

CASCADE METROPOLITAN DISTRICT NO. 1

2023 ANNUAL REPORT

Pursuant to §32-1-207(3)(c) and the Service Plan for Cascade Metropolitan District No. 1 (the “**District**”), the District is required to provide an annual report to El Paso County with regard to the following matters:

For the year ending December 31, 2023, the District makes the following report:

Statutory Requirements (§32-1-207(3))

1. Boundary changes made.

No boundary changes were made in 2023.

2. Intergovernmental Agreements entered into or terminated with other governmental entities.

No new intergovernmental agreements were entered into or terminated in 2023.

3. Access information to obtain a copy of rules and regulations adopted by the board.

Current Rules and Regulations may be found on the District’s website at <https://cascademd1.colorado.gov/important-district-documents>. Information may also be obtained from contacting the District’s Manager, Rebecca Harris, at (719) 447-1777.

4. A summary of litigation involving public improvements owned by the District.

To our actual knowledge, based on review of the court records in El Paso County, Colorado and the Public Access to Court Electronic Records (PACER), there is no litigation involving the Districts public improvements as of December 31, 2023.

5. The status of the construction of public improvements by the District.

The District did not construct any public improvements in 2023. There is no active construction of public improvements by the District.

6. A list of facilities or improvements constructed by the District that were conveyed or dedicated to the county or municipality.

The District did not construct any facilities or improvements that were conveyed or dedicated to the county or municipality in 2023.

The District conveyed two properties to El Paso County in 2023. Those properties were Parcel Number 8323300031 and Parcel Number 832300033.

The District conveyed the water system to Colorado Springs Utilities in 2020.

7. The final assessed valuation of the District as of December 31st of the reporting year.

The District's final assessed valuation for 2023 was \$13,544,540.

8. A copy of the current year's budget.

A copy of the 2024 Budget is attached hereto as **Exhibit A**.

9. A copy of the audited financial statements, if required by the "Colorado Local Government Audit Law", part 6 of article 1 of title 29, or the application for exemption from audit, as applicable.

The 2023 Audit has not been completed. A supplement to this report will be filed once completed.

10. Notice of any uncured defaults existing for more than ninety (90) days under any debt instrument of the District.

The District did not have any uncured defaults existing more than ninety days in 2023.

11. Any inability of the District to pay its obligations as they come due under any obligation which continues beyond a ninety (90) day period.

The District did not have any inability to pay obligations as they came due which continued beyond ninety days.

Service Plan/County Requirements

1.	Name of District:	Cascade Metropolitan District No. 1
2.	Report for Calendar Year:	2023
3.	Contact Information	Rebecca Harris WSDM – District Managers 614 N Tejon Street Colorado Springs, CO 80903 (719) 447-1777 rebecca.h@wsdistricts.co Note: This District does not have an office within the Boundaries of the District

4. Meeting Information	<p>District Board meetings are scheduled as follows: July 23, 2024 at 5:30pm October 22, 2024 at 5:30pm Up to date meeting times, locations and agendas can be obtained by calling the office or checking the website at https://cascademd1.colorado.gov/.</p> <p>You may join meetings by phone, tablet, online: https://video.cloudoffice.avaya.com/join/591798670 You can also dial in using your phone. United States: +1 (213)463-4500 Access Code: 591-798-670</p>
5. Type of District/ Unique Representational Issues (if any)	Cascade Metropolitan District No. 1 was organized in conjunction with the Cascade Metropolitan District No. 2 and is a conventional Title 32 Special Metropolitan District.
6. Authorized Purposes of the District	Supply of water for domestic and other public and private purposes by any available means and all necessary or proper reservoirs, treatment works and facilities, equipment and appurtenances. Park and recreation and mosquito control.
7. Active Purposes of the District	Management of the bond debt incurred in 2023 and operations.
8. Current Certified Mill Levies a. Debt Service b. Operational c. Other d. Total	a. 0 b. 0 c. 0 d. 0
9. Sample Calculation of Current Mill Levy for a Residential and Commercial Property (as applicable).	Not Applicable

