b> Xcel Energy PO Box 8 Eau Claire, WI 54702-0008 xcelenergy.com	<b>Payments</b> Xcel Energy PO Box 9477 Minneapolis, MN 55484-9477
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Please include stub for faster processing.

\*Register any inquiry or complaint at the above address or phone number.

## ABOUT YOUR ELECTRIC AND NATURAL GAS RATES\*\* Learn more at [xcelenergy.com/MyBill](http://xcelenergy.com/MyBill)

### Demand-Side Management Cost Adjustment (DSMCA)

This charge recovers the costs associated with gas and electric demand side management (DSM) programs. DSM programs help customers manage their consumption of energy to optimize available and planned generation transmission and distribution resources.

### Franchise Fee

Xcel Energy has obtained franchises from incorporated cities and towns within our service territory. As part of each franchise, Xcel Energy pays a fee for the use of alleys, streets and rights-of-way where electrical equipment is located. The franchise fee is a percentage of your bill, if applicable.

### General Rates (Large Commercial, Secondary, Primary, and Transmission)

General Base rates include the Service and Facility Charge, a Production Meter Charge (if applicable), a Load Meter Charge (if applicable), plus either an Energy Charge and a Demand Charge for electric service or a Capacity Charge and a Usage Charge for gas service, as applicable.

### General Rates (Residential, Small Commercial)

General Base rates include the Service and Facility Charge, a Production Meter Charge (if applicable), a Load Meter Charge (if applicable), a Demand Charge (if applicable), plus either an Energy Charge for electric service or the Usage Charge for gas service, as applicable.

### General Rate Schedule Adjustments (GRSA)

General Rate Schedule Adjustments are positive or negative percentage amounts that apply to all base rates, including the Service and Facility Charge, the Energy or Usage Charge and the Demand or Capacity Charge.

### Late Payment Charge

Xcel Energy will assess a late payment charge on any unpaid balance exceeding \$50.00 in accordance with the applicable customer rate schedule. For residential customers, a late payment charge of one percent per month is applied to any balance not paid by the bill date for the next month's bill. For residential customers, Xcel Energy will remove the assessment of a late payment charge for one billing period in any twelve month period upon a customer's request. For commercial customers, a one and one-half percent late payment charge will be assessed each month on any balance not paid on or before three business days after the due date of the bill.

### Service and Facility Charge

The Service and Facility Charge is a flat monthly charge. The "Service" portion of this charge recovers the cost of meter reading, billing, customer accounting and customer service. The "Facility" portion of this charge recovers the fixed costs associated with Xcel Energy's investment in customer-related facilities such as meters and service laterals.

### Energy Assistance Charge (EAC)

Required by House Bill 21-1105, we collect and remit this monthly charge to Energy Outreach Colorado for bill assistance for income-qualified customers. If you're struggling to pay your utility bills, you might qualify for exemption from a monthly charge related to energy assistance and be eligible for utility bill payment assistance. Please call 1-866-HEAT-HELP to see if you qualify. You may request to opt out of this charge by calling 800-895-4999. Si tiene dificultades para pagar sus facturas de energía, es posible que reúna los requisitos para recibir asistencia para el pago de facturas y que sea elegible para la exención del cargo por asistencia energética. Llame al 1-866-HEAT-HELP (1-866-432-6435) para ver si califica para recibir asistencia.

## ABOUT YOUR ELECTRIC RATES\*\* Learn more at [xcelenergy.com/MyBill](http://xcelenergy.com/MyBill)

### Colorado Energy Plan Adjustment (CEPA)

This charge represents 1% of an electric bill and funds the early voluntary retirement for Xcel Energy's Comanche coal units in order to deliver a cleaner energy mix. This charge applies to all base rates, including the Service and Facility Charge, the Energy or Usage Charge and the Demand or Capacity Charge, base rate adjustments and non-base rate adjustments, but excludes the EGCR. R.

### Demand Charge

This charge recovers the fixed costs associated with the system capacity necessary to produce and deliver power to you. This includes the fixed costs associated with Xcel Energy's investment in production, transmission and distribution facilities.

### Electric Commodity Adjustment (ECA)

All rate schedules are subject to the ECA, which recovers the cost of fuel and purchased energy used to supply electric service. Commercial and Industrial Primary, Transmission and Special Contract Service customers shall be billed under the appropriate Time-Of-Use ECA rate. The ECA is subject to changes no less frequently than quarterly.

### Energy Charge

The Energy Charge for large customers with Demand Charges recovers the variable costs of producing energy not collected through the ECA. The Energy Charge for residential (schedule R) and commercial (schedule C) customers also recovers the fixed costs of producing and delivering energy.

### Extraordinary Gas Cost Recovery Rider (EGCRR) – Electric

This charge recovers the market cost of natural gas used to generate electricity in Colorado during Winter Storm Uri (February 2021). It will appear on bills for 24 months from August 2022 to July 2024. If you also receive natural gas service from us, you will see two EGCRR charges on your bill.

### General Rate Schedule Adjustment - Energy (GRSA-E)

Calculated for electric base rate schedules for Kilowatt-Hours used for the various levels of service delivered to recover the costs associated with Xcel Energy's most recent rate case.

### Load Meter Charge

The Load Meter measures a customer's electric usage. The Load Meter Charge is a flat monthly charge and is applicable to customers that have customer-owned generation in parallel with Xcel Energy's system and recovers the cost of the meter.

### Production Meter Charge

The Production Meter measures the output of a customer's on-site generator. The Production Meter Charge is a flat monthly charge and is applicable to customers that have customer-owned generation in parallel with Xcel Energy's system and recovers the cost of the meter.

### Purchased Capacity Cost Adjustment (PCCA)

All rate schedules are subject to the PCCA. The PCCA recovers the cost to purchase electric generation capacity from other suppliers and is subject to annual changes to be effective on January 1 of each year.

Revenue Decoupling Adjustment (RDA) is a pilot applicable for all electric service under Schedules R, RE-TOU, R-OO, C and C-TOU, and the rates shown are effective during summer months. The RDA Pilot terminates on Dec. 31, 2023.

### Renewable Energy Standard Adjustment (RESA)

This charge represents 1% of an electric bill and funds the renewable energy program as required by Colorado law under which utilities must generate or purchase increasing portions of their electricity from sun, wind or biomass. This charge applies to all base rates, including the Service and Facility Charge, the Energy or Usage Charge and the Demand or Capacity Charge, base rate adjustments and non-base rate adjustments, but excludes the EGCR. R.

### Time-of-Use Rates

Customers on Schedule RE-TOU are subject to On-Peak, Mid-Peak and Off-Peak rates for electricity use year-round. On-Peak period is 3-7 p.m., weekdays except holidays; Mid-Peak is 1-3 p.m., weekdays except holidays; Off-Peak is all other hours.

### Transmission Cost Adjustment (TCA)

All rate schedules are subject to the TCA. This charge recovers transmission investments not already included in base rates and is subject to annual changes to be effective on January 1 of each year.

### Transportation Electrification Programs Adjustment (TEPA)

All rate schedules for electric service are subject to a TEPA to reflect the cost of Commission approved Transportation Electrification Plans. The TEPA amount will be subject to annual changes effective on January 1 of each year. Customers with demand rates shall be billed on a dollar per Kilowatt basis. Customers without demand rates shall be billed on a dollar per Kilowatt-Hour basis.

## ABOUT YOUR NATURAL GAS RATES\*\* Learn more at [xcelenergy.com/MyBill](http://xcelenergy.com/MyBill)

### Demand Peak Day Quantity (Demand PDO)

This is a charge applicable to large commercial customers and reflects your actual or estimated maximum daily usage.

### Extraordinary Gas Cost Recovery Rider (EGCRR) – Gas

This charge recovers the market cost of natural gas delivered to Colorado customers during Winter Storm Uri (February 2021). It will appear on bills for 30 months from August 2022 to January 2025. If you also receive electric service from us, you will see two EGCRR charges on your bill.

### Gas Cost Adjustment (GCA)

All rate schedules are subject to the GCA. The GCA recovers the cost of natural gas purchased and delivered into Xcel Energy's system, including the costs of the natural gas commodity, upstream transportation and storage services. The GCA is subject to changes no less frequently than quarterly. The GCA passes through the costs on a dollar-for-dollar basis.

### GRSA- Pipeline System Integrity Adjustment (GRSA-P)

This is calculated as percentages for natural gas base rate schedules to recover the costs of the PSIA, effective Jan. 1, 2022.

### Interstate Pipeline

This is a component of the GCA and reflects Xcel Energy's payments to interstate (upstream) pipelines and storage facility operators to deliver natural gas into Xcel Energy's gas system. The Federal Energy Regulatory Commission regulates these upstream services and the rates charged to Xcel Energy.

### Natural Gas

This is a component of the GCA and reflects Xcel Energy's costs to purchase the natural gas commodity, as determined by prevailing market prices. While the prices paid for this gas are not regulated, Xcel Energy may only recover those costs approved by the Colorado Public Utilities Commission (CPUC).

### Therm Multiplier

Gas usage is defined in Therms—units of measure of the energy content of natural gas. One Therm equals 100,000 British thermal units (Btu). After your meter measures your usage by volume (in cubic feet), this volume is multiplied by the Therm Multiplier to determine the units of energy consumed. The Therm Multiplier, which is the product of the Altitude Factor, Temperature Factor and Energy Factor, adjusts your volumetric gas measurement to reflect the energy content of the gas supplied to your home or business. As a result, you're billed for units of energy consumed rather than for the volume of gas delivered. Transportation and Large Commercial customers are billed using a Dekatherm (Dth) multiplier with the same adjustment factors.

### Usage Charge

The usage charge is applicable to all rate schedules. The usage charge recovers Xcel Energy's fixed and variable cost to provide gas service that are not recovered through other charges, including the cost of intrastate pipes, compressors, and storage facilities needed to deliver natural gas to customers.

## PAYMENT OPTIONS Learn more at [xcelenergy.com/Payment](http://xcelenergy.com/Payment)

### Standard Payment Options: (No fees apply):

- **My Account/eBill™** – View/pay your bill, view energy usage and access account information.
- **Auto Pay** – Automatically pay your bill directly from your bank account.
- **Online View and Pay** – View and pay your bills online.
- **Pay By Phone** – Make your payment by phone from your checking or savings account by calling 800-895-4999.
- **Pay By Mail** – Return the enclosed envelope and attached bill stub with your payment. Apply proper postage.

### Other Payment Options (Third-Party Fees will apply. Xcel Energy does not collect nor benefit from these fees.):

- **Credit/Debit Card Payment** – Pay with your credit or debit card electronically in My Account/eBill/Mobile App, or by calling 833-680-1365. A processing fee is charged for each credit/debit card payment.
- **Pay Stations** – Pay your bill in-person at a location near you. A processing fee is charged for payments made at a pay station.
- **Electronic Check Conversion**  
When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account or to process the payment as a check transaction.

†Unit of Measurement for Electric Consumption is \$/kWh. Unit of Measurement for Gas Consumption is \$/Therm.  
\*\*All base rates, riders and adjustments are approved by the Colorado Public Utilities Commission (CPUC).

\*\* Time-of-Use rates and Schedule R-OO riders are billed as a percentage adjustment applicable to base energy charges.

