

**LETTER OF BUDGET TRANSMITTAL  
RAINDANCE METROPOLITAN DISTRICT NO. 1**

Division of Local Government  
1313 Sherman St. Room 521  
Denver, CO 80203

January 23, 2025

Attached is a copy of the 2025 Budget for Raindance Metropolitan District No. 1 in Weld County, Colorado submitted pursuant to Section 29-1-1113, C.R.S. This budget was adopted on December 4, 2024.

If there are any questions on the budget, please contact Andrea Weaver at (303) 482-2213 x355, or [andrea.weaver@advancehoa.com](mailto:andrea.weaver@advancehoa.com).

I hereby certify that the enclosed is a true and accurate copy of the 2025 Adopted Budget.

Sincerely,

*Andrea Weaver*

Andrea Weaver  
District Accountant

**RESOLUTION**  
**ADOPTING BUDGET, APPROPRIATING SUMS OF MONEY AND CERTIFYING**  
**MILL LEVIES FOR THE CALENDAR YEAR 2025**

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The Board of Directors of Raindance Metropolitan District No. 1 (the “**Board**”), Town of Windsor, Weld County, Colorado (the “**District**”), held a special meeting, via teleconference and at 1625 Pelican Lakes Point, Suite 201, Windsor, Colorado 80550 on December 4, 2024, at the hour of 10:30 a.m.

Prior to the meeting, each of the directors was notified of the date, time, and place of the budget meeting and the purpose for which it was called, and a notice of the meeting was posted or published in accordance with § 29-1-106, C.R.S.

*[Remainder of Page Intentionally Left Blank]*

NOTICE AS TO PROPOSED 2025 BUDGET

NOTICE OF PUBLIC HEARING ON THE PROPOSED 2025 BUDGETS  
AND  
NOTICE OF PUBLIC HEARING ON THE AMENDED 2024 BUDGETS

The Boards of Directors (collectively the "Boards") of the RAINDANCE METROPOLITAN DISTRICT NOS. 1-3 (collectively the "Districts"), will hold a public hearing at 1625 Pelican Lakes Point, Suite 201, Windsor, Colorado 80550 and via teleconference on DECEMBER 4, 2024, at 10:30 A.M., to consider adoption of the Districts' proposed 2025 budgets (the "Proposed Budgets"), and, if necessary, adoption of an amendment to the 2024 budgets (the "Amended Budgets"). The public hearing may be joined using the following teleconference information:

<https://us06web.zoom.us/j/81784084221?pwd=WUZYWUWVaNjBamIFnL1kKwkuNmJaZz09>  
Meeting ID: 817 8408 4221; Passcode: 043909;  
Call In#: 1(720)707-2699

The Proposed Budgets and Amended Budgets are available for inspection by the public at the offices of CliftonLarsonAllen, LLP, 8390 East Crescent Parkway, Suite 300, Greenwood Village, CO 80111.

Any interested elector of the Districts may file any objections to the Proposed Budgets and Amended Budgets at any time prior to the final adoption of the Proposed Budgets or the Amended Budgets by the Boards.

The agenda for any meeting may be obtained at <https://www.raindancemetropolitandistrict.org> or by calling (303) 858-1800.

BY ORDER OF THE BOARDS OF DIRECTORS:  
RAINDANCE METROPOLITAN DISTRICT NOS. 1-3, quasi-municipal corporations and political subdivisions of the State of Colorado

/s/ WHITE BEAR ANKELE TANAKA & WALDRON  
Attorneys at Law

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Prairie Mountain Media, LLC

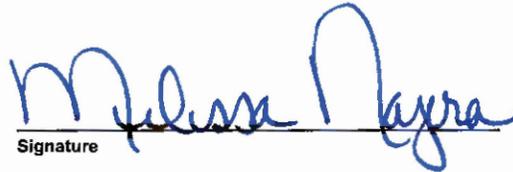
PUBLISHER'S AFFIDAVIT

County of Weld  
State of Colorado

The undersigned, Agent, being first duly sworn under oath, states and affirms as follows:

1. He/she is the legal Advertising Reviewer of Prairie Mountain Media LLC, publisher of the *Greeley Tribune*.
2. The *Greeley Tribune* is a newspaper of general circulation that has been published continuously and without interruption for at least fifty-two weeks in Weld County and meets the legal requisites for a legal newspaper under Colo. Rev. Stat. 24-70-103.
3. The notice that is attached hereto is a true copy, published in the *Greeley Tribune* in Weld County on the following date(s):

Nov 29, 2024

  
Signature

Subscribed and sworn to me before me this  
29<sup>th</sup> day of November 2024.

