

VISTA RIDGE METROPOLITAN DISTRICT

405 Urban Street, Suite 310
Lakewood, Colorado 80228
Tel: 720-213-6621

May 31, 2024

Town of Erie
Town Clerk
645 Holbrook Street
P.O. Box 750
Erie, Colorado 80516

via Email: townclerk@erieco.gov

RE: 2023 Annual Report – Vista Ridge Metropolitan District (the “District”)

As required by Section VII of the Service Plan for the District and approved by the Town of Erie on February 22, 2000, as amended, we present the following report of the District's activities from January 1, 2023 to December 31, 2023. In addition, the District submits the approved District Budget for the year ending December 31, 2024.

I. Audit Information

- The audit for the year ending December 31, 2023 will be sent upon its completion.

II. Intergovernmental Agreements

- The District did not enter into any new Intergovernmental Agreements during 2023.

III. Status of Public Improvement Schedule

- The District did not construct any improvements during 2023.

IV. Proposed plans for 2024. The costs of the following improvements have been budgeted by the District for 2024.

- Landscape and Irrigation. The District anticipates performing significant renovations to the landscaping in the public right of way areas over the next two to three years. The first phase of the project is expected to include renovation of the landscaping and irrigation improvements on Vista Parkway, Mountain View and Skyline. Work will include replacement of the District’s non-potable irrigation system and landscaping.
- Sidewalks. The District designed, bid and awarded a contract for the repair and replacement of damaged sidewalks throughout the District, including along Vista Parkway, Sunset Drive and Mountain View.

III. Boundary Changes

- The boundaries of the District did not change during the reporting year.

IV. Access information to obtain a copy of rules and regulations adopted by the Board.

- Copies of any rules and regulations may be found on the District's website at <https://vistaridgemd.org/>.

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

- The District did not have any litigation involving public improvements owned by the District during the reporting year.

VI. List of facilities or improvements constructed by the District that were conveyed or dedicated to the county or municipality.

- The District has not constructed any public improvements that have been dedicated to Weld County or the Town of Erie during the reporting year.

VII. Final Assessed Valuation of the District as of December 31 of the reporting year

- The District's 2023 final assessed valuation is attached (see **Exhibit A**).

VIII. Notice of any uncured defaults existing for more than 90 days under any debt instrument of the District

- The District did not have any uncured defaults existing for more than 90 days under any debt instrument of the District.

Sincerely,

Alysia Padilla
Assistant to AJ Beckman
District Manager

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Enclosures

cc: Erb Law, LLC – Natalie Flemming
Division of Local Government
State Auditor

CERTIFICATION OF RECEIPT

The above referenced information and documents were received this ____ day of _____,
2024.

EXHIBIT A
2023 Final Assessed Valuation

CERTIFICATION OF VALUATION BY WELD COUNTY ASSESSOR

Name of Jurisdiction: 1315 - VISTA RIDGE METRO DISTRICT

IN WELD COUNTY ON 12/10/2023

New Entity: No

USE FOR STATUTORY PROPERTY TAX REVENUE LIMIT CALCULATIONS (5.5% LIMIT) ONLY
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IN ACCORDANCE WITH 39-5-121(2)(a) AND 39-5-128(1),C.R.S. AND NO LATER THAN AUGUST 25, THE ASSESSOR CERTIFIES THE TOTAL VALUATION FOR ASSESSMENT FOR THE TAXABLE YEAR 2023 IN WELD COUNTY, COLORADO