**PANORAMA METROPOLITAN DISTRICT**  
**FINANCIAL STATEMENTS**  
**June 30, 2023**

**PANORAMA METROPOLITAN DISTRICT**  
**COMBINED BALANCE SHEET - ALL FUND TYPES AND ACCOUNT GROUPS**  
**June 30, 2023**

	<u>GENERAL</u>	<u>DEBT SERVICE</u>	<u>CAPITAL PROJECTS</u>	<u>FIXED ASSETS</u>	<u>LONG-TERM DEBT</u>	<u>TOTAL MEMO ONLY</u>
<b>Assets</b>						
Wells Fargo	\$ 17,186	\$ (1,313)	\$ (495)	\$ -	\$ -	\$ 15,378
Wells Fargo Savings	2,566,591	875,640	503,658	-	-	3,945,889
Wells Fargo Reserve Fund	-	289,019	-	-	-	289,019
Property Taxes Receivable	183,055	256,462	-	-	-	439,517
Total Current Assets	<u>2,766,832</u>	<u>1,419,808</u>	<u>503,163</u>	<u>-</u>	<u>-</u>	<u>4,689,802</u>
<b>Other Debits</b>						
Amount in Debt Service Fund	-	-	-	-	1,163,346	1,163,346
Amount to be provided for Debt	-	-	-	-	(213,346)	(213,346)
Total Other Debits	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>950,000</u>	<u>950,000</u>
<b>Capital Assets</b>						
Infrastructure Improvements	-	-	-	4,248,817	-	4,248,817
Landscaping Improvements	-	-	-	1,294,913	-	1,294,913
Accumulated Depreciation	-	-	-	(996,831)	-	(996,831)
Total Capital Assets	<u>-</u>	<u>-</u>	<u>-</u>	<u>4,546,899</u>	<u>-</u>	<u>4,546,899</u>
<b>Total Assets</b>	<u>\$ 2,766,832</u>	<u>\$ 1,419,808</u>	<u>\$ 503,163</u>	<u>\$ 4,546,899</u>	<u>\$ 950,000</u>	<u>\$ 10,186,702</u>
<b>Liabilities</b>						
Series 2011 (GO Bonds) Payble	\$ -	\$ -	\$ -	\$ -	\$ 950,000	\$ 950,000
Total Liabilities	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>950,000</u>	<u>950,000</u>
<b>Deferred Inflows of Resources</b>						
Deferred Property Taxes	183,055	256,462	-	-	-	439,517
Total Deferred Inflows of Resources	<u>183,055</u>	<u>256,462</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>439,517</u>
<b>Fund Balance</b>						
Investment in Fixed Assets	-	-	-	4,546,899	-	4,546,899
Fund Balance	2,263,785	649,314	501,409	-	-	3,414,508
Current Year Earnings	319,992	514,032	1,754	-	-	835,778
Total Fund Balances	<u>2,583,777</u>	<u>1,163,346</u>	<u>503,163</u>	<u>4,546,899</u>	<u>-</u>	<u>8,797,185</u>
<b>Total Liabilities, Deferred Inflows of Resources and Fund Balance</b>	<u>\$ 2,766,832</u>	<u>\$ 1,419,808</u>	<u>\$ 503,163</u>	<u>\$ 4,546,899</u>	<u>\$ 950,000</u>	<u>\$ 10,186,702</u>



**PANORAMA METROPOLITAN DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the 6 Months Ending**  
**June 30, 2023**  
**General Fund**

Account Description	Period Actual	YTD Actual	Budget	Favorable (Unfavorable) Variance	% of Budget
<b>Revenues</b>					
Property Tax Revenue	\$ 139,301	\$ 334,740	\$ 518,428	\$ (183,688)	64.6%
Specific Ownership Taxes	24,019	37,279	60,000	(22,721)	62.1%
Interest Income	6,415	10,841	10,000	841	108.4%
<b>Total Revenues</b>	<u>169,735</u>	<u>382,860</u>	<u>588,428</u>	<u>(205,568)</u>	<u>65.1%</u>
<b>Expenditures</b>					
Accounting	3,571	5,852	17,600	11,748	33.2%
District Management	2,657	4,569	32,500	27,931	14.1%
Audit	-	-	8,300	8,300	0.0%
Election Expense	162	258	800	542	32.3%
Insurance and Bonds	-	6,715	7,000	285	95.9%
Landscape Maintenance	6,657	13,314	42,000	28,686	31.7%
Legal	1,686	2,061	36,000	33,939	5.7%
Maintenance & Repairs	1,922	2,435	25,000	22,565	9.7%
Miscellaneous	230	467	3,000	2,533	15.6%
Snow Plowing	-	13,448	60,000	46,553	22.4%
Treasurer's Fees	2,110	5,039	7,776	2,737	64.8%
Utilities	7,233	8,711	35,000	26,289	24.9%
Contingency	-	-	250,000	250,000	0.0%
<b>Total Expenditures</b>	<u>26,227</u>	<u>62,869</u>	<u>524,976</u>	<u>462,107</u>	<u>12.0%</u>
Excess (Deficiency) of Revenues Over Expenditures	143,508	319,992	63,452	256,540	
<b>Other Financing Sources (Uses)</b>					
Emergency Reserves	-	-	17,660	17,660	
<b>Total Other Financing Sources (Uses)</b>	<u>-</u>	<u>-</u>	<u>17,660</u>	<u>17,660</u>	
Change in Fund Balance	143,508	319,992	45,792	274,200	
Beginning Fund Balance	2,440,269	2,263,785	2,213,708	50,077	
<b>Ending Fund Balance</b>	<u>\$ 2,583,777</u>	<u>\$ 2,583,777</u>	<u>\$ 2,259,500</u>	<u>\$ 324,277</u>	

**PANORAMA METROPOLITAN DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the 6 Months Ending**  
**June 30, 2023**  
**Debt Service Fund**

Account Description	Period Actual	YTD Actual	Budget	Favorable (Unfavorable) Variance	% of Budget
<b>Revenues</b>					
Property Tax Revenue	\$ 227,202	\$ 531,030	\$ 788,340	\$ (257,310)	67.4%
Interest Income	2,268	3,458	5,000	(1,542)	69.2%
<b>Total Revenues</b>	<u>229,469</u>	<u>534,488</u>	<u>793,340</u>	<u>(258,852)</u>	<u>67.4%</u>
<b>Expenditures</b>					
2011 Bond Principal	-	-	950,000	950,000	0.0%
2011 Bond Interest	12,493	12,493	24,985	12,493	50.0%
Paying Agent/Trustee Fees	-	-	1,500	1,500	0.0%
Treasurer's Fees	3,408	7,963	11,825	3,862	67.3%
Contingency	-	-	175,000	175,000	0.0%
<b>Total Expenditures</b>	<u>15,901</u>	<u>20,456</u>	<u>1,163,310</u>	<u>1,142,854</u>	<u>1.8%</u>
Excess (Deficiency) of Revenues Over Expenditures	213,568	514,032	(369,970)	884,002	
Beginning Fund Balance	949,777	649,314	670,882	(21,568)	
<b>Ending Fund Balance</b>	<u>\$ 1,163,346</u>	<u>\$ 1,163,346</u>	<u>\$ 300,912</u>	<u>\$ 862,434</u>	

**PANORAMA METROPOLITAN DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the 6 Months Ending**  
**June 30, 2023**  
**Capital Projects Fund**

Account Description	Period Actual	YTD Actual	Budget	Favorable (Unfavorable) Variance	% of Budget
<b>Revenues</b>					
Interest Income	\$ 1,249	\$ 2,249	\$ 1,700	\$ 549	132.3%
<b>Total Revenues</b>	<u>1,249</u>	<u>2,249</u>	<u>1,700</u>	<u>549</u>	<u>132.3%</u>
<b>Expenditures</b>					
Engineering	-	495	4,666	4,171	10.6%
Landscape, Signage & WF	-	-	100,000	100,000	0.0%
Office Park/RTD Imp.- Const.	-	-	100,000	100,000	0.0%
Roads, Sidewalks, Median, Etc.	-	-	230,000	230,000	0.0%
<b>Total Expenditures</b>	<u>-</u>	<u>495</u>	<u>434,666</u>	<u>434,171</u>	<u>0.1%</u>
Excess (Deficiency) of Revenues Over Expenditures	1,249	1,754	(432,966)	434,720	
Beginning Fund Balance	501,913	501,409	502,734	(1,325)	
<b>Ending Fund Balance</b>	<u>\$ 503,163</u>	<u>\$ 503,163</u>	<u>\$ 69,768</u>	<u>\$ 433,395</u>	

**PANORAMA METROPOLITAN DISTRICT**  
**Schedule of Cash Position**  
**June 30, 2023**

	<u>Rate</u>	<u>Operating</u>	<u>Debt Service</u>	<u>Capital Projects</u>	<u>Total</u>
<b>Checking:</b>					
Wells Fargo	1.01%	\$ 17,185.86	\$ (1,313.30)	\$ (495.00)	\$ 15,377.56
<b>Investments:</b>					
Wells Fargo Savings	1.01%	2,566,591.06	875,640.28	503,657.52 (1)	3,945,888.86
<b>Trustee:</b>					
Wells Fargo Reserve Fund	1.01%	-	289,018.81	-	289,018.81
<b>TOTAL FUNDS:</b>		<u>\$ 2,583,776.92</u>	<u>\$ 1,163,345.79</u>	<u>\$ 503,162.52</u>	<u>\$ 4,250,285.23</u>

**2023 Mill Levy Information**

General Fund	5.000
Debt Service Fund	<u>6.700</u>
Total	<u>11.700</u>

**Board of Directors**

- \* Clay Boelz
- \* Krystal Arceneaux
- James L. Priestley
- Jason Mitchell
- Larry Lance

\* authorized signer on the checking account

(1) \$70,000 of Capital Projects funds are restricted Panorama Corporate Center South - Filing 9

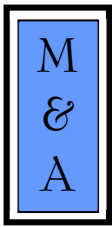
**Panorama Metropolitan District**

**Financial Statements  
December 31, 2022**

**Panorama Metropolitan District  
Financial Statements  
December 31, 2022**

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# MCMAHAN AND ASSOCIATES, L.L.C.

*Certified Public Accountants and Consultants*

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E-MAIL: MCMAHAN@MCMAHANCPA.COM

## INDEPENDENT AUDITOR'S REPORT

**To the Board of Directors  
Panorama Metropolitan District**

### **Report on the Audit of the Financial Statements**

#### ***Opinions***

We have audited the financial statements of the governmental activities and each fund of Panorama Metropolitan District (the "District"), as of and for the year ended December 31, 2022, 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, based on our audit, the accompanying financial statements present fairly, in all material respects, the respective financial position of the governmental activities and each fund of Panorama Metropolitan District, as of December 31, 2022, and the respective changes in financial position thereof 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 ("GAAS"). 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.

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

The District's management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America, and for 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 one year after the date that the financial statements are issued.

*Member: American Institute of Certified Public Accountants*

PAUL J. BACKES, CPA, CGMA  
MICHAEL N. JENKINS, CA, CPA, CGMA  
MATTHEW D. MILLER, CPA

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ASPEN: (970) 544-3996  
FRISCO: (970) 668-3481

**INDEPENDENT AUDITOR'S REPORT**  
**To the Board of Directors**  
**Panorama Metropolitan District**

***Auditor's Responsibilities 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 GAAS 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 the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, 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***

The District has not presented Management's Discussion and Analysis that accounting principles generally accepted in the United States of America has determined is necessary to supplement, although not required to be a part of, the basic financial statements. Our opinions on the basic financial statements are not affected by the missing information.

The budgetary comparison information in section D is not a required part of the basic financial statements but is supplementary information required by accounting principles generally accepted in the United States of America. Such information has been subjected to the auditing procedures applied in the audit of the basic 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 basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the information is fairly stated, in all material respects, in relation to the basic financial statements as a whole.



**INDEPENDENT AUDITOR'S REPORT  
To the Board of Directors  
Panorama Metropolitan District**

***Supplementary Information***

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the District's financial statements as a whole. The individual fund budgetary comparisons found in section E presented for purposes of additional analysis and are not a required part of the basic financial statements.

The individual fund budgetary comparisons found in Section E are the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the 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 information is fairly stated in all material respects in relation to the financial statements as a whole.