10.	<p>Maximum Authorized Mill Levy Caps (Note: these are maximum allowable mill levies which could be certified in the future unless there was a change in state statutes or Board of County Commissioners approvals)</p> <p>a. Debt Service b. Operational c. Other d. Total</p>	Not Applicable
11.	Sample Calculation of Mill Levy Cap for a Residential and Commercial Property (as applicable).	Not Applicable
12.	Current Outstanding Debt of the Districts (as of the end of year of this report)	The District currently has total debt of \$4,480,000 issued in the Water Revenue Refunding Bonds, Series 2023
13.	Total voter-authorized debt of the Districts (including current debt)	At its organization election, voters approved \$15,000,000 in debt. Per the Service Plan amendment adopted by the El Paso County Board of County Commissioners on March 3, 2015, the maximum amount of indebtedness is capped at \$5,000,000 without a material modification of the Service Plan.
14.	Debt proposed to be issued, reissued or otherwise obligated in the coming year.	Not applicable.
15.	Major facilities/ infrastructure improvements initiated or completed in the prior year	The District turned over water system operations and distribution system to Colorado Springs Utilities in 2020.. The District sold property in an open BID to dispose certain assets.
16.	Summary of major property exclusion or inclusion activities in the past year.	None

Reminder:

- A. As per Colorado Revised Statutes, Section 32-1-306, the special district shall maintain a current, accurate map of its boundaries and shall provide for such map to be on file with the County Assessor.

- B. Colorado Revised Statutes, Section 32-1-306, states a certificate of election results shall be filed with the County Clerk and Recorder.

Rebecca Harris – District Manager

Name and Title of Respondent

Rebecca Harris

2/14/2024

Signature of Respondent

Date

RETURN COMPLETED FORM TO: specialdistrictnotices@elpasoco.com

Or mail to: El Paso County Clerk and Recorder

Attention: Clerk to the Board Department
P.O. Box 2007
Colorado Springs, Colorado 80901-2007

****NOTE:** As per CRS Section 32-1-104(2), a copy of this report should also be submitted to:

County Assessor – 1675 W. Garden of the Gods Road, Colorado Springs, CO 80907 County Treasurer -
1675 W. Garden of the Gods Road, Colorado Springs, CO 80907

EXHIBIT A

2024 Budget

CASCADE METROPOLITAN DISTRICT NO. 1
AMENDED 2023 and ADOPTED 2024 BUDGET
GENERAL FUND

	2022 ACTUAL	2023 ACTUAL	2023 PROJECTED	2023 BUDGET	2024 BUDGET
GENERAL FUND: BEGINNING BALANCE	\$ 178,188	\$ 164,407	\$ 164,407	\$ 200,531	\$ 67,399
REVENUES					
OPERATIONS ADMINISTRATIVE FEE (\$8.34/MONTH/ACCOU	\$ 62,520	\$ 62,281	\$ 42,000	\$ 42,000	\$ 42,000
COLLECTION CHARGES	\$ -	\$ -	\$ 1,108	\$ 5,000	\$ 1,000
LATE FEES	\$ 4,792	\$ 4,956	\$ 3,100	\$ 2,500	\$ 2,500
MISCELLANEOUS INCOME	\$ -			\$ -	
GAIN ON SALE OF ASSETS	\$ 66,552	\$ -		\$ -	
INTEREST INCOME	\$ 180	\$ 752	\$ 510	\$ 100	\$ 100
TOTAL REVENUES	\$ 134,043	\$ 67,989	\$ 46,718	\$ 49,600	\$ 45,600
 TOTAL FUNDS AVAILABLE	 \$ 312,231	 \$ 232,396	 \$ 211,125	 \$ 250,131	 \$ 112,999
EXPENSES					
BILLING AND CUSTOMER SERVICE	\$ 24,000	\$ 16,200	\$ 24,000	\$ 24,000	\$ 20,000
MANAGEMENT	\$ 7,500	\$ 12,456	\$ 4,000	\$ 4,000	\$ 2,000
ACCOUNTING AND BOOKKEEPING	\$ 2,000	\$ 1,350	\$ 2,000	\$ 2,000	\$ 2,000
CSU SETTLEMENT	\$ -	\$ -	\$ 58,892	\$ 100,000	\$ -
COLLECTION CHARGES	\$ 7,712	\$ 3,164	\$ 2,500	\$ 5,000	\$ 1,500
AUDIT	\$ 8,825	\$ 9,325	\$ 9,000	\$ 9,000	\$ 10,000
BANK FEES	\$ 1,878	\$ 2,020	\$ 1,800	\$ 1,800	\$ 1,800
ELECTION	\$ 3,573	\$ 3,338	\$ 3,338	\$ 10,000	\$ -
INSURANCE/SDA DUES	\$ 2,666	\$ 2,698	\$ 2,893	\$ 2,500	\$ 3,000
DUES, FEES, & SUBSCRIPTIONS	\$ 558	\$ 79		\$ 450	\$ 500
LEGAL	\$ 15,229	\$ 19,926	\$ 20,000	\$ 10,000	\$ 10,000
REPAIRS & MAINTENANCE	\$ 2,950			\$ -	
COST TO REMOVE PUMP HOUSE			\$ 10,000	\$ 10,000	\$ -
TELEPHONE/UTILITIES EXPENSE	\$ -	\$ 58,892		\$ -	
WATER PURCHASE EXPENSE	\$ -			\$ -	
OFFICE SUPPLIES & POSTAGE	\$ 4,382	\$ 4,334	\$ 3,600	\$ 3,600	\$ 4,000
CONTINGENCY	\$ -	\$ 1,704	\$ 1,704	\$ 5,000	\$ 10,000
TOTAL EXPENSES	\$ 81,272	\$ 135,486	\$ 143,727	\$ 187,350	\$ 64,800
OTHER					
TRANSFERS IN - GRANT CAPITAL PROJECT FUND					
TRANSFER OUT TO DEBT SERVICE FUND	\$ 66,552	\$ -			
GENERAL FUND: ENDING BALANCE	\$ 164,407	\$ 96,910	\$ 67,399	\$ 62,781	48,199
EMERGENCY RESERVE: State Required at 3%	\$ 2,438	\$ 4,065	\$ 4,312	\$ 5,621	\$ 1,944