  
Notary Public

(SEAL)

SHAYLA NAJERA  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20174031965  
MY COMMISSION EXPIRES July 31, 2025

Account: 1051175  
Ad Number: 2087472  
Fee: \$30.80

WHEREAS, the Board has appointed its accountant to prepare and submit a proposed budget to the Board in accordance with Colorado law; and

WHEREAS, the proposed budget has been submitted to the Board for its review and consideration; and

WHEREAS, upon due and proper notice, provided in accordance with Colorado law, said proposed budget was available for inspection by the public at a designated place, a public hearing was held and interested electors of the District were provided a public comment period and given the opportunity to file any objections to the proposed budget prior to the final adoption of the budget by the Board.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD AS FOLLOWS:

Section 1. Adoption of Budget. The budget attached hereto and incorporated herein is approved and adopted as the budget of the District for fiscal year 2025. In the event of recertification of values by the County Assessor's Office after the date of adoption hereof, staff is hereby directed to modify and/or adjust the budget and certification to reflect the recertification without the need for additional Board authorization. Any such modification to the budget or certification as contemplated by this Section 1 shall be deemed ratified by the Board.

Section 2. Levy of Property Taxes. The Board does hereby certify the levy of property taxes for collection in 2025 as more specifically set out in the budget attached hereto.

Section 3. Mill Levy Adjustment. When developing the attached budget, consideration was given to any changes in the method of calculating assessed valuation, including any changes to the assessment ratios, or any constitutionally mandated tax credit, cut, or abatement, as authorized in the District's service plan. The Board hereby determines in good faith (such determination to be binding and final), that to the extent possible, the adjustments to the mill levies made to account for changes in Colorado law described in the prior sentence, and the actual tax revenues generated by the mill levies, are neither diminished nor enhanced as a result of those changes.

Section 4. Certification to County Commissioners. The Board directs its legal counsel, manager, accountant, or other designee to certify to the Board of County Commissioners of Weld County, Colorado the mill levies for the District as set forth herein. Such certification shall be in compliance with the requirements of Colorado law.

Section 5. Appropriations. The amounts set forth as expenditures in the budget attached hereto are hereby appropriated from the revenue of each fund for the purposes stated.

Section 6. Filing of Budget and Budget Message. The Board hereby directs its legal counsel, manager, or other designee to file a certified copy of the adopted budget resolution, the budget and budget message with the Division of Local Government by January 30 of the ensuing year.

Section 7. Budget Certification. The budget shall be certified by a member of the District, or a person appointed by the District, and made a part of the public records of the District.

*[Remainder of Page Intentionally Left Blank]*

ADOPTED DECEMBER 4, 2024.

**DISTRICT:**

**RAINDANCE METROPOLITAN DISTRICT  
NO. 1**, a quasi-municipal corporation and political  
subdivision of the State of Colorado

By:   
Officer of the District

**ATTEST:**

By:   
Justin Donahoo (Jan 13, 2025 08:43 MST)

**APPROVED AS TO FORM:**

**WHITE BEAR ANKELE TANAKA & WALDRON**  
Attorneys at Law

  
General Counsel to the District

STATE OF COLORADO  
COUNTY OF WELD  
RAINDANCE METROPOLITAN DISTRICT NO. 1

I hereby certify that the foregoing resolution constitutes a true and correct copy of the record of proceedings of the Board adopted by a majority of the Board at a District meeting held at 1625 Pelican Lakes Point, Suite 201, Windsor, Colorado 80550 and via teleconference on Wednesday, December 4, 2024, as recorded in the official record of the proceedings of the District.

IN WITNESS WHEREOF, I have hereunto subscribed my name this 4<sup>th</sup> day of December, 2024.

