

**LITTLETON VILLAGE METROPOLITAN DISTRICT NO. 3**  
**ANNUAL BUDGET**  
**FOR YEAR ENDING DECEMBER 31, 2023**

**LITTLETON VILLAGE METROPOLITAN DISTRICT NO. 3  
SUMMARY  
2023 BUDGET  
WITH 2021 ACTUAL AND 2022 ESTIMATED  
For the Years Ended and Ending December 31,**

10/4/2022

	ACTUAL 2021	BUDGET 2022	ACTUAL 6/30/2022	ESTIMATED 2022	BUDGET 2023
BEGINNING FUND BALANCES	\$ 5,865	\$ 45,241	\$ 53,649	\$ 53,649	\$ 27,719
REVENUES					
Property taxes	203,369	208,759	191,639	191,646	198,078
Specific ownership tax	14,320	14,614	6,426	13,100	11,885
Interest income	734	50	488	800	800
Other revenue	-	5,000	800	800	5,000
Maintenance fees	110,000	55,000	27,500	55,000	80,000
Total revenues	<u>328,423</u>	<u>283,423</u>	<u>226,853</u>	<u>261,346</u>	<u>295,763</u>
Total funds available	<u>334,288</u>	<u>328,664</u>	<u>280,502</u>	<u>314,995</u>	<u>323,482</u>
EXPENDITURES					
General Fund	105,906	140,000	57,326	122,959	146,000
Debt Service Fund	174,733	183,748	158,763	164,317	173,472
Total expenditures	<u>280,639</u>	<u>323,748</u>	<u>216,089</u>	<u>287,276</u>	<u>319,472</u>
Total expenditures and transfers out requiring appropriation	<u>280,639</u>	<u>323,748</u>	<u>216,089</u>	<u>287,276</u>	<u>319,472</u>
ENDING FUND BALANCES	<u>\$ 53,649</u>	<u>\$ 4,916</u>	<u>\$ 64,413</u>	<u>\$ 27,719</u>	<u>\$ 4,010</u>
EMERGENCY RESERVE	<u>\$ 4,700</u>	<u>\$ 3,000</u>	<u>\$ 3,000</u>	<u>\$ 3,000</u>	<u>\$ 3,700</u>
TOTAL RESERVE	<u>\$ 4,700</u>	<u>\$ 3,000</u>	<u>\$ 3,000</u>	<u>\$ 3,000</u>	<u>\$ 3,700</u>

No assurance provided. See summary of significant assumptions.

**LITTLETON VILLAGE METROPOLITAN DISTRICT NO. 3**  
**PROPERTY TAX SUMMARY INFORMATION**  
**2023 BUDGET**  
**PROPERTY TAX SUMMARY INFORMATION**  
**For the Years Ended and Ending December 31,**

10/4/2022

	ACTUAL 2021	BUDGET 2022	ACTUAL 6/30/2022	ESTIMATED 2022	BUDGET 2023
<b>ASSESSED VALUATION</b>					
Commercial	\$ 1,496,981	\$ 1,496,111	\$ 1,496,111	\$ 1,496,111	\$ 1,364,741
Residential - Multi Family	-	-	-	-	517,310
State assessed	10	20	20	20	210
Vacant land	2,522,143	2,497,897	2,497,897	2,497,897	1,851,620
Personal property	136,416	181,142	181,142	181,142	201,167
Certified Assessed Value	<u>\$ 4,155,550</u>	<u>\$ 4,175,170</u>	<u>\$ 4,175,170</u>	<u>\$ 4,175,170</u>	<u>\$ 3,935,048</u>
<b>MILL LEVY</b>					
General	10.000	10.000	10.000	10.000	10.067
Debt Service	40.000	40.000	40.000	40.000	40.270
Total mill levy	<u>50.000</u>	<u>50.000</u>	<u>50.000</u>	<u>50.000</u>	<u>50.337</u>
<b>PROPERTY TAXES</b>					
General	\$ 41,555	\$ 41,752	\$ 41,752	\$ 41,752	\$ 39,614
Debt Service	166,222	167,007	167,007	167,007	158,464
Levied property taxes	207,777	208,759	208,759	208,759	198,078
Adjustments to actual/rounding	(4,408)	-	(17,120)	(17,113)	-
Budgeted property taxes	<u>\$ 203,369</u>	<u>\$ 208,759</u>	<u>\$ 191,639</u>	<u>\$ 191,646</u>	<u>\$ 198,078</u>
<b>BUDGETED PROPERTY TAXES</b>					
General	\$ 40,674	\$ 41,752	\$ 38,328	\$ 38,329	\$ 39,614
Debt Service	162,695	167,007	153,311	153,317	158,464
	<u>\$ 203,369</u>	<u>\$ 208,759</u>	<u>\$ 191,639</u>	<u>\$ 191,646</u>	<u>\$ 198,078</u>