1. PREVIOUS YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION:	\$96,322,690
2. CURRENT YEAR'S GROSS TOTAL TAXABLE ASSESSED VALUATION: *	\$117,258,830
3. LESS TIF DISTRICT INCREMENT, IF ANY:	\$0
4. CURRENT YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION:	\$117,258,830
5. NEW CONSTRUCTION: **	\$1,856,500
6. INCREASED PRODUCTION OF PRODUCING MINES: #	\$0
7. ANNEXATIONS/INCLUSIONS:	\$0
8. PREVIOUSLY EXEMPT FEDERAL PROPERTY: #	\$0
9. NEW PRIMARY OIL OR GAS PRODUCTION FROM ANY PRODUCING OIL AND GAS LEASEHOLD OR LAND (29-1-301(1)(b) C.R.S.): ##	\$0
10. TAXES COLLECTED LAST YEAR ON OMITTED PROPERTY AS OF AUG. 1 (29-1-301(1))(a) C.R.S.):	\$326.65
11. TAXES ABATED AND REFUNDED AS OF AUG. 1 (29-1-301(1)(a) C.R.S.) and (39-10-114(1)(a)(I)(B) C.R.S.):	\$2,184.10

* This value reflects personal property exemptions IF enacted by the jurisdiction as authorized by Art. X, Sec.20(8)(b),Colo.

** New construction is defined as: Taxable real property structures and the personal property connected with the structure.

Jurisdiction must submit respective certifications (Forms DLG 52 AND 52A) to the Division of Local Government in order for the values to be treated as growth in the limit calculation.

Jurisdiction must apply (Forms DLG 52B) to the Division of Local Government before the value can be treated as growth in the limit calculation.

USE FOR 'TABOR' LOCAL GROWTH CALCULATIONS ONLY

IN ACCORDANCE WITH THE PROVISION OF ARTICLE X, SECTION 20, COLO CONST, AND 39-5-121(2)(b),C.R.S. THE ASSESSOR CERTIFIES THE TOTAL ACTUAL VALUATION FOR THE TAXABLE YEAR 2023 IN WELD COUNTY, COLORADO ON AUGUST 25, 2023

1. CURRENT YEAR'S TOTAL ACTUAL VALUE OF ALL REAL PROPERTY: @	\$1,417,666,094
ADDITIONS TO TAXABLE REAL PROPERTY:	
2. CONSTRUCTION OF TAXABLE REAL PROPERTY IMPROVEMENTS: !	\$6,801,426
3. ANNEXATIONS/INCLUSIONS:	\$0
4. INCREASED MINING PRODUCTION: %	\$0
5. PREVIOUSLY EXEMPT PROPERTY:	\$0
6. OIL OR GAS PRODUCTION FROM A NEW WELL:	\$0
7. TAXABLE REAL PROPERTY OMITTED FROM THE PREVIOUS YEAR'S TAX WARRANT:	\$0
(If land and/or a structure is picked up as omitted property for multiple years, only the most current year's actual value can be reported as omitted property.)	
DELETIONS FROM TAXABLE REAL PROPERTY:	
8. DESTRUCTION OF TAXABLE REAL PROPERTY IMPROVEMENTS:	\$1,175,326
9. DISCONNECTIONS/EXCLUSION:	\$0
10. PREVIOUSLY TAXABLE PROPERTY:	\$0

@ This includes the actual value of all taxable real property plus the actual value of religious, private schools, and charitable real property.

! Construction is defined as newly constructed taxable real property structures.

% Includes production from new mines and increases in production of existing producing mines.

IN ACCORDANCE WITH 39-5-128(1),C.R.S. AND NO LATER THAN AUGUST 25, THE ASSESSOR CERTIFIES TO SCHOOL DISTRICTS : 1. TOTAL ACTUAL VALUE OF ALL TAXABLE PROPERTY:----->	\$0
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NOTE: All levies must be Certified to the Board of County Commissioners NO LATER THAN DECEMBER 15, 2023

IN ACCORDANCE WITH 39-5-128(1.5)C.R.S. THE ASSESSOR PROVIDES: HB21-1312 ASSESSED VALUE OF EXEMPT BUSINESS PERSONAL PROPERTY (ESTIMATED): **	\$67,191
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** The tax revenue lost due to this exempted value will be reimbursed to the tax entity by the County Treasurer in accordance with 39-3-119 f(3). C.R.S.