  
Justin Donahoo (Jan 13, 2025 08:43 MST)  
Signature

**EXHIBIT A**  
**BUDGET DOCUMENT**  
**BUDGET MESSAGE**

**RAINDANCE METROPOLITAN DISTRICT NO. 1**  
**2025 BUDGET**  
**SUMMARY OF SIGNIFICANT ASSUMPTIONS**

**Services Provided**

RainDance Metropolitan District No. 1's (the District) organization was approved by eligible electors of the District at an election held on May 6, 2014. The District was organized by order of the District Court in and for Weld County on June 6, 2014. The formation of the District was approved by the Town of Windsor, Colorado in conjunction with the approval by the Town Board of a Consolidated Service Plan for the District, RainDance Metropolitan District No. 2, RainDance Metropolitan District No. 3, and RainDance Metropolitan District No. 4 on March 24, 2014. The District exists as a quasi-municipal corporation and political subdivision of the State of Colorado under Title 32, Article 1 of the Colorado Revised Statutes, as amended (C.R.S.).

At a special election of the eligible electors of the District on May 6, 2014, a majority of those qualified to vote voted in favor of certain ballot questions authorizing the issuance of indebtedness and imposition of taxes for the payment thereof, for the purpose of providing financing for the planning, design, acquisition, construction, installation, relocation, redevelopment, operations and maintenance of the public improvements within the District including streets, parks and recreation, water and wastewater facilities, transportation, mosquito control, safety protection, fire protection, television relay and translation, and security.

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

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

**Revenues**

**Property Taxes**

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

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

**RAINDANCE METROPOLITAN DISTRICT NO. 1  
2025 BUDGET  
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

**Revenues (Continued)**

**Property Taxes (Continued)**

For property tax collection year 2025, SB24-233 and HB24B-1001 set the assessment rates and actual value reductions as follows:

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

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

**Specific Ownership Taxes**

Specific ownership taxes are set by the State and collected by the County Treasurer, primarily on vehicle licensing within the County as a whole. The specific ownership taxes are allocated by the County Treasurer to all taxing entities within the County. The budget assumes the District's share will be equal to approximately 4% of the property taxes collected.

**Interest Income**

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

**Capital Facilities Fees**

The District imposes a Capital Facilities Fee in the amount of \$2,500 per single family detached unit, which is due and payable on or before a building permit is issued by the County.

**RAINDANCE METROPOLITAN DISTRICT NO. 1  
2025 BUDGET  
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

**Revenues (Continued)**

**Water Service Fee**

The District provides non-potable water to various users, and charges fees based upon a fee resolution approved by the District's Board of Directors.

**Water Meter Sales**

The District anticipates selling and installing water meters for single-family detached units and for single-family attached and apartment units. The District expects to collect \$2,500 per unit.

**Stop Curb Repair Fees**

During 2025, the District anticipates invoicing various builders for damages to streets and curbs. The District expects to collect \$1,250 per address.

**Transfers from RainDance Metropolitan District Nos. 2 and 3**

Pursuant to the District Coordinating Services Agreement, the District will provide certain operation, maintenance and administrative services benefitting the RainDance Metropolitan District No. 2 and RainDance Metropolitan District No. 3 (collectively, "Districts"). The Districts will pay all costs of such services through the imposition of ad valorem property taxes and transferring the net tax revenues to the District.

**Recreation fees (Pool and W-Club)**

During 2025, the District anticipates collecting \$435,000 from selling River Resort and W-Club guest passes and memberships.

**IGA - PTMD - River Resort Cost Share**

During 2025, the District anticipates receiving \$360,000 from Poudre Tech Metro District (PTMD) as PTMD's share of the operating costs of the pool.

**Expenditures**

**County Treasurer's Fees**

County Treasurer's collection fees have been computed at 1.5% of property taxes.

**General and Administrative**

General and administrative expenditures include the estimated costs of services necessary to maintain the District's administrative viability such as legal, accounting, audit, insurance and membership dues.

**RAINDANCE METROPOLITAN DISTRICT NO. 1  
2025 BUDGET  
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

**Expenditures (Continued)**

**Operation and Maintenance**

Operation and maintenance expenditures have been estimated by the District's management. The estimated expenditures include maintenance and repairs of the District's property and non-potable water facilities.

**Pool and Clubhouse**

Pool and clubhouse expenditures have been estimated by the District's management. The estimated expenditures include maintenance and repairs of the District's pool and clubhouse.