No assurance provided. See summary of significant assumptions.

**LITTLETON VILLAGE METROPOLITAN DISTRICT NO. 3**  
**GENERAL FUND**  
**2023 BUDGET**  
**WITH 2021 ACTUAL AND 2022 ESTIMATED**  
**For the Years Ended and Ending December 31,**

10/4/2022

	ACTUAL 2021	BUDGET 2022	ACTUAL 6/30/2022	ESTIMATED 2022	BUDGET 2023
BEGINNING FUND BALANCES	\$ 5,865	\$ 45,241	\$ 53,649	\$ 53,649	\$ 27,719
REVENUES					
Property taxes	40,674	41,752	38,328	38,329	39,614
Specific ownership tax	2,864	2,923	1,285	2,600	2,377
Interest income	152	-	177	300	300
Other revenue	-	-	800	800	-
Maintenance fees	110,000	55,000	27,500	55,000	80,000
Total revenues	<u>153,690</u>	<u>99,675</u>	<u>68,090</u>	<u>97,029</u>	<u>122,291</u>
Total funds available	<u>159,555</u>	<u>144,916</u>	<u>121,739</u>	<u>150,678</u>	<u>150,010</u>
EXPENDITURES					
General and administrative					
County Treasurer's fees	612	626	576	626	594
Contingency	691	3,774	1,809	3,000	3,306
Transfer to District No. 1	8,542	-	-	-	-
District No. 1's expenses	-	15,000	1,081	3,000	15,000
Accounting	24,128	27,500	10,857	23,000	26,000
Legal services	17,331	30,000	15,788	30,000	30,000
Dues and licenses	530	600	384	384	600
Insurance and bonds	3,737	3,500	3,949	3,949	4,500
District management	6,228	5,500	2,684	7,000	8,000
Operations and maintenance					
Property management	6,228	5,500	2,684	7,000	8,000
Landscape maintenance	17,735	20,000	8,652	18,000	20,000
Irrigation water	9,892	11,000	2,115	11,000	12,000
Irrigation repairs	666	2,000	-	1,000	2,000
Snow removal	9,586	15,000	6,747	15,000	16,000
Total expenditures	<u>105,906</u>	<u>140,000</u>	<u>57,326</u>	<u>122,959</u>	<u>146,000</u>
Total expenditures and transfers out requiring appropriation	<u>105,906</u>	<u>140,000</u>	<u>57,326</u>	<u>122,959</u>	<u>146,000</u>
ENDING FUND BALANCES	<u>\$ 53,649</u>	<u>\$ 4,916</u>	<u>\$ 64,413</u>	<u>\$ 27,719</u>	<u>\$ 4,010</u>
EMERGENCY RESERVE	<u>\$ 4,700</u>	<u>\$ 3,000</u>	<u>\$ 3,000</u>	<u>\$ 3,000</u>	<u>\$ 3,700</u>
TOTAL RESERVE	<u>\$ 4,700</u>	<u>\$ 3,000</u>	<u>\$ 3,000</u>	<u>\$ 3,000</u>	<u>\$ 3,700</u>

No assurance provided. See summary of significant assumptions.