*McMahan and Associates, L.L.C.*

**McMahan and Associates, L.L.C.  
Avon, Colorado  
July 18, 2023**

## **FINANCIAL STATEMENTS**

**Panorama Metropolitan District  
Balance Sheet  
Statement of Net Position  
December 31, 2022**

	<b>Balance Sheet</b>				<b>Adjustments</b>	<b>Statement of Net Position</b>
	<b>General Fund</b>	<b>Debt Service Fund</b>	<b>Capital Projects Fund</b>	<b>Total</b>		
<b>Assets:</b>						
Cash and investments - Unrestricted	2,278,810	366,544	431,408	3,076,762	-	3,076,762
Cash and investments - Restricted	-	287,769	70,000	357,769	-	357,769
Property tax receivable	518,428	788,340	-	1,306,768	-	1,306,768
Prepaid expenses	6,204	-	-	6,204	-	6,204
Capital assets, net of accumulated depreciation	-	-	-	-	4,546,899	4,546,899
<b>Total Assets</b>	<b>2,803,442</b>	<b>1,442,653</b>	<b>501,408</b>	<b>4,747,503</b>	<b>4,546,899</b>	<b>9,294,402</b>
<b>Liabilities:</b>						
Accounts payable	21,228	5,000	-	26,228	-	26,228
Interest payable	-	-	-	-	2,081	2,081
Bonds payable:						
Due within one year	-	-	-	-	950,000	950,000
<b>Total Liabilities</b>	<b>21,228</b>	<b>5,000</b>	<b>-</b>	<b>26,228</b>	<b>952,081</b>	<b>978,309</b>
<b>Deferred Inflows of Resources:</b>						
Unavailable property taxes	518,428	788,340	-	1,306,768	-	1,306,768
<b>Total Deferred Inflows of Resources</b>	<b>518,428</b>	<b>788,340</b>	<b>-</b>	<b>1,306,768</b>	<b>-</b>	<b>1,306,768</b>
<b>Fund Balance/Net Position:</b>						
<b>Fund Balance:</b>						
Nonspendable	6,204	-	-	6,204	(6,204)	-
Restricted for:						
Emergencies	18,685	-	-	18,685	(18,685)	-
Debt service	-	649,313	-	649,313	(649,313)	-
Panorama - Filing 9	-	-	70,000	70,000	(70,000)	-
Other capital projects	-	-	431,408	431,408	(431,408)	-
Unassigned	2,238,897	-	-	2,238,897	(2,238,897)	-
<b>Total Fund Balance</b>	<b>2,263,786</b>	<b>649,313</b>	<b>501,408</b>	<b>3,414,507</b>	<b>(3,414,507)</b>	<b>-</b>
<b>Total Liabilities, Deferred Inflows of Resources, and Fund Balance</b>	<b>2,803,442</b>	<b>1,442,653</b>	<b>501,408</b>	<b>4,747,503</b>	<b>(4,747,503)</b>	<b>-</b>
<b>Net Position:</b>						
Net investment in capital assets					3,596,899	3,596,899
Restricted for emergency					18,685	18,685
Restricted for debt service					649,313	649,313
Unrestricted					2,744,428	2,744,428
<b>Total Net Position</b>					<b>7,009,325</b>	<b>7,009,325</b>

The accompanying notes are an integral part of these financial statements.

**Panorama Metropolitan District**  
**Statement of Revenues, Expenditures and Changes in Fund Balance**  
**Statement of Activities**  
**For the Year Ended December 31, 2022**

<b>Statement of Revenues, Expenditures and Changes in Fund Balance</b>						
	<b>General Fund</b>	<b>Debt Service Fund</b>	<b>Capital Projects Fund</b>	<b>Total</b>	<b>Adjustments</b>	<b>Statement of Activities</b>
<b>Revenues:</b>						
Property taxes	526,169	800,446	-	1,326,615	-	1,326,615
Specific ownership taxes	85,514	-	-	85,514	-	85,514
Net investment income	8,039	4,299	-	12,338	-	12,338
Miscellaneous income	3,122	-	1,674	4,796	-	4,796
<b>Total Revenues</b>	<b>622,844</b>	<b>804,745</b>	<b>1,674</b>	<b>1,429,263</b>	<b>-</b>	<b>1,429,263</b>
<b>Expenditures/Expenses:</b>						
Accounting and audit	20,436	-	-	20,436	-	20,436
Election	725	-	-	725	-	725
Legal	22,664	-	-	22,664	-	22,664
Insurance	6,295	-	-	6,295	-	6,295
Maintenance and utilities	140,205	-	-	140,205	111,549	251,754
District management	16,114	-	-	16,114	-	16,114
County Treasurer's fees	7,910	12,031	-	19,941	-	19,941
Miscellaneous	3,050	-	-	3,050	-	3,050
Paying agent fees	-	1,389	-	1,389	-	1,389
Debt service:						
Principal	-	650,000	-	650,000	(650,000)	-
Interest	-	42,080	-	42,080	(1,425)	40,655
<b>Total Expenditures/Expenses</b>	<b>217,399</b>	<b>705,500</b>	<b>-</b>	<b>922,899</b>	<b>(539,876)</b>	<b>383,023</b>
<b>Excess (Deficiency) of Revenues Over Expenditures</b>	<b>405,445</b>	<b>99,245</b>	<b>1,674</b>	<b>506,364</b>	<b>(506,364)</b>	<b>-</b>
<b>Change in Net Position</b>					<b>1,046,240</b>	<b>1,046,240</b>
<b>Fund Balance/Net Position:</b>						
Beginning	1,858,341	550,068	499,734	2,908,143		5,963,085
Ending	2,263,786	649,313	501,408	3,414,507		7,009,325

The accompanying notes are an integral part of these financial statements.

**NOTES TO THE FINANCIAL STATEMENTS**

**Panorama Metropolitan District  
Notes to the Financial Statements  
December 31, 2022**

**I. Summary of Significant Accounting Policies**

Panorama Metropolitan District (the "District"), a quasi-municipal corporation, is governed pursuant to provisions of the Colorado Special District Act. The District's service area is located entirely within the City of Centennial (the "City"). The District was established to provide street improvements, safety protection and transportation services. However, that authority was expanded in December 2013 by approval of an Amended and Restated Service Plan to include, among other powers, water, sanitary sewer, and parks and recreation services to existing and future development. All street and safety protection improvements constructed to date, except for the Panorama Circle and Chester Street traffic signal, have been dedicated to and accepted by Arapahoe County or its successors and assigns for maintenance and repair. The District maintains the detention pond and provides landscape maintenance and snow removal services relating to these improvements. The District has no employees and all operations and administrative functions are contracted.

The financial statements of the District have been prepared in conformity with U.S. generally accepted accounting principles ("GAAP") as applied to government units. The Governmental Accounting Standards Board ("GASB") is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The more significant of the government's accounting policies are described below.

**A. Reporting Entity**

The District is governed by an elected Board which is responsible for setting policy, appointing administrative personnel, and adopting an annual budget in accordance with the provisions of the Colorado Special District Act. The reporting entity consists of (a) the primary government (i.e., the District), and (b) organizations for which the District is financially accountable or the organization's primary purpose is to benefit the District. The District is considered financially accountable for legally separate organizations if it is able to appoint a voting majority of an organization's governing body and is either able to impose its will on that organization or there is a potential for the organization to provide specific financial benefits to, or to impose specific financial burdens on the District. Consideration is also given to other organizations which are fiscally dependent; i.e., unable to adopt a budget, levy taxes, or issue debt without approval by the District. Organizations for which the nature and significance of their relationship with the District are such that exclusion would cause the reporting entity's financial statements to be misleading or incomplete are also included in the reporting entity.

The District is not financially accountable for any entity based on the above criteria nor is the District a component unit of any other entity.

**B. Government-wide and Fund Financial Statements**

The District's basic financial statements include both government-wide (reporting the District as a whole) and fund financial statements (reporting the District's major funds). Both the government-wide and fund financial statements categorize primary activities as either governmental or business-type.

**1. Government-wide Financial Statements**

In the Statement of Net Position, the District's activities are reported on a full accrual, economic resource basis, which recognizes all long-term assets and receivables as well as long-term debt and obligations. The District's net position is reported in three parts—invested in capital assets, net of related debt; restricted; and unrestricted net position.

**Panorama Metropolitan District**  
**Notes to the Financial Statements**  
**December 31, 2022**  
**(Continued)**

**I. Summary of Significant Accounting Policies (continued)**

**B. Government-wide and Fund Financial Statements (continued)**

**1. Government-wide Financial Statements (continued)**

The focus of the Statement of Net Position and the Statement of Activities is on the sustainability of the District as an entity and the change in the District's net position resulting from the current year's activities.

**2. Fund Financial Statements**

The financial transactions of the District are reported in individual funds in the fund financial statements. Each fund is accounted for by providing a separate set of self-balancing accounts that comprises its assets, liabilities, reserves, fund equity, revenues, and expenditures/expenses. The fund focus is on current available resources and budget compliance. The District reports the following governmental funds:

The General Fund is the District's primary operating fund. It accounts for all financial resources not required to be accounted for in another fund.

The Debt Service Fund accounts for property taxes levied for debt payment on general obligation bonds.

The Capital Projects Fund is used to account for financial resources to be used for the acquisition or construction of capital assets.

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

Measurement focus refers to whether financial statements measure changes in current resources only (current financial focus) or changes in both current and long-term resources (long-term economic focus). Basis of accounting refers to the point at which revenues, expenditures, or expenses are recognized in the accounts and reported in the financial statements.

**1. Long-term Economic Focus and Accrual Basis**

Governmental activities in the government-wide financial statements use the long-term economic focus and are presented on the accrual basis of accounting. Revenues are recognized when earned and expenses are recognized when incurred, regardless of the timing of the related cash flows.

**2. Current Financial Focus and Modified Accrual Basis**

The governmental fund financial statements use the current financial focus and are presented on the modified accrual basis of accounting. Under the modified accrual basis of accounting, revenues are recorded when susceptible to accrual; i.e., both measurable and available. "Available" means collectible within the current period or soon enough thereafter (within 60 days of December 31) to be used to pay liabilities of the current period. Expenditures are generally recognized when the related liability is incurred. The exception to this general rule is that principal and interest on general long-term debt, if any, is recognized when due.

**Panorama Metropolitan District**  
**Notes to the Financial Statements**  
**December 31, 2022**  
**(Continued)**

**I. Summary of Significant Accounting Policies (continued)**

**D. Financial Statement Accounts**

**1. Cash and Cash Equivalents**

Cash and cash equivalents are defined as deposits that can be withdrawn at any time without notice or penalty and investments with maturities of three months or less.

**2. Property Taxes**

Property taxes are assessed in one year as a lien on the property, but not collected by the governmental entities until the subsequent year. In accordance with generally accepted accounting principles, the assessed but uncollected property taxes have been recorded as a receivable and as deferred revenue.

**3. Capital Assets**

Capital assets, which include land, landscape, and detention pond, are reported in the government-wide financial statements. Capital assets are defined by the District as assets with an initial cost of \$5,000 or more and an estimated useful life of at least 3 years. Such assets are recorded at historical cost. Donated capital assets are recorded at estimated fair value at the date of donation.

Capital expenditures for projects are capitalized as projects are constructed. Interest incurred during the construction phase is capitalized as part of the value of the asset.

**4. Deferred Inflows and Outflows 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 assets that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/ expenditure) until then. The District doesn't have any items that qualify for reporting in this category at December 31, 2022.

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 assets 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 type of item that qualifies for reporting in this category. The item, unavailable property tax revenue, is deferred and recognized as an inflow of resources in the period that the amounts become available and earned.