**Debt Service**

Principal and interest payments are provided based on the debt amortization schedule from the Series 2020 Bonds (discussed under Debt and Leases)

**Debt and Leases**

On August 6, 2020, the District, acting by and through its Water Activity Enterprise, issued \$24,315,000 in Non-Potable Water Enterprise Revenue Bonds, Series 2020. The District's primary revenue sources for repayment of the Bonds are rates assessed on residential and non-residential customers of the District and RainDance Metropolitan District Nos. 2, 3 and 4 based on non-potable water usage within the District's Service Area, and Capital Facilities Fees collected within the boundaries of RainDance Metropolitan District No. 2. The Bonds were issued as two term bonds with the first bearing interest at 5.00% per annum and maturing on December 1, 2040 and the second bearing interest at 5.25% and maturing on December 1, 2050. Interest on the Bonds is payable semiannually on June 1 and December 1, beginning on December 1, 2020. Annual mandatory sinking fund principal payments are due on December 1, beginning on December 1, 2024. The Bonds are subject to redemption prior to maturity, at the option of the District, on December 1, 2025, and on any date thereafter, upon payment of par, accrued interest, and a redemption premium equal to a percentage of the principal amount.

On October 17, 2023, the District acting by and through its Water Activity Enterprise, entered into a subordinate pledge agreement with Poudre Tech Metropolitan District (PTMD) agreeing to remit to PTMD, for the purpose of paying a portion of principal and interest on the PTMD 2023 Loan. These payments are a maximum of 27% of each payment and are cash flow in nature; therefore, no schedule of payments is included herein.

The District has no outstanding capital or operating leases.

**Emergency Reserve**

The District has provided an emergency reserve fund equal to at least 3% of fiscal year spending for 2025, as defined under TABOR.

**Debt Service Reserves**

The District maintains a Debt Service Reserve as required with the issuance of the Series 2020 Non-Potable Water Enterprise Revenue Bonds.

This information is an integral part of the accompanying budget.

**RAINDANCE METROPOLITAN DISTRICT NO. 1  
SCHEDULE OF DEBT REQUIREMENTS TO MATURITY**

\$24,315,000

Non-Potable Water Enterprise Revenue Bonds, Series 2020

Interest 5% before December 1 2040

Interest 5.25% after December 1, 2040

Date August 6, 2020

Interest Payable June 1 and December 1

Principal Payable December 1

Bonds & Interest Maturing in the Year Ending December 31,	Principal	Principal Payment	Annual Interest	Total Debt Service
2025	24,290,000	30,000	1,261,725	1,291,725
2026	24,260,000	35,000	1,260,225	1,295,225
2027	24,225,000	45,000	1,258,475	1,303,475
2028	24,180,000	55,000	1,256,225	1,311,225
2029	24,125,000	60,000	1,253,475	1,313,475
2030	24,065,000	75,000	1,250,475	1,325,475
2031	23,990,000	90,000	1,246,725	1,336,725
2032	23,900,000	170,000	1,242,225	1,412,225
2033	23,730,000	255,000	1,233,725	1,488,725
2034	23,475,000	350,000	1,220,975	1,570,975
2035	23,125,000	450,000	1,203,475	1,653,475
2036	22,675,000	560,000	1,180,975	1,740,975
2037	22,115,000	650,000	1,152,975	1,802,975
2038	21,465,000	750,000	1,120,475	1,870,475
2039	20,715,000	855,000	1,082,975	1,937,975
2040	19,860,000	970,000	1,040,225	2,010,225
2041	18,890,000	1,090,000	991,725	2,081,725
2042	17,800,000	1,220,000	934,500	2,154,500
2043	16,580,000	1,360,000	870,450	2,230,450
2044	15,220,000	1,510,000	799,050	2,309,050
2045	13,710,000	1,670,000	719,775	2,389,775
2046	12,040,000	1,755,000	632,100	2,387,100
2047	10,285,000	1,850,000	539,963	2,389,963
2048	8,435,000	1,945,000	442,837	2,387,837
2049	6,490,000	2,045,000	340,725	2,385,725
2050	4,445,000	4,445,000	233,362	4,678,362
<b>Total</b>		<b>24,290,000</b>	<b>25,769,837</b>	<b>50,059,837</b>

This information is an integral part of the accompanying budget.