CASCADE METROPOLITAN DISTRICT NO. 1
AMENDED 2023 and ADOPTED 2024 BUDGET
DEBT SERVICE FUND

	2022 ACTUAL	2023 ACTUAL	2023 AMENDED	2023 BUDGET	2024 BUDGET
DEBT SERVICE FUND: BEGINNING BALANCE	\$ 361,317	\$ 479,271	\$ 479,271	\$ 499,931	\$ 162,436
REVENUE					
TRANSFER IN - GENERAL FUND	\$ 66,552				
DEBT SERVICE WATER FEE (2024 \$125/MONTH)	\$ 378,306	\$ 316,333	\$ 382,000	\$ 382,000	\$ 487,350
MALCOM RESTITUTION	\$ 1,355	\$ 1,270	\$ 750	\$ -	\$ -
INTEREST INCOME	\$ 9,157	\$ 48,494		\$ 3,000	\$ 3,000
SERIES 2023 BOND PROCEEDS		\$ 4,480,000	\$ 4,480,000		
SERIES 2023 PREMIUM		114,794	\$ 114,794		
TOTAL REVENUE	\$ 455,370	\$ 4,960,891	\$ 4,977,544	\$ 385,000	\$ 490,350
EXPENSES					
SERIES 2015A INTEREST	\$ 190,477	\$ 94,150	\$ 78,458	\$ 188,300	
SERIES 2015A PRINCIPAL	\$ 50,000		\$ -	\$ 60,000	
SERIES 2015B INTEREST	\$ 78,513	\$ 38,922	\$ 32,427	\$ 77,824	
SERIES 2015B PRINCIPAL	\$ 15,000		\$ -	\$ 15,000	
SERIES 2015 A & B PRIN & INT PAYOFF		\$ 4,733,063	\$ 4,808,063		
SERIES 2015 BANK FEES	\$ 3,426	\$ 6,227	\$ 4,000	\$ 3,500	\$ 4,000
DEBT SERVICE RESERVE FUND/SURETY			\$ 17,000		
COST OF ISSUANCE		\$ 96,053	\$ 216,713		
UNDERWRITER EXPENSE			\$ 44,800		
BOND INSURANCE			\$ 77,238		
SURETY			\$ 15,680		
SERIES 2023 PRINCIPAL			\$ -		\$ 235,000
SERIES 2023 INTEREST			\$ -		\$ 242,396
CONTINGENCY		\$ -		\$ 5,000	\$ 10,000
TOTAL EXPENSES	\$ 337,416	\$ 4,968,414	\$ 5,294,379	\$ 349,624	\$ 491,396
DEBT SERVICE: ENDING BALANCE	\$ 479,271	\$ 471,748	\$ 162,436	\$ 535,307	\$ 161,390
OTHER FINANCING SOURCES (USES)					
SERIES 2015A DEBT SERVICE RESERVE FUND					