**Panorama Metropolitan District  
Notes to the Financial Statements  
December 31, 2022  
(Continued)**

**I. Summary of Significant Accounting Policies (continued)**

**D. Financial Statement Accounts (continued)**

**5. Fund Balance**

The District classifies governmental fund balances as follows:

*Non-spendable* - includes fund balance amounts that cannot be spent either because it is not in spendable form or because of legal or contractual requirements.

*Restricted* – includes fund balance amounts that are constrained for specific purposes which are externally imposed by providers, such as creditors or amounts constrained due to constitutional provisions or enabling legislation.

*Committed* – includes fund balance amounts that are constrained for specific purposes that are internally imposed by the government through formal action of the highest level of decision-making authority which is the Board of Directors.

*Assigned* – includes spendable fund balance amounts that are intended to be used for specific purposes that are neither considered restricted or committed. Fund balance may be assigned by the Board of Directors or its management designee.

*Unassigned* - includes residual positive fund balance within the General Fund which has not been classified within the other above-mentioned categories. Unassigned fund balance may also include negative balances for any governmental fund if expenditures exceed amounts restricted, committed, or assigned for those specific purposes.

The District uses restricted amounts first when both restricted and unrestricted fund balance is available unless there are legal documents/contracts that prohibit doing this, such as in grant agreements requiring dollar for dollar spending. Additionally, the District first uses committed, then assigned, and lastly unassigned amounts of unrestricted fund balance when expenditures are made.

The District does not have a formal minimum fund balance policy. However, the District's budget includes a calculation of targeted reserve positions and management reports the target amounts annually to Board of Directors.

**6. Use of Estimates**

The preparation of financial statements in conformity with U.S. generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities and disclosure of contingent assets and liabilities at the date of the financial statements and the reported amount of revenues and expenses during the reporting period. Actual results could differ from those estimates.

**Panorama Metropolitan District  
Notes to the Financial Statements  
December 31, 2022  
(Continued)**

**II. Reconciliation of Government-wide and Fund Financial Statements**

**A. Explanation of differences between the governmental fund Balance Sheet and the government-wide Statement of Net Position**

The governmental fund Balance Sheet and the government-wide Statement of Net Position include a reconciling column. Explanation of the adjustments included in the reconciling column is as follows:

Capital assets, net	\$ 4,546,899
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Capital assets used in governmental activities are not financial resources and therefore are not reported in the funds.

Accrued interest payable	\$ 2,081
Bonds payable - due within one year	950,000

Long-term liabilities are not due and payable in the current period and therefore are not reported in the funds.

**B. Explanation of differences between the governmental fund Statement of Revenue, Expenditures and Changes in Fund Balance and the government-wide Statement of Activities**

The governmental fund Statement of Revenue, Expenditures and Changes in Fund Balance and the government-wide Statement of Activities include a reconciling column. Explanation of the adjustments included in the reconciling column is as follows:

Maintenance and utilities (Depreciation)	\$ 111,549
--	------------

Governmental funds report capital outlay and other capital costs as expenditures. However, in the Statement of Activities, the cost of those assets is allocated over their estimated useful lives as depreciation expense.

Principal payments	\$ (650,000)
Change in accrued interest	(1,425)

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 governmental funds. Neither transaction, however, has any effect on net position. Also, some expenses do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds.

**Panorama Metropolitan District**  
**Notes to the Financial Statements**  
**December 31, 2022**  
**(Continued)**

**III. Stewardship, Compliance, and Accountability**

**A. Budgets and Budgetary Accounting**

In the fall of each year, the District's Board of Directors formally adopts a budget with appropriations by fund for the ensuing year pursuant to the Colorado Local Budget Law. The budget for the governmental funds is adopted on a basis consistent with U.S. generally accepted accounting principles ("GAAP").

- (1) For the 2022 budget, prior to August 25, 2021, the County Assessor sent to the District a certified assessed valuation of all taxable property within the District's boundaries. The County Assessor may change the assessed valuation on or before December 10, 2021 only once by a single notification to the District.
- (2) On or before October 15, 2021, the District's management submitted to the District's Board of Directors a recommended budget which detailed the necessary property taxes needed along with other available revenues to meet the District's operating requirements.
- (3) For the 2022 budget, prior to December 15, 2021, the District computed and certified to the County Commissioners a rate of a levy that derived the necessary property taxes as computed in the proposed budget.
- (4) After a required publication of "Notice of Proposed Budget" and a public hearing, the District adopted the proposed budget and an appropriating resolution, which legally appropriated expenditures for the upcoming year.
- (5) After adoption of the budget resolution, the District may make the following changes: (a) it may transfer appropriated monies between funds or between spending agencies within a fund, as determined by the original appropriation level; (b) supplemental appropriations to the extent of revenues in excess of those estimated in the budget; (c) emergency appropriations; and (d) reduction of appropriations for which originally estimated revenues are insufficient.
- (6) All appropriations lapse at a year-end.

Taxes levied in one year are collected in the succeeding year. Thus taxes certified in 2021 were collected in 2022 and taxes certified in 2022 will be collected in 2023. Taxes are due on January 1st in the year of collection; however, they may be paid in either one installment (no later than April 30th) or two equal installments (not later than February 28th and June 15th) without interest or penalty. Taxes that are not paid within the prescribed time bear interest at the rate of one percent (1%) per month until paid. Unpaid amounts and the accrued interest thereon become delinquent on June 15th.

Encumbrance accounting, under which purchase orders, contracts, and other commitments for the expenditure of monies are recorded in order to reserve that portion of the applicable appropriation, is not employed by the District because it is at present considered not necessary to assure effective budgetary control or to facilitate effective cash planning and control.

**Panorama Metropolitan District  
Notes to the Financial Statements  
December 31, 2022  
(Continued)**

**III. Stewardship, Compliance, and Accountability (continued)**

**B. TABOR Amendment - Revenue and Spending Limitation Amendment**

In November 1992, Colorado voters amended Article X of the Colorado Constitution by adding Section 20, commonly known as the Taxpayer's Bill of Rights ("TABOR"). TABOR contains revenue, spending, tax, and debt limitations which apply to the State of Colorado and local governments. TABOR requires, with certain exceptions, advance voter approval for any new tax, tax rate increases, a mill levy above that for the prior year, extension of any expiring tax, or tax policy change directly causing a net tax revenue gain to any local government.

Except for refinancing bonded debt at a lower interest rate or adding new employees to existing pension plans, TABOR requires advance voter approval for the creation of any multiple-fiscal year debt or other financial obligation unless adequate present cash reserves are pledged irrevocably and held for payments in all future fiscal years.

TABOR also requires local governments to establish emergency reserves to be used for declared emergencies only. Emergencies, as defined by TABOR, exclude economic conditions, revenue shortfalls, or salary or fringe benefit increases. These reserves are required to be 3% or more of fiscal year spending (excluding bonded debt service). The District has reserved a portion of its December 31, 2022 year-end fund balance in the General Fund for emergencies as required under TABOR in the amount of \$18,685, which is the approximate required reserve at December 31, 2022.

The initial base for local government spending and revenue limits is December 31, 1992, fiscal year spending. Future spending and revenue limits are determined based on the prior year's fiscal year spending adjusted for inflation in the prior calendar year plus annual local growth. Fiscal year spending is generally defined as expenditures and reserve increases with certain exceptions. Revenue, if any, in excess of the fiscal year spending limit must be refunded in the next fiscal year unless voters approve retention of such revenue.

On May 7, 2002, the District's voters approved the following ballot question: "Shall Panorama Metropolitan District, without increasing taxes of any kind, be authorized to collect and spend all proceeds of its ad valorem taxes and investment income thereon as a voter-approved revenue change in 2002 and in each year thereafter, without regard to any spending, revenue-raising, or other limitation contain within Article X, Section 20 of the Colorado Constitution, and without regard to the annual limit set forth in Section 29-1-301, Colorado Revised statutes?"

On May 8, 2012, the District's voters approved the following ballot question: "Shall Panorama Metropolitan District taxes be increased \$375,000 annually or such lesser amount as necessary to pay the District's administration, operations, maintenance, and capital expenses and costs of constructing facilities and improvements, by the imposition of ad valorem property taxes levies in any year, without limitation as to rate or amount or any other condition to pay such expenses and shall the proceeds of such taxes and investment income thereon be collected, retained and spent by the District in fiscal year 2012 and in each fiscal year thereafter as a voter-approved revenue change without regard to any spending, revenue-raising, or other limitation contained within Article X, Section 20 of the Colorado Constitution, the limits imposed on increases in property taxation by Section 29-1-301, C.R.S. in any year, or any other law which purports to limit the District's revenues or expenditures as it currently exists or as it may be amended in the future, all without limiting in any year the amount of other revenues that may be collected, retained and spent by the District?"

**Panorama Metropolitan District  
Notes to the Financial Statements  
December 31, 2022  
(Continued)**

**III. Stewardship, Compliance, and Accountability (continued)**

**B. TABOR Amendment - Revenue and Spending Limitation Amendment (continued)**

On November 5, 2013, the District's voters approved 13 ballot issues identified as 5D through 5P. A summary of the approved annual revenue and debt increases is as follows:

<u>Ballot Issue</u>	<u>Tax Maximum</u>	<u>Debt Maximum</u>	<u>Purpose, as may be defined more specifically in the ballot issue</u>
5D	475,000	not applicable	Administration, operations, maintenance, capital expenses
5E	10,000,000	not applicable	Intergovernmental agreements or other contracts
5F	not applicable	not applicable	Increase overall revenue limit
5G	574,000,000	70,000,000	Street improvements
5H	574,000,000	70,000,000	Parks and recreational facilities
5I	574,000,000	70,000,000	Water infrastructure and services
5J	574,000,000	70,000,000	Sewer and sanitation infrastructure and services
5K	574,000,000	70,000,000	Transportation infrastructure and services
5L	574,000,000	70,000,000	Mosquito control
5M	574,000,000	70,000,000	Traffic and safety controls
5N	574,000,000	70,000,000	General obligation debt refinancing
5O	574,000,000	70,000,000	Intergovernmental and contractual debt refinancing
5P	not applicable	not applicable	Intergovernmental joint financing of public improvements

On May 5, 2020, the District's voters approved the following ballot question: "Shall Panorama Metropolitan District taxes be increased \$750,000 annually or by such lesser amount as necessary to pay the District's administration, operations, maintenance, and capital expenses, by the imposition of ad valorem property taxes levies in any year, without limitation as to rate or amount or any other condition to pay such expenses and shall the proceeds of such taxes and investment income thereon be collected, retained and spent by the District in fiscal year 2020 and in each fiscal year thereafter as a voter-approved revenue change without regard to any spending, revenue-raising, or other limitation contained within Article X, Section 20 of the Colorado Constitution, the limits imposed on increases in property taxation by Section 29-1-301, C.R.S. in any year, or any other law which purports to limit the District's revenues or expenditures as it currently may be amended in the future, all without limiting in any year the amount of other revenues that may be collected, retained and spent by the District?"

The District's management believes it is in compliance with the financial provisions of TABOR. However, TABOR is complex and subject to interpretation. Many of its provisions, including the interpretation of how to calculate fiscal year spending limits, will require judicial interpretation.

**Panorama Metropolitan District**  
**Notes to the Financial Statements**  
**December 31, 2022**  
**(Continued)**

**IV. Detailed Notes on all Funds**

**A. Deposits**

The Colorado Public Deposit Protection Act (“PDPA”) requires that all units of local government deposit cash in eligible public depositories; eligibility is determined by State regulators. Amounts on deposit in excess of Federal insurance levels must be collateralized. The eligible collateral is determined by the PDPA. The PDPA allows the institution to create a single collateral pool for all public funds. The pool for all the uninsured public deposits as a group is to be maintained by another institution or held in trust. The market value of the collateral must be at least equal to the aggregate uninsured deposits.

The State Regulatory Commissions 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.