**RainDance Metropolitan District No. 1**  
**2025 Budget - Summary**  
**For the Years Ended and Ending December 31,**

	<u>2023 Actual</u>	<u>2024 Budget</u>	<u>2024 Estimated</u>	<u>2025 Budget</u>
Beginning Fund Balances	9,642,319	10,858,734	7,809,714	13,898,653
Revenues				
General Fund	3,976,428	10,567,272	10,574,976	5,617,886
Enterprise Fund	1,766,958	2,340,000	2,112,000	2,440,000
Capital Projects	-	-	-	-
Total Revenues	<u>5,743,386</u>	<u>12,907,272</u>	<u>12,686,976</u>	<u>8,057,886</u>
Operating and Capital Expenditures				
General Fund	3,595,445	4,139,000	4,139,000	6,563,751
Enterprise Fund	601,093	888,025	1,076,000	946,000
Capital Projects	11,286,017	-	-	2,400,000
Total Operating and Capital Expenditures	<u>15,482,555</u>	<u>5,027,025</u>	<u>5,215,000</u>	<u>9,909,751</u>
Debt Service Expenditures				
General Fund	-	-	-	-
Enterprise Fund	1,381,110	1,499,975	1,518,496	1,595,728
Total Debt Service Expenditures	<u>1,381,110</u>	<u>1,499,975</u>	<u>1,518,496</u>	<u>1,595,728</u>
Other Sources (Uses) of Funds				
General Fund	-	-	-	-
Enterprise Fund	1,624,776	50,000	50,000	(9,939)
Capital Projects	7,662,898	-	85,459	2,400,000
Total Other Sources (Uses) of Funds	<u>9,287,674</u>	<u>50,000</u>	<u>135,459</u>	<u>2,390,061</u>
Ending Fund Balances	<u><u>7,809,714</u></u>	<u><u>17,289,006</u></u>	<u><u>13,898,653</u></u>	<u><u>12,841,121</u></u>
Emergency Reserve	87,000	88,900	125,000	197,000

*Reserve calculated as 3% of General Fund Expenditures excluding Debt Service*

**RainDance Metropolitan District No. 1**  
**2025 Budget Property Tax Summary Information**  
**For the Years Ended and Ending December 31,**

	<b>Assessed Value 2023</b>	<b>Assessed Value 2024</b>	<b>Assessed Value 2025</b>
Commercial	473,480	969,420	1,403,760
Oil & Gas - Production	49,822,180	232,335,130	79,497,270
Oil & Gas - Pipeline	2,260,390	592,900	653,350
State Assessed	590	160	120
Personal Property	29,840	16,040	11,970
Vacant Land	4,460	180	180
<b>Certified Assessed Value</b>	<b>52,590,940</b>	<b>233,913,830</b>	<b>81,566,650</b>
<b>Mill Levy</b>			
General	39.000	39.000	39.000
Debt Service	-	-	-
<b>Total Mill Levy</b>	<b>39.000</b>	<b>39.000</b>	<b>39.000</b>
<b>Property Taxes Levied</b>			
General	2,051,047	9,122,639	3,181,099
Debt Service	-	-	-
<b>Total Taxes Levied</b>	<b>2,051,047</b>	<b>9,122,639</b>	<b>3,181,099</b>

**5.5% Revenue Growth Limit Test\***

	<b>2025</b>
Previous year general revenue	9,122,639
Previous year assessed value	÷ 233,913,830
Previous year tax rate	39.000
Assessed value of new construction	x 503,090
Revenue from growth properties	19,621
Expanded revenue base <i>(prior general revenue + growth revenue)</i>	9,142,260
5.5% Increase	x 1.055
Increased revenue base	9,645,084
Current year assessed value	÷ 81,566,650
General Mill Levy with 5.5% Growth	118.248

\*Informational purposes only. Levy remains at 39.000 Mills.

**RainDance Metropolitan District No. 1**  
**2025 Budget - General Fund**  
**For the Years Ended and Ending December 31,**

	<b>2023</b>	<b>2024</b>	<b>2024</b>	
	<b>Actual</b>	<b>Approved</b>	<b>Estimated</b>	<b>2025 Budget</b>
Beginning Fund Balances	\$ 3,075,562	\$ 3,040,922	\$ 3,456,545	\$ 9,892,521
<b>Revenues</b>				
Property Taxes	2,050,899	9,122,657	9,126,463	3,181,099
Specific Ownership Taxes	87,224	364,906	329,117	127,244
Curb Stop Repairs	-	40,000	-	-
Interest Income	123,963	90,594	187,859	197,850
IGA - River Resort Cost Share - PTMD	-	360,000	360,000	360,000
IGA - Maintenance Building - PTMD	-	20,000	20,000	20,000
Intergovernmental Revenue - RDMD2	53,741	54,115	56,537	600,164
Intergovernmental Revenue - RDMD3	54,056	-	-	636,529
Intergovernmental Revenue - RDMD4	17,470	-	-	-
Recreation Fees (Pool & W-Club)	812,347	435,000	435,000	435,000
Developer Advance - Overhead	60,000	60,000	60,000	60,000
Developer Contribution - Pool	500,000	-	-	-
Other Revenues	216,728	20,000	-	-
<b>Total Revenues</b>	<b>3,976,428</b>	<b>10,567,272</b>	<b>10,574,976</b>	<b>5,617,886</b>
<b>Total Funds Available</b>	<b>7,051,990</b>	<b>13,608,194</b>	<b>14,031,521</b>	<b>15,510,407</b>
<b>Expenditures</b>				
<b>General and Administrative</b>				
District Management Contract	49,500	55,000	55,000	60,000
Administration Staff	364,470	220,000	240,000	102,000
Accounting	211,474	140,000	175,000	125,000
Accounting - Cost Certification	3,830	15,000	15,000	15,000
Audit	36,670	25,000	28,000	50,000
Legal Services	91,373	100,000	110,000	110,000
Consulting and Studies	26,099	25,000	20,000	10,000
Engineer - Cost Certification	-	15,000	15,000	-
Election	6,044	-	-	15,000
County Treasurer's Fees	30,776	136,840	136,897	47,716
Insurance	87,765	130,000	71,731	82,491
Dues and Memberships	2,122	2,800	1,944	2,044
Office Rent	-	20,000	30,000	31,000
Office Supplies	6,159	7,000	5,000	7,000
Miscellaneous	55,234	10,000	-	-
Office Overhead	60,000	60,000	60,000	60,000
Bank Fees	-	-	100	500
Website	-	-	1,500	11,100
Developer Repayment - Overhead	60,000	60,000	60,000	60,000
Contingency	-	-	10,000	30,000

**RainDance Metropolitan District No. 1**  
**2025 Budget - General Fund - continued**  
**For the Years Ended and Ending December 31,**

	<b>2023</b>	<b>2024</b>	<b>2024</b>	
	<b>Actual</b>	<b>Approved</b>	<b>Estimated</b>	<b>2025 Budget</b>
	<b>Actual</b>	<b>Budget</b>	<b>Actual</b>	
Operations and Maintenance				
Utilities	160,016	90,000	122,400	125,000
Non-potable Water	216,486	300,000	300,000	275,000
Community Management Staff	-	-	-	131,000
Maintenance Staff	-	215,000	240,000	240,000
District Events	77,180	15,000	15,000	15,000
Cost Share W-Club	429,733	450,000	450,000	450,000
Dues, Education, and Certifications	-	4,000	4,000	-
Landscape Contract	511,254	600,000	475,000	400,000
Landscape Projects	-	140,000	10,000	30,000
Sprinkler System Repairs	-	75,000	35,000	50,000
Snow Removal	42,542	65,000	45,000	50,000
Farms	28,662	40,000	43,000	45,000
Orchard Trees and Operations	-	20,000	17,500	15,000
Small Tools and Supplies	17,968	15,000	25,000	16,000
Repairs and Maintenance	269,921	75,000	150,000	90,000
Maint. Building/Facilities - Operating Costs	19,977	-	-	-
Lease - Truck	-	-	14,300	14,300
Safety Equipment and Education	-	2,000	2,000	6,000
Patrol Services	16,059	60,000	57,000	80,000
Curb Stop Repairs	2,500	20,000	-	-
Storm Sewer Maintenance	-	-	90,000	90,000
Street Trees	-	-	-	20,000
Fences Maintenance and Stain	-	-	-	45,000
Pool and Clubhouse				
Pool Management	350,486	330,000	250,000	250,000
Pool Cashier	-	45,000	-	45,000
Pool Insurance	38,207	42,000	42,500	42,000
Pool Supplies	48,096	60,000	95,000	80,000
Pool Water	14,048	25,000	22,000	20,000
Pool Gas and Electricity	41,117	65,000	65,000	65,000
Pool Telephone	429	1,000	750	1,000
Pool Internet	2,941	3,000	3,700	3,500
Pool Trash and Recycling	4,582	3,000	3,500	3,600
Pool Repairs and Maintenance	49,719	50,000	85,000	40,000
Pool Security	2,821	-	2,000	-
Pool Cleaning	6,400	10,000	41,000	45,000
Poolhouse and Restroom Repair	-	25,000	25,000	25,000
Pool Contingency	8,045	7,000	5,000	15,000
Landscape River Resort	5,947	14,000	14,000	7,500
Maintenance Building/Facilities				
Operating Costs	-	20,000	15,000	40,000
Lease - Principal	3,263	-	-	-
Lease - Down Payment	1,633	5,000	5,000	-
Capital Outlay				
Capital Projects	5,540	125,000	125,000	145,000
Capital Reserves	-	-	-	200,000
Equipment Acquisition	128,357	70,000	90,000	80,000
Transfer out to Capital Projects	-	-	-	2,400,000
Contingency	-	31,360	119,178	50,000
<b>Total Expenditures</b>	<b>3,595,445</b>	<b>4,139,000</b>	<b>4,139,000</b>	<b>6,563,751</b>
Excess Revenues (Expenditures)	380,983	6,428,272	6,435,976	(945,865)
Ending Fund Balance	<u>\$ 3,456,545</u>	<u>\$ 9,469,194</u>	<u>\$ 9,892,521</u>	<u>\$ 8,946,656</u>
Emergency Reserve	<u>\$ 107,900</u>	<u>\$ 317,100</u>	<u>\$ 317,300</u>	<u>\$ 168,600</u>
Total Reserve	<u>\$ 107,900</u>	<u>\$ 317,100</u>	<u>\$ 317,300</u>	<u>\$ 168,600</u>
<b>Total Expenditures Requiring Appropriation</b>	<b>3,595,445</b>	<b>4,139,000</b>	<b>4,139,000</b>	<b>6,563,751</b>