**B. Investments**

The District’s investment policy follows Colorado statutes, which specify investment instruments meeting defined rating and risk criteria in which local governments, and entities such as the District, may invest which include:

- Obligations of the United States and certain U.S. government agency securities
- Certain international agency securities
- General obligation and revenue bonds of U.S. local government entities
- Banker's acceptances of certain banks
- Commercial paper
- Written repurchase agreements collateralized by certain authorized securities
- Certain money market mutual funds
- Guaranteed investment contract
- Local government investment pools

**C. Restricted Cash and Investments**

The District has restricted \$287,769 for the bond reserve fund and \$70,000 (both amounts in cash equivalents with Wells Fargo) for commitments under subdivision improvement agreements at December 31, 2022. Details of the bond reserve fund and the commitments are found below in the Long-term Obligations and the Commitments notes, respectively.

**Panorama Metropolitan District**  
**Notes to the Financial Statements**  
**December 31, 2022**  
**(Continued)**

**IV. Detailed Notes on all Funds (continued)**

**D. Summary of Cash Deposits and Investments**

Cash deposits and investments are reflected on the December 31, 2022 Balance Sheets as follows:

<u>Type</u>	<u>Rating</u>	<u>Carrying Amount</u>	<u>Maturities</u>	
			<u>Less Than One Year</u>	<u>Five Years or Less</u>
<i>Deposits:</i>				
Checking and on-demand accounts		3,140,547	-	-
Cash with County Treasurer		6,215	-	-
<i>Investments:</i>				
Cash Held by Trustee Bank	Not rated	287,769	287,769	-
		<u>3,434,531</u>		
<b>Financial Statement Captions:</b>				
Cash and cash equivalents - Unrestricted		3,076,762		
Cash and cash equivalents - Restricted		357,769		
		<u>3,434,531</u>		

**E. Capital Assets**

Capital asset activity for the year ended December 31, 2022 was as follows:

	<u>Beginning Balance</u>	<u>Increase</u>	<u>Decreases</u>	<u>Ending Balance</u>
<b>Capital assets, not being depreciated:</b>				
Landscape improvements	1,294,913	-	-	1,294,913
Detention pond	125,981	-	-	125,981
Traffic signals	181,202	-	-	181,202
Capital assets not being depreciated	<u>1,602,096</u>	<u>-</u>	<u>-</u>	<u>1,602,096</u>
<b>Capital assets, being depreciated:</b>				
Infrastructure improvements	3,941,634	-	-	3,941,634
Less accumulated depreciation for:				
Infrastructure improvements	(885,282)	(111,549)	-	(996,831)
Capital assets being depreciated, net	<u>3,056,352</u>	<u>(111,549)</u>	<u>-</u>	<u>2,944,803</u>
<b>Total Capital Assets, Net</b>	<u>4,658,448</u>	<u>(111,549)</u>	<u>-</u>	<u>4,546,899</u>

**F. Long-term Obligations**

**1. General Obligation Bonds, Series 2011**

On December 21, 2011, the District issued \$7,205,000 General Obligation Refunding Bonds, Series 2011 (the "2011 Bonds"), with 2.63% annual interest payable semiannually on June 1 and December 1 through 2023. The 2011 Bonds require a reserve in the amount of \$286,000.

**Panorama Metropolitan District  
Notes to the Financial Statements  
December 31, 2022  
(Continued)**

**IV. Detailed Notes on all Funds (continued)**

**F. Long-term Obligations (continued)**

**1. General Obligation Bonds, Series 2011 (continued)**

On January 6, 2012, the proceeds of the Series 2011 Bonds were used to refund the 1997 Bonds and 1998 Bonds in their entirety. There was a present value savings on the refunding of \$1,087,185.

**2. Authorized, Unissued Debt**

The District's voters authorized \$70,000,000 of general obligation debt in the 2013 election, all of which remains unissued as of December 31, 2022, for the various purposes summarized in Note III.B.

The District's voters authorized \$13,500,000 of general obligation debt in the 1995 and 1997 elections, of which \$7,655,000 remains unissued as of December 31, 2022. Of the \$7,655,000 of unissued debt, \$5,585,000 is authorized for refunding purposes, \$1,685,000 for safety improvements, and \$385,000 for street improvements. In the future, the District intends to issue a portion or all of the remaining authorized, but unissued general obligation debt for purposes of providing public improvements to support development as it occurs within the District's service area; however, as of the date of the auditor's report, the amount and timing of any debt issuances is not determinable.

**3. Schedule of Debt Service Requirements**

	<u>2011 G.O. Bonds</u>	
	<u>Series A</u>	
	<u>Principal</u>	<u>Interest</u>
2023	\$ 950,000	24,985
<b>Total</b>	<b>\$ 950,000</b>	<b>24,985</b>

**4. Schedule of Changes in Long-term Obligations**

	<u>Beginning</u>			<u>Ending</u>	<u>Due Within</u>
	<u>Balance</u>	<u>Additions</u>	<u>Deletions</u>	<u>Balance</u>	<u>One Year</u>
2011 G.O. Refunding Bonds	1,600,000	-	(650,000)	950,000	950,000



**Panorama Metropolitan District  
Notes to the Financial Statements  
December 31, 2022  
(Continued)**

**V. Other Information**

**A. Risk Management**

**Colorado Special Districts Property and Liability Pool**

The District is exposed to various risks of loss related to torts, thefts of, damage to, or destruction of assets; or errors or omissions. The District is insured for such risks as a member of the Colorado Special Districts Property and Liability Pool (“Pool”). The Pool is an organization created by intergovernmental agreement to provide property and general liability, automobile physical damage and liability, public officials liability and boiler and machinery coverage to its members. The Pool provides coverage for property claims up to the values declared and liability coverage for claims up to \$1,000,000. There have been no claims in any of the past three years.

The District pays annual premiums to the Pool for liability, property, and public official’s coverage. In the event aggregated losses incurred by the Pool exceed amounts recoverable from reinsurance contracts and funds accumulated by the Pool, the Pool may require additional contributions from the Pool 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.

A summary of audited statutory basis financial information for the Pool as of and for the year ended December 31, 2021 (the latest audited information available) is as follows:

<b>Assets</b>	<u>68,195,261</u>
Liabilities	46,165,251
Capital and surplus	<u>22,030,010</u>
<b>Total</b>	<u><u>68,195,261</u></u>
Revenue	24,889,624
Underwriting expenses	<u>25,123,490</u>
Underwriting Gain/(Loss)	(233,866)
Other income (loss)	<u>362,484</u>
<b>Net Income/(Loss)</b>	<u><u>128,618</u></u>

**B. Related Party Transactions**

A majority of the Board of Directors are officers, members, or employees of owners (or affiliated entities) of property within the District. These members may have conflicts of interest with respect to certain transactions which come before the Board.

**C. Commitments**

The District entered into Intergovernmental Subdivision Improvement Agreements with developers in order to provide infrastructure improvements within the District’s boundaries. The District is committed to the terms of companion agreements which are expected to be satisfied over the next couple of years by reimbursement to the developers for certain public improvements after they are completed. The only reimbursement agreement in effect at December 31, 2022 is Panorama Corporate Center South – Filing 9 for \$70,000.

**Panorama Metropolitan District**  
**Notes to the Financial Statements**  
**December 31, 2022**  
**(Continued)**

**V. Other Information (continued)**

**D. Settlement Agreement Imposing Debt and Debt Mill Levy Limits**

On December 16, 2013, the District entered into a Settlement Agreement (the "Agreement") with Carr Office Park, LLC ("Carr") and MG Panorama LLC ("MG"). At the time of the Agreement, Carr owned, and MG intended to acquire, commercial property with an assessed value of more than half of the District's total assessed value.

In consideration of Carr and MG's agreement to support a Revised Amended and Restated Service Plan, the District agreed to certain limitations on debt issuance and related debt mill levy increases. Specifically, the District agreed to limit new debt issuance to \$15,000,000 (in addition to the outstanding principal amount of the 2011 Bonds) without prior written consent of Carr, MG, or any future owner (collectively, the "Carr Owner"), as set forth in the Agreement.

The District further agreed not to issue or incur any new debt that would anticipate an increase in the annual debt mill levy by more than: (i) three mills over the 2013 debt mill levy of 12.237 (a total of 15.237 mills) through the scheduled maturity of the 2011 Bonds as set forth more specifically in the agreement; and (ii) 5.000 mills total for a debt mill levy commencing in the tax collection year following the retirement of the 2011 Bonds.

Verification that any debt issued shall not increase the debt mill levy beyond the limits in the preceding paragraph shall be determined at the time of issuance by a financial forecast prepared by a qualified financial advisor assuming: 1) no increase in the assessed valuation resulting from new construction; 2) no increase resulting from revaluation of current property in the District over 1% annual inflation on the current annual assessed valuation of the District in every future year of the amortization schedule for repayment of such debt; and 3) the satisfaction of the Required Debt Service Ratio Coverage, as set forth more specifically in the Agreement.

In addition to compliance with the limits stated above, if there is an Outstanding Reimbursement Obligation ("ORO"), the District may issue new debt to repay the ORO and any Additional District Improvements ("ADI") provided that (i) the bond proceeds for the ADI do not exceed 25% of the net bond proceeds available to pay the ORO; and (ii) the bond proceeds shall not be used to reimburse a developer for the costs of any ADI until they become an ORO.

Notwithstanding all of the above, the District may issue debt that does not meet the requirements set forth above if such issuance is (i) approved by all members of the District Board and (ii) consented to in writing by the Carr Owner.

Prior to developers advancing funds to the District or expending funds for the design, construction, and completion of certain District Public Improvements ("DPI") acquired by the District upon completion, the District shall enter into a Reimbursement Agreement defining, among other items, what DPI will be constructed and the terms and conditions of reimbursement, including, but not limited to the following: a) No reimbursement shall be due and owing to a developer by the District until the Completion Date as defined in the agreement; b) Prior to reimbursement, the District shall receive evidence confirming the New Vertical Development Value ("NVDV") of the developer's property. Reimbursement shall be limited to the amount of debt that could be issued by calculating the capacity for issuance of debt in accordance with the terms set forth above (and in the Agreement), assuming the NVDV with no debt mill levy increase and calculated substantially in compliance with the example set forth in Exhibit C of the Agreement.

**Panorama Metropolitan District  
Notes to the Financial Statements  
December 31, 2022  
(Continued)**

**V. Other Information (continued)**

**D. Settlement Agreement Imposing Debt and Debt Mill Levy Limits (continued)**

Notwithstanding the restrictions on developer reimbursement set forth above, the District may fund directly or reimburse a developer for costs associated with the following DPI without regard to Completion Date or the need for confirmation of the NVDV: a) Light Rail Improvements in an amount not to exceed \$1,200,000 in 2013 dollars; and b) Downstream Sanitary Sewer System Improvements in an amount not to exceed \$500,000 in 2013 dollars.

**E. Intergovernmental Agreement – Dry Creek Light Rail Project**

Effective December 16, 2014, the District entered into a Funding and Construction Management Agreement for Scopes 1, 2 and 5, Dry Creek Light Rail Platform Modification and Connectivity Improvements with the City. Subsequently the District and the City entered into an Amended and Restated Funding and Construction Management Agreement for Scopes 1, 2 and 5, Dry Creek Light Rail Platform Modification and Connectivity Improvements Agreement, dated June 2, 2015 (the “Amended and Restated Agreement”) for the funding and construction management of the Dry Creek Light Rail Project (the “City Project”). The City Project included the installation of a new rail crossing, new sidewalk, construction of a new Regional Transport District Call-n-Ride/Kiss-n-Ride, and improvements designed to enhance accessibility concerns. In addition to this, the District planned to finance, acquire, and construct additional public infrastructure in the vicinity of the City Project described as Scopes 3 and 4, Dry Creek Light Rail Platform Modification and Connectivity Improvements (the “Additional District Improvements”). By execution of the Amended and Restated Agreement, the City agreed to finance the City Project with the cooperation of SPIMD1/South I-25 Urban Corridor Transportation Management (“TMA”).