**RainDance Metropolitan District No. 1**  
**2025 Budget - Enterprise Fund**  
**For the Years Ended and Ending December 31,**

	<b>2023</b>	<b>2024</b>	<b>2024</b>	
	<b>Actual</b>	<b>Approved</b>	<b>Estimated</b>	<b>2025 Budget</b>
Beginning Funds Available	\$ 3,029,097	\$ 7,817,812	\$ 4,438,628	\$ 4,006,132
<b>Operating Revenues</b>				
Water Fees	1,246,472	-	-	-
Residential/Commercial	-	1,250,000	987,000	1,500,000
District	216,486	300,000	300,000	275,000
Hoedown Hill	-	70,000	70,000	70,000
Golf Course	-	320,000	315,000	315,000
Meter Sales	214,000	200,000	200,000	140,000
Curb Stop	-	-	40,000	15,000
Capital Fees	90,000	200,000	200,000	125,000
<b>Total Revenues</b>	<b>1,766,958</b>	<b>2,340,000</b>	<b>2,112,000</b>	<b>2,440,000</b>
<b>Total Funds Available</b>	<b>4,796,055</b>	<b>10,157,812</b>	<b>6,550,628</b>	<b>6,446,132</b>
<b>Operating Expenditures</b>				
<b>General and Administrative</b>				
District Management Contract	250,000	60,000	50,000	50,000
Administration - Billing	36,587	-	-	-
Admin Staff - On-site	-	130,000	130,000	108,000
Legal Services	3,520	5,000	3,500	4,000
Consulting and Studies	88,194	10,000	40,500	10,000
<b>Operations and Maintenance</b>				
Electricity & Gas	7,588	50,000	63,000	90,000
Delivery and Ditch Expenses	-	15,000	15,000	15,000
Maintenance & Field Staff	-	250,000	250,000	300,000
Repairs and Maintenance	105,447	70,000	75,000	75,000
Tools and Equipment	2,005	5,000	4,000	4,000
Water Quality Treatments	-	30,000	30,000	10,000
Water Meter Installation	-	125,000	250,000	130,000
Curb Stop Repairs	-	-	40,000	15,000
<b>Other Operating Expenses</b>				
SCADA	-	20,000	20,000	20,000
Utility Locates	106,423	80,000	100,000	100,000
Miscellaneous	1,329	900	-	-
Contingency	-	37,125	5,000	15,000
<b>Total Operating Expenditures</b>	<b>601,093</b>	<b>888,025</b>	<b>1,076,000</b>	<b>946,000</b>
<b>Excess Operating Revenues</b>	<b>1,165,865</b>	<b>1,451,975</b>	<b>1,036,000</b>	<b>1,494,000</b>