**F. Intergovernmental Agreement – Dry Creek On-Ramp Project**

On July 24, 2020, the District entered into a capital project implementation agreement with the Board of County Commissioners of the County of Arapahoe, State of Colorado (“County”) in which the District agreed to contribute \$12,000 toward the improvements of the Southbound I-25 On-Ramp at Dry Creek Road. The contribution was made in fiscal year 2020.

**G. Capital Pledge Agreement and Exclusion Agreement**

On July 22, 2020, the District approved a Capital Pledge Agreement. As set forth in the agreement, the District’s commitment to the Jones Metropolitan District No. 1 (“JMD”), is to fund \$15,000,000, plus interest towards the JMD’s cost of financing the Public Improvements, from the imposition of 5 mills beginning in the year when the 2011 Bonds are fully repaid. (The 2011 Bonds are currently scheduled to be repaid in 2023.)

Subsequent to the approval of the Capital Pledge Agreement, the District’s Board held a public hearing on the possible exclusion of the property within the service area of the Jones Metropolitan District Nos. 1, 2, 3, 4 and 5. The exclusion of the property was approved by the District Board and the mill levy to be imposed by the District for the repayment of the 2011 Bonds and the 2020 Capital Pledge Agreement shall continue to be imposed on the excluded property until these obligations, or any debt issued to refund these obligations, has been fully repaid. As a part of the consideration of the exclusion petition, the Board considered and approved an Exclusion Agreement.

**Panorama Metropolitan District  
Notes to the Financial Statements  
December 31, 2022  
(Continued)**

**V. Other Information (continued)**

**G. Capital Pledge Agreement and Exclusion Agreement (continued)**

The Exclusion Agreement requires the Jones Metropolitan District No. 1 to take conveyance of the Kiss n Ride access road (currently being maintained by the District) and to assume responsibility for operation and maintenance of that access road.

**REQUIRED SUPPLEMENTARY INFORMATION**

**Panorama Metropolitan District**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance**  
**Budget and Actual**  
**General Fund**  
**For the Year Ended December 31, 2022**  
**With Comparative Actual Amounts For the Year Ended 2021**

	<b>2022</b>			<b>2021</b>
	<b>Original and Final Budget</b>	<b>Actual</b>	<b>Variance Positive (Negative)</b>	<b>Actual</b>
<b>Revenues:</b>				
Property tax	528,431	526,169	(2,262)	534,308
Specific ownership tax	75,000	85,514	10,514	92,509
Net investment income	250	8,039	7,789	479
Miscellaneous income	-	3,122	3,122	-
<b>Total Revenues</b>	<u>603,681</u>	<u>622,844</u>	<u>19,163</u>	<u>627,296</u>
<b>Expenditures:</b>				
Accounting and audit	24,500	20,436	4,064	20,046
Election	4,000	725	3,275	-
Legal	36,000	22,664	13,336	24,761
Insurance	7,000	6,295	705	6,410
Maintenance and utilities	162,000	140,205	21,795	82,801
District management	30,000	16,114	13,886	19,457
County Treasurer's fees	7,926	7,910	16	8,107
Miscellaneous	3,000	3,050	(50)	2,160
Emergency reserves	18,120	-	18,120	-
Contingency	250,000	-	250,000	-
<b>Total Expenditures</b>	<u>542,546</u>	<u>217,399</u>	<u>325,147</u>	<u>163,742</u>
<b>Excess (Deficiency) of Revenues Over Expenditures</b>	61,135	405,445	344,310	463,554
<b>Other Financing (Uses):</b>				
Operating transfers (out)	-	-	-	(8,876)
<b>Total Other Financing (Uses)</b>	<u>-</u>	<u>-</u>	<u>-</u>	<u>(8,876)</u>
<b>Change in Fund Balance</b>	61,135	405,445	344,310	454,678
<b>Fund Balance - Beginning</b>	1,734,920	1,858,341	123,421	1,403,663
<b>Fund Balance- Ending</b>	<u>1,796,055</u>	<u>2,263,786</u>	<u>467,731</u>	<u>1,858,341</u>

**SUPPLEMENTARY INFORMATION**

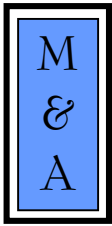
**Panorama Metropolitan District**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance**  
**Budget and Actual**  
**Debt Service Fund**  
**For the Year Ended December 31, 2022**  
**With Comparative Actual Amounts For the Year Ended 2021**

	<u>2022</u>		<b>Variance Positive (Negative)</b>	<u>2021</u>
	<b>Original and Final Budget</b>	<b>Actual</b>		<b>Actual</b>
<b>Revenues:</b>				
Property tax	804,488	800,446	(4,042)	793,679
Net investment income	450	4,299	3,849	632
<b>Total Revenues</b>	<u>804,938</u>	<u>804,745</u>	<u>(193)</u>	<u>794,311</u>
<b>Expenditures:</b>				
Principal	650,000	650,000	-	630,000
Interest	42,080	42,080	-	58,649
Paying agent fees	1,500	1,389	111	500
County Treasurer's fees	12,067	12,031	36	12,031
Contingency	175,000	-	175,000	-
<b>Total Expenditures</b>	<u>880,647</u>	<u>705,500</u>	<u>175,147</u>	<u>701,180</u>
<b>Excess (Deficiency) of Revenues Over Expenditures</b>	(75,709)	99,245	174,954	93,131
<b>Other Financing Sources (Uses):</b>				
Operating transfers in (out)	-	-	-	360
<b>Total Other Financing Sources (Uses)</b>	<u>-</u>	<u>-</u>	<u>-</u>	<u>360</u>
<b>Change in Fund Balance</b>	(75,709)	99,245	174,954	93,491
<b>Fund Balance - Beginning</b>	<u>374,516</u>	<u>550,068</u>	<u>175,552</u>	<u>456,577</u>
<b>Fund Balance - Ending</b>	<u><u>298,807</u></u>	<u><u>649,313</u></u>	<u><u>350,506</u></u>	<u><u>550,068</u></u>



**Panorama Metropolitan District**  
**Schedule of Revenues, Expenditures and Changes in Fund Balance**  
**Budget and Actual**  
**Capital Projects Fund**  
**For the Year Ended December 31, 2022**  
**With Comparative Actual Amounts For the Year Ended 2021**

	<u>2022</u>		<u>Variance Positive (Negative)</u>	<u>2021</u>
	<u>Original and Final Budget</u>	<u>Actual</u>		<u>Actual</u>
<b>Revenues:</b>				
Miscellaneous	-	1,674	1,674	54
<b>Total Revenues</b>	<u>-</u>	<u>1,674</u>	<u>1,674</u>	<u>54</u>
<b>Expenditures:</b>				
Engineering services	4,666	-	4,666	1,514
Landscaping	100,000	-	100,000	-
Construction	330,000	-	330,000	-
<b>Total Expenditures</b>	<u>434,666</u>	<u>-</u>	<u>434,666</u>	<u>1,514</u>
<b>(Deficiency) of Revenues Over Expenditures</b>	(434,666)	1,674	436,340	(1,460)
<b>Other Financing Sources:</b>				
Operating transfers in	-	-	-	8,516
<b>Total Other Financing Sources</b>	<u>-</u>	<u>-</u>	<u>-</u>	<u>8,516</u>
<b>Change in Fund Balance</b>	(434,666)	1,674	436,340	7,056
<b>Fund Balance - Beginning</b>	<u>491,230</u>	<u>499,734</u>	<u>8,504</u>	<u>492,678</u>
<b>Fund Balance - Ending</b>	<u>56,564</u>	<u>501,408</u>	<u>444,844</u>	<u>499,734</u>



# MCMAHAN AND ASSOCIATES, L.L.C.

*Certified Public Accountants and Consultants*

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TELEPHONE: (970) 845-8800  
FACSIMILE: (970) 845-8108  
E-MAIL: MCMAHAN@MCMAHANCPA.COM

## **To the Board of Directors Panorama Metropolitan District**

We have audited the financial statements of Panorama Metropolitan District for the year ended December 31, 2022. Professional standards require that we provide you with the following information related to our audit.

### ***Qualitative Aspects of Accounting Policies***

Management is responsible for the selection and use of appropriate accounting policies. The significant accounting policies used by Panorama Metropolitan District are described in the notes to the financial statements. No new accounting policies were adopted, and the application of existing policies was not changed during the year. We noted no transactions entered during the year for which there is a lack of authoritative guidance or consensus. There are no significant transactions that have been recognized in the financial statements in a different period than when the transaction occurred.

Accounting estimates are an integral part of the financial statements prepared by management and are based on management's knowledge and experience about past and current events and assumptions about future events. Certain accounting estimates are particularly sensitive because of their significance to the financial statements and because of the possibility that future events affecting them may differ significantly from those expected. The most sensitive estimate(s) affecting the financial statements was:

Estimated useful lives for depreciation on capital assets: Management's estimate is based on industry practice and experience. We evaluated the key factors and assumptions used to develop the useful lives used in determining depreciation and found that it is reasonable in relation to the financial statements taken as a whole.

### ***Difficulties Encountered in Performing the Audit***

We encountered no difficulties in dealing with management in performing and completing our audit.

### ***Corrected and Uncorrected Misstatements***

Professional standards require us to accumulate all known and likely misstatements identified during the audit, other than those that are trivial, and communicate them to the appropriate level of management. The following misstatements were identified during the audit and corrected by management:

#### ***Debt Service Fund***

Recorded an additional \$5,000 principal payment due in 2022, but paid on January 4, 2023, on the Series 2011 General Obligation Bonds as accounts payable.

*Member: American Institute of Certified Public Accountants*

***Disagreements with Management***

For purposes of this letter, professional standards define a disagreement with management as a financial accounting, reporting, or auditing matter, whether or not resolved to our satisfaction, that could be significant to the financial statements or the auditor's report. We are pleased to report that no such disagreements arose during the course of our audit.

***Management Representations***

As is required in an audit engagement we have requested certain representations from management that are included in the management representation letter.

This report is intended solely for the information and use of the Board of Directors, management, and others within the organization and is not intended to be, and should not be, used by anyone other than those specified parties.

Sincerely,

*McMahan and Associates, L.L.C.*

**McMahan and Associates, L.L.C.  
Avon, Colorado  
July 18, 2023**



SITE NAME: \_\_\_\_\_  
 PREPARED FOR: \_\_\_\_\_  
 RETURN BY: \_\_\_\_\_

## Service Agreement

### Client Information

Service Site Name & Address: \_\_\_\_\_ Owner/Client/Owner Representative/Property Manager Company: \_\_\_\_\_

Client Contact Name: \_\_\_\_\_ Billing Company Name: \_\_\_\_\_

Client Phone: \_\_\_\_\_ Billing Phone: \_\_\_\_\_

Client Mobile Phone: \_\_\_\_\_ Billing Email Address: \_\_\_\_\_

Client Email Address: \_\_\_\_\_

SNOW SEASON 2023 – 2024	
<b>Contract Term: October 1, 2023 – April 30, 2024</b>	<b>Contract Expires: April 30, 2024</b>
<b>Date Created:</b>	
To reserve Snow Maintenance Services at the service site address listed above, we must receive your signed service agreement (contract) in our office by the <i>Return Signed By</i> date listed above. If you need the date extended please contact us, but we may not be able to accommodate your preference for times of service for your property after the date listed above.	

### Introduction

This Service Agreement is created between JPL Cares and Owner/Client/Owner Representative/Property Management Company as named above. This Service Agreement outlines the specialized Snow services we can professionally provide for your property to meet your requirements. This Service Agreement is organized in the following order:

1. Completion Time Goals (page 2)
2. Service Specifications - (page 2 & 3)
3. Terms and Conditions (page 4 & 5)
4. Payment Terms (page 6)
5. Existing Damage Inventory (page 7)
6. Service Pricing (page 8)
7. Signature (page 9)

**Special Service Notes:**



SITE NAME: \_\_\_\_\_  
 PREPARED FOR: \_\_\_\_\_  
 RETURN BY: \_\_\_\_\_

**Business Hours**

Business Hours	TIMES SELECTED	INITIAL EACH
Monday – Friday:		
Saturday:		
Sunday:		

Completion time goals are identified so we can schedule equipment and manpower based on the completion time requirements of our clients. Storms ending 3 hours or less before completion time goal will most likely not be completed on time unless you have selected the continuous plowing service option during all snow events. Although JPL Cares, Inc makes all reasonable efforts to complete services by the above times, given the uncertainty and severity of climatic conditions JPL Cares, Inc cannot guarantee that all serviced areas will be completed by the times indicated.

**Service Specifications- Plowing & Material Application**

**INSTRUCTIONS:** In the sections below *Client must initial EACH* type of vehicular pavement snow plowing and material application services Client requests Contractor to provide. Contractor agrees to provide only those services that Client has specifically selected by indicating “**Yes**”, or **defined quantity**, or “**No**” for any services it does not wish Contractor to provide. Any services that Client has selected “No”, or failed to initial for any particular section, Contractor will NOT be required to provide said services.

SNOW PLOWING SERVICES (DRIVE LANES / PARKING AREAS)	SERVICE SELECTIONS	INITIAL EACH
Start at minimum trigger depth of (Circle Selection): (Trace), (1”), (2”)		
Snow Marker Stakes on curbs & obstructions is available at an additional cost:		

MATERIAL APPLICATION SERVICES (DRIVE LANES / PARKING AREAS)	SERVICE SELECTIONS	INITIAL EACH
Material application during Sleet/Freezing Rain to mitigate potential slip & falls:		
Pre-Storm Material Applications:		
Refreeze / Thaw Monitoring & spot applications as needed to mitigate potential slip & falls:		



SITE NAME: \_\_\_\_\_  
 PREPARED FOR: \_\_\_\_\_  
 RETURN BY: \_\_\_\_\_

**Service Specifications- Sidewalks**

**INSTRUCTIONS:** In the sections below **Client must initial EACH** type of sidewalk clearing and sidewalk material application services Client requests Contractor to provide. Contractor agrees to provide only those services that Client has specifically selected as check marked or **defined quantity**, or **“No”** for any services it does not wish Contractor to provide. Services that Client has selected “No”, or failed to initial for any particular section, Contractor will NOT be required to provide said services.

SIDEWALK CLEARING SERVICES	SERVICE SELECTIONS	INITIAL EACH
Start at minimum trigger depth of (Circle Selection): (Trace), (1”), (2”)		

SIDEWALK ABATEMENT MATERIAL	SERVICE SELECTIONS	INITIAL EACH
Sidewalk Material Required:		
Abatement Material during sleet/freezing rain:		
Pre- Storm Material Applications		
Refreeze/Thaw Monitoring & spot applications as needed to mitigate potential Slip & Falls:		
Sidewalk Abatement Material buckets required		



SITE NAME:

PREPARED FOR:

RETURN BY:

Terms & Conditions

This Agreement is entered this \_\_\_\_\_ day of \_\_\_\_\_ between Jim's Pride Landscaping and Maintenance, Inc. dba JPL Cares, a Colorado corporation (hereinafter "Contractor") and

\_\_\_\_\_ Property Owner, (hereinafter "Managing Agent/Owner") and contains all terms and conditions of the snow management services and chemical or salt treatments which Client has requested Contractor to provide to Client for the duration of the contract term listed on page 1.

1. General Performance Standards:

- 1. Contractor represents that it has the capacity and the professional experience and skill to perform the Work and that the Work shall be performed in accordance with the standards of care, skill and diligence provided by competent area professionals who perform services of a similar nature to those services specified in this agreement.
2. If performance of the services by the Contractor is delayed due to Acts of God, Heavy Accumulations in short time frames, or in the case of a blizzard which go beyond the Contractors reasonable control, the Contractor will give notice via email to the Owner/Client/Owner Representative/Property Management Company of such a delay, and such delay shall in any event be excused. Owner/Client/Owner Representative/Property Management Company understands and agrees that sidewalk crews cannot work safely in temperature and wind conditions that combine for wind-chill below zero degrees Fahrenheit.
3. CONTRACTOR reserves the right to suspend its Snow Removal Services at its sole discretion, when extreme weather conditions present a danger to the health and safety of its employees. If CONTRACTOR suspends its Snow Removal Services due to extreme weather conditions, it will resume its Snow Removal Services when conditions allow.
4. Owner/Client/Owner Representative/Property Management Company understands and agrees that Contractor utilizes Field Measurements and/or Certified Storm Reports to determine Trigger Depth for activation on services, and considers the total snowfall to be the greater of the two.
5. Owner/Client/Owner Representative/Property Management Company understands and agrees that Contractor is not liable for incidental damages and normal wear and tear resulting from plowing and/or use of chemicals to ground cover, shrubbery, landscape lighting, curbs, paver bricks, hardscapes, asphalt surfaces and concrete, and is not liable for movement of gravel, movement of cars and snow piling around vehicles as a result of the Work.

2. Definitions

- 1. Access Roads: Roads leading to entries and exits of Owner/Client/Owner Representative/Property Management Company property.
2. Accessible Areas: Drive Lanes, Entries and Exits, Fire Lanes and areas in Parking Lots of AT LEAST 4 consecutive vacant parking spaces (or if no striping or other indicators of parking spaces are present or visible; an area estimated by Contractor to be 4 consecutive vacant spaces). In addition to the above, if Contractor is provided the location of handicap parking spaces, all vacant handicap parking spaces are Accessible Areas.
3. Business Hours: When subject property is deemed open for business: . 8:00am-10:00pm for Retail sites, and 8:00am-6:00pm for office- type businesses.
4. Drive Lanes: Roads that lead through the parking areas on subject property.
5. Entries and Exits: Areas of Drive Lanes that allow access or exit to subject property.
6. Fire Lanes: Drive Lanes designed to accommodate emergency access vehicles.
7. Materials: Chemicals (or comparable products) used to reduce or decrease in amount the negative impact of snow on sidewalks and pertinent parking lot areas (Parking Lot Drive Lanes, Stop Signs, Fire lanes, Areas of steep grade, Sidewalks, Handicap Spaces, and Entries/Exits to/from buildings)
a. Polar Melt@: Usually white or blue in color with a chemical composition of Sodium Chloride, Sodium Silicate, and Magnesium Chloride.
b. Rapid Thaw@/Torch RT: Sometimes referred to as Granular Magnesium Chloride, Rapid Thaw is composed of Sodium Chloride, Potassium Chloride, and Magnesium Chloride.
c. Pre-Treatment: The use of materials before trigger depth has been reached to avoid snow bonding to hard surfaces, to add traction to lots for drivers and pedestrians and reduce liability. If the weather forecast suggests temperatures below freezing before a snowfall commences, pretreatment may be necessary.
d. Post treatment: The use of materials prior to snow fall and/or sleet/freezing rain events to prevent bonding/freezing to hard surfaces. Any time snow and/or the potential for freezing conditions are present.
e. Snow Marker Stakes: Brightly colored reflective driveway stakes which mark obstructions.
8. Owner/Client/Owner Representative/Property Management Company: Person or persons in charge of facilitating or administering this Snow Removal Agreement for owner or tenant and is capable of making decisions regarding this Snow Removal Agreement.
9. Non-Business hours: Any hours that falls outside of Business Hours.
10. Owner/Client/Owner Representative/Property Management Company: Person or Entity who owns or represents the ownership of the subject property where snow removal services are being contracted for.
11. Public Roadways: Public roads or access roads leading to entries and exits of Owner/Client/Owner Representative/Property Management Company property.



SITE NAME:

PREPARED FOR:

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12. **Sidewalks:** Areas of concrete pathways leading into and out of buildings and parking lot areas, specifically designed for foot traffic.
  - a. **Exterior Sidewalks:** sidewalks that divide the Owner/Client/Owner Representative/Property Management Company property from access roads to property that lay typically around the perimeter of the buildings and landscape. These walkways divide the city streets from the Managing Agent/Owner's property.
  - b. **Interior Sidewalks:** These walkways are concrete and lead in and out of buildings allowing access to parking lots.
  - c. **Stairways:** Areas on subject property where there are stairs.
13. **Subject Property:** The entire physical property, which is the subject matter of this agreement where Work is to be performed.
14. **Tenant:** Person or entity leasing real estate space from owner, which is situated on Managing Agent/Owner's property.
15. **Trigger Depth:** The depth of snow on site that triggers billable service work to be performed on sidewalks or parking lot areas of subject property.
16. **Site Condition Inspection:** The depth of snow recorded on site by JPL Staff, with use of ruler and site photos
17. **Certified Storm Report:** A Certified Storm Report from, which is a cumulative storm summary report certified by a meteorologist, based on location of Property.

### 3. Technical Specifications - Parking Areas

1. Snow removal services will commence when snow accumulation reaches (**Circle Selection**): **Trace, (1"), (2")** Trigger Depth. Contractor will remove snow from all Drive Lanes / Parking Areas with special consideration given to Business Hours and Non-Business Hours.
2. Contractor will not be responsible for removal of snow in between parked vehicles unless AT LEAST 4 PARKING SPACES EXIST inbetween said vehicles (this condition creates additional liability for property damage and is not a safe practice for the Contractor, Owner/Client/Owner Representative/Property Management Company, or tenants). Likewise, 4 spaces must also exist between parked vehicles and median and/or islands and/or curb and gutter areas parallel to parking spaces for plowing services to be rendered. Notwithstanding the above, if a vacant space exists between parked vehicles and the vacant space is a Handicap Stall; shoveling will be used to remove snow, and Rapid Thaw®/Torch RT and/or Polar Melt® will be applied, whether during Business or Non-Business Hours.
3. Subject to Paragraph 3.2 above, Contractor will be responsible to remove snow from entire parking lot during Non-Business Hours unless obstacles or vehicles are left overnight.
4. Subject to Paragraph 3.2 above, Contractor will not hand shovel or hand apply Rapid Thaw®/Torch RT and/or Polar Melt® in between parked vehicles unless otherwise requested by Owner/Client/Owner Representative/Property Management Company.
5. During Business Hours all Accessible Areas will be serviced.
6. Contractor will in its sole discretion determine frequency, type, and amount of Rapid Thaw®/Torch RT and/or Polar Melt® used based on existing conditions, unless otherwise requested by Owner/Client/Owner Representative/Property Management Company.
  - a. Rapid Thaw®/Torch RT and/or Polar Melt® will be applied in the parking lot areas (Main drive lanes, Fire lanes, loading docks that are vacant, Entries and Exits to the property, handicap spaces, Interior Sidewalks, and Stairways. Please note, this does not include entire parking spaces.)
  - b. Unless requested in writing by Owner/Client/Owner Representative/Property Management Company, materials will not be applied to parking spaces. It is understood that the Contractor's application method for Rapid Thaw® is a VBOX sander spreader and that these machines have a spreading width of roughly 40'. This application will in fact cover the entire main drive lane with one pass in most cases. The Contractor's application rate for Rapid Thaw® materials is approximately 700 lbs per lane mile. More or less material may be used based on conditions and Contractor's discretion and will determine what is appropriate at the time based on existing conditions.
7. Contractor has the right to install marker stakes along parking lots and driveways to prevent damage to Contractor equipment and Owner/Client/Owner Representative/Property Management Company agrees not to remove said stakes.
8. Contractor will contact Owner/Client/Owner Representative/Property Management Company to store equipment (Truck, Skid, Tractor, Storage containers, Materials etc.) on site if needed.
9. Service Area map to be provided to JPL Cares by Owner/Client/Owner Representative/Property Management Company to ensure appropriate service delivery.
10. Material application during sleet/freezing rain to mitigate potential slip and falls. In order to address liability for Owner/Client/Owner Representative/Property Management Company and Contractor multiple site visits may be required during long duration events.