**RainDance Metropolitan District No. 1**  
**2025 Budget - Enterprise Fund - continued**  
**For the Years Ended and Ending December 31,**

	<b>2023</b>	<b>2024</b>	<b>2024</b>	
	<b>Actual</b>	<b>Approved</b>	<b>Estimated</b>	<b>2025 Budget</b>
		<b>Budget</b>	<b>Actual</b>	
<b>Debt</b>				
2020 Bond Principal	-	25,000	25,000	30,000
2020 Bond Interest	1,262,975	1,262,975	1,262,975	1,261,725
Paying Agent Fees	633	2,000	2,000	2,000
2023 Loan Transfers to PTMD	117,502	210,000	228,521	302,003
<b>Total Debt Service</b>	<b>1,381,110</b>	<b>1,499,975</b>	<b>1,518,496</b>	<b>1,595,728</b>
<b>Funds Available after Debt Payments</b>	<b>2,813,852</b>	<b>7,769,812</b>	<b>3,956,132</b>	<b>3,904,404</b>
<b>Other Sources (Uses) of Funds</b>				
<b>Non-operating Revenue and Expenditures</b>				
Interest Income	104,613	50,000	50,000	40,061
Other Income	100	-	-	-
Depreciation	(281,682)	-	-	-
Developer Advance - Field Staff	-	250,000	250,000	250,000
Developer Repayment - Field Staff	-	(250,000)	(250,000)	(250,000)
<b>Capital Outlay Revenue and Expenditures</b>				
Other Capital Projects	-	-	-	(50,000)
Intergovernmental Revenue - PTMD Reservoir	1,801,745	-	6,196,198	-
Intergovernmental Expenses - RDM1 Reservoir	-	-	(6,196,198)	-
<b>Total Other Sources (Uses) of Funds</b>	<b>1,624,776</b>	<b>50,000</b>	<b>50,000</b>	<b>(9,939)</b>
<b>Ending Funds Available</b>	<b>4,438,628</b>	<b>7,819,812</b>	<b>4,006,132</b>	<b>3,894,465</b>
<b>Debt Service Reserve</b>	<b>\$ 2,289,792</b>	<b>\$ 2,289,792</b>	<b>\$ 2,289,792</b>	<b>\$ 2,289,792</b>
<b>Total Reserve</b>	<b>\$ 2,289,792</b>	<b>\$ 2,289,792</b>	<b>\$ 2,289,792</b>	<b>\$ 2,289,792</b>
<b>Total Expenditures</b>				
<b>Requiring Appropriation</b>	<b>1,982,203</b>	<b>2,638,000</b>	<b>9,040,694</b>	<b>2,841,728</b>

**RainDance Metropolitan District No. 1**  
**2025 Budget - Capital Projects Fund**  
**For the Years Ended and Ending December 31,**

	<b>2023 Actual</b>	<b>2024 Approved Budget</b>	<b>2025 Budget</b>
Beginning Fund Balances	\$ 3,537,660	\$ -	\$ -
Revenues			
PIF - Golf Lot Premium	-	-	-
Interest Income	-	-	-
Other Revenues	-	-	-
Total Revenues	-	-	-
Total Funds Available	<u>3,537,660</u>	-	-
Expenditures			
General and Administrative			
Accounting	-	-	-
Miscellaneous	10	-	-
Legal	-	-	-
Capital Projects			
Golf Course/Hoedown Hill/Country Store/Maintenance Bldg	11,286,007	-	-
Landscape & Parks	-	-	-
Streets and Sidewalks	-	-	2,400,000
Engineering	-	-	-
Total Expenditures	<u>11,286,017</u>	-	<u>2,400,000</u>
Other Sources (Uses)			
Developer Advance	11,588,982	-	-
Developer Repayment	(3,926,084)	-	-
Transfer in From General	-	-	2,400,000
Total Other Sources (Uses)	<u>7,662,898</u>	-	<u>2,400,000</u>
Excess Revenues (Expenditures)	<u>(11,286,017)</u>	-	<u>(2,400,000)</u>
Ending Fund Balance	<u>\$ (85,459)</u>	<u>\$ -</u>	<u>\$ -</u>
Total Expenditures Requiring Appropriation	<u>11,286,017</u>	-	<u>2,400,000</u>