### 4. Technical Specifications – Sidewalks and Handicap Spaces

1. All sidewalks and handicap access parking spaces on property will be cleared when snow accumulation reaches the depth of (**Circle Selection**): (**Trace**), (**1"**), (**2"**) Trigger, regardless day or night with consideration given to Business Hours and Non-Business Hours.
2. Sidewalks, Handicap Spaces and walkways throughout the Property that allow access from parking lot to the buildings, and or provide access to the building by Merchants, Owner/Client/Owner Representative/Property Management Company, Tenants or Vendors will be treated with materials as determined by Contractor.
3. Polar Melt® will NOT be applied to Exterior Sidewalks unless requested by Owner/Client/Owner Representative/Property Management Company in writing.
4. Contractor IS NOT obligated to shovel snow and or apply Polar Melt® or Rapid Thaw® in between cars unless requested by Owner/Client/Owner Representative/Property Management Company in writing and agreed to by Contractor. Areas between cars are not defined as walkways and will not be serviced as such unless requested.
5. Material application during sleet/freezing rain to mitigate potential slip and falls. In order to address liability for Owner/Client/Owner Representative/Property Management Company and Contractor multiple site visits may be required during long duration events.





SITE NAME:

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## 5. Scope of "Work":

1. Contractor will remove snow and/or apply Rapid Thaw®/Torch RT on all main Drive Lanes, Stop Signs, Access Roads, Entries and Exits of property. Polar Melt® will be applied to Sidewalks surrounding Entries, Exits or any other access point to building, and any Stairways. Contractor shall make all reasonable efforts to perform the Work within the timelines set forth in this Agreement, but given the nature of snow removal and snow events, Contractor does not guarantee it will perform Work in the time frames set forth herein
2. In the event of heavy snow accumulations, Contractor is prepared to accommodate hauling and dumping of excessive snow accumulation upon request of Owner/Client/Owner Representative/Property Management Company. Contractor will keep close contact with Owner/Client/Owner Representative/Property Management Company to assist in determining needs as these services sometimes require larger equipment, and additional charges will apply. Hourly charges for Loaders, Dump Trucks and other heavy equipment can be found on the hourly rate list attached to this Agreement.
3. Contractor will make every attempt possible to complete the Work for each weather event within twenty-four (24) hours after snow has ceased to fall, gather or accumulate for any particular weather event where services are needed. Contractor has the right, but not the obligation, to initiate Services before snow has ceased if snow accumulations in excess of the foregoing Trigger Depths are forecast within a twenty-four (24) hour period. Therefore, multiple trips at additional cost may be made to the Subject Property to perform Services during any particular weather event.
4. In the event of accumulations greater than 10 inches, Main Drive lanes, Entries/Exits of buildings and Interior Sidewalks of Owner/Client/Owner Representative/Property Management Company Property will be the primary focus of the Contractor's initial visit. Work during Business Hours is difficult with increased traffic, but efforts will be made to make Owner/Client/Owner Representative/Property Management Company Property accessible. Strategic efforts will be made to allow access to Owner/Client/Owner Representative/Property Management Company, vendors, and Tenants during heavy snow accumulations, but Contractor makes no representation or guarantee complete access to the Managing Agent/Owner's Property will be obtainable in the case of Acts of God, Heavy Accumulations in short time frames, or in the case of a blizzard. Contractor will have as many as (36) hours after snow has ceased to fall to complete snow removal operations. Return visits may be necessary until complete access is achieved.
5. Contractor is not obligated to provide notice to Tenants, employees of Tenants, or Owner/Client/Owner Representative/Property Management Company of Tenants as to when Contractor will initiate or perform Services unless requested in writing by Managing Agent.
6. Snow will be plowed or removed as determined by Contractor. Contractor will attempt to pile snow in locations that will not unreasonably inhibit Drive Lanes and Entries and Exits or unreasonably occupy parking spaces that are used. Snow will not be piled in areas such that it will impede drainage. In cases of excessive snow accumulations, Contractor may use extra parking spaces for snow storage. Contractor will return after snow ceases and remove snow from these areas after discussing and receiving approval from Owner/Client/Owner Representative/Property Management Company.
7. "Shovel-wide" paths will be cleared on sidewalks during the initial visit when snowfall or accumulation exceeds ten (10) inches or drift or similar conditions exist. The sidewalk paths will be widened on subsequent visits as conditions permit.
8. Contractor may utilize Rapid Thaw®, Polar Melt®
9. Contractor agrees to perform site inspection and will document (including photographs) existing conditions of concrete, asphalt, signage and the premises generally upon contract signature. Contractor is not liable for any pre-existing damages on property prior to commencement of this Snow Removal Agreement or for any normal wear and tear associated with Snow Removal Work.
10. Emergencies are defined as items, which by their nature, cannot be postponed and are likely to cause immediate damage to health or property. Response to emergencies will be by whatever means are most practical to remedy a particular situation. Contractor is entitled to compensation for emergencies, pursuant to the Hourly Rates as attached hereto.

## 6. Payment

Time for payment is of the essence of this Agreement. Owner/Client/Owner Representative/Property Management Company shall pay Contractor in accordance with the following: Contractor will submit invoice(s) to Managing Agent/Owner for Services rendered after each particular weather event in accordance with Hourly Rate Schedule, as defined. Payment for each invoice shall be due within thirty (30) days from the date of the performance of service unless other payment terms are negotiated and agreed upon in writing. Please be advised that any fees associated with receiving payment (for example: credit card processing fees, or the requirement of Contractor to subscribe to a payment processing service) will be borne by the Owner/Client/Owner Representative/Property Management Company named above. Please note that based on storm conditions and storm cycles, Invoices may be received up to two weeks after completion of service. Interest shall accrue from the date payment is due at the rate of 2% per week. CONTRACTOR reserves the right to discontinue service if Customer is 15 days past due. In the event Owner/Client/Owner Representative/Property Management Company fails to make payment in accordance with this Agreement, Contractor shall be awarded its reasonable attorneys' fees, expenses and other costs of collection in addition to all other losses and damages. Payment of invoice(s) shall relieve Contractor of responsibility for faulty, defective, or recalled materials or workmanship connected with work performed and Contractor is relieved of any obligation to perform Work so long as payment from Owner/Client/Owner Representative/Property Management Company is past due. Owner/Client/Owner Representative/Property Management Company acknowledges and agrees that Contractor has dedicated scheduled time to performance of the Work pursuant to this Agreement and that Contractor is entitled to payment for the Work even if Owner/Client/Owner Representative/Property Management Company refuses to allow or prevents performance of the Work. Included after each event, Contractor will include a "Certified Storm Report" or sitefotos report reflecting JPL Cares measurement. Each report will include a storm summary, snow fall total, and conditions in and around the greater Denver area.

## 7. Contractor Insurance Coverage

Contractor agrees to carry a policy of general liability insurance with limits of at least \$1,000,000 per occurrence. Contractor shall submit certification of said insurance and proper coverage of worker's compensation insurance to the Owner/Client/Owner Representative/Property Management Company prior to commencing work.





SITE NAME:

PREPARED FOR:

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**Pricing Per Hour/Per Event**

Contractor to utilize the most appropriate/efficient equipment and resources for the site based on availability and need at Contractor's sole discretion.

EQUIPMENT RATES	UNIT	RATE	MINIMUM
TRUCK: WITH PLOW	PER HOUR	\$ 135.00	(2) HOUR MINIMUM
TRUCK: V PLOW WITH BACK BLADE	PER HOUR	\$ 200.00	(2) HOUR MINIMUM
DUMP TRUCK W/PLOW	PER HOUR	\$ 150.00	(2) HOUR MINIMUM
MUNICIPAL/TANDEM WITH 11' PLOW	PER HOUR	\$ 340.00	(2) HOUR MINIMUM
FRONT END LOADER WITH BUCKET OR PUSH BOX	PER HOUR	\$ 280.00	(2) HOUR MINIMUM
BACKHOE WITH BUCKET OR PUSH BOX	PER HOUR	\$ 260.00	(2) HOUR MINIMUM
SKID-STEER WITH BUCKET OR PUSH BOX	PER HOUR	\$185.00	(2) HOUR MINIMUM
TRACTOR WITH BUCKET, PUSH BOX AND/OR BACK BLADE	PER HOUR	\$260.00	(2) HOUR MINIMUM
SIDEWALK MACHINE	PER HOUR	\$ 215.00	(2) HOUR MINIMUM
ALL TERRAIN VEHICLE (ATV)	PER HOUR	\$ 100.00	(2) HOUR MINIMUM
UTV W/ PLOW	PER HOUR	\$ 125.00	(2) HOUR MINIMUM
SNOW BLOWER	PER HOUR	\$ 80.00	(2) HOUR MINIMUM
MOBILIZATION (EQUIPMENT STAGING ON SITE)	PER HOUR	\$190.00	(2) HOUR MINIMUM
HAULING SNOW/RELOCATION ON SITE	T & M	Based on	(2) HOUR MINIMUM
SNOW HAULING/DISPOSAL OFF SITE	T & M	Equipment Used	(2) HOUR MINIMUM
SITE CONDITION INSPECTION	PER HOUR	\$125.00	(1) HOUR MINIMUM

\* Prices Valid for 30 days from proposal date

**SIDEWALK CLEARING & CHEMICAL APPLICATION SERVICE**

HAND LABOR	PER HOUR	\$ 70.00	(2) HOUR MINIMUM
GRANULAR DISTRIBUTION TRUCK	PER HOUR	\$ 125.00	(1) HOUR MINIMUM (BILLED IN 15 MINUTE INCREMENTS)
RAPID THAW / TORCH RT	PER TON	\$ 260.00	1/4 TON MINIMUM AS APPLIED
ICE MELT	PER BAG	\$ 55.00	1 BAG MINIMUM AS APPLIED



SITE NAME: \_\_\_\_\_  
 PREPARED FOR: \_\_\_\_\_  
 RETURN BY: \_\_\_\_\_

**Signature**

By signing this Service Agreement (Contract) the Client (Owner) authorizes Contractor (JPL Cares, Inc) to provide snowplowing, chemical ice melt, shoveling and material application services at the property site address listed on this Service Agreement (Contract) for the prices listed in this Service Agreement (Contract) and under the terms and conditions and under the payment terms listed in this Service Agreement (Contract).

Please Note Any Special Instructions Not Included Herein: \_\_\_\_\_

Client:

Signature: \_\_\_\_\_  
 Printed Name: \_\_\_\_\_  
 Title: \_\_\_\_\_  
 Date: \_\_\_\_\_  
 24HR Contact: \_\_\_\_\_  
 24HR Phone: \_\_\_\_\_  
 24HR Email: \_\_\_\_\_

**Return Signed To:**  
 JPL Cares, Inc  
 13195 N. Highland Circle  
 Littleton, Co 80125  
 Email: [snow@jplcares.com](mailto:snow@jplcares.com)  
 Fax: (303) 362-5899  
 24/7: (303) 948-6488

Accepted By: \_\_\_\_\_ Date: \_\_\_\_/\_\_\_\_/\_\_\_\_  
 James D Lynch III, President

**Remittance Information**

Please submit this signed Service Agreement to us via Email As Soon As Possible to secure placement on our service schedules. Please contact your account manager with any changes or questions you may have. We are available any time for further assistance. Following the execution of this agreement we will be requesting a site map that will define the scope and area of responsibility. Thank you very much for the opportunity.