**LITTLETON VILLAGE METROPOLITAN DISTRICT NO. 3**  
**DEBT SERVICE FUND**  
**2023 BUDGET**  
**WITH 2021 ACTUAL AND 2022 ESTIMATED**  
**For the Years Ended and Ending December 31,**

10/4/2022

	ACTUAL 2021	BUDGET 2022	ACTUAL 6/30/2022	ESTIMATED 2022	BUDGET 2023
BEGINNING FUND BALANCES	\$ -	\$ -	\$ -	\$ -	\$ -
REVENUES					
Property taxes	162,695	167,007	153,311	153,317	158,464
Specific ownership tax	11,456	11,691	5,141	10,500	9,508
Interest income	582	50	311	500	500
Other revenue	-	5,000	-	-	5,000
Total revenues	<u>174,733</u>	<u>183,748</u>	<u>158,763</u>	<u>164,317</u>	<u>173,472</u>
Total funds available	<u>174,733</u>	<u>183,748</u>	<u>158,763</u>	<u>164,317</u>	<u>173,472</u>
EXPENDITURES					
General and administrative					
County Treasurer's fees	2,449	2,505	2,304	2,505	2,377
Transfers to District No. 2	172,284	176,243	156,459	161,812	166,095
Contingency	-	5,000	-	-	5,000
Total expenditures	<u>174,733</u>	<u>183,748</u>	<u>158,763</u>	<u>164,317</u>	<u>173,472</u>
Total expenditures and transfers out requiring appropriation	<u>174,733</u>	<u>183,748</u>	<u>158,763</u>	<u>164,317</u>	<u>173,472</u>
ENDING FUND BALANCES	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

No assurance provided. See summary of significant assumptions.

**LITTLETON VILLAGE METROPOLITAN DISTRICT NO. 3**  
**2023 BUDGET**  
**SUMMARY OF SIGNIFICANT ASSUMPTIONS**

**Services Provided**

The District, a quasi-municipal corporation and a political subdivision of the State of Colorado, was organized by order and decree of the District Court for Arapahoe County on February 12, 2014, and is governed pursuant to provisions of the Colorado Special District Act (Title 32, Article 1, Colorado Revised Statutes). The District operates under a Service Plan approved by the City on September 5, 2006, and as modified on September 3, 2013. The District's service area is located entirely within the City of Littleton, Arapahoe County, Colorado.

The District was established to provide financing for the construction, installation, and operation of public improvements, including water, sanitation, streets, safety protection, storm drainage, covenant enforcement and design review services, and parks and recreation facilities.

On November 5, 2013 the District's voters approved for an annual increase in taxes and public improvements fees of \$5,000,000 each for general operations and maintenance and \$40,000,000 for payment due pursuant to intergovernmental agreements (IGA). The District also approved general obligation indebtedness of \$40,000,000 for each of the following: street improvements, parks and recreation facilities, a potable and non-potable water supply, a sanitation system, a transportation system, mosquito control facilities, traffic and safety controls, fire protection, television relay and translation system, security services, and debt refinancing. Additionally, the District's electors authorized the District to collect, retain and spend all revenue annually, other than ad valorem taxes, without regard to limitations under TABOR.

The District's service plan limits the total debt issuance to \$40,000,000. The Maximum Debt Mill Levy the District is permitted to impose is 50.000 mills for any Debt which exceeds fifty percent of the District's assessed valuation. For the portion of any Debt which is equal to or less than fifty percent of the District's assessed valuation, either on the date of issuance or at any time thereafter, the mill levy to be imposed to repay such portion of Debt shall not be subject to the Maximum Debt Mill Levy and, as a result, the mill levy may be such amount as is necessary to pay the Debt service on such Debt, without limitation of rate.

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.

**LITTLETON VILLAGE METROPOLITAN DISTRICT NO. 3  
2023 BUDGET  
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

**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 of the County Commissioners to put the tax lien on the individual properties as of January 1 of the following year. The County Treasurer collects the determined taxes during the ensuing calendar year. The taxes are payable by April or, if in equal installments, at the taxpayer's election, in February and June. Delinquent taxpayers are notified in August and generally sales of the tax liens on delinquent properties are held in November or December. The County Treasurer remits the taxes collected monthly to the District.

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.

Senate Bill 21-293 among other things, designates multi-family residential real property (defined generally, as property that is a multi-structure of four or more units) as a new subclass of residential real property. For tax collection year 2023, the assessment rate for single family residential property decreases to 6.95% from 7.15%. The rate for multifamily residential property, the newly created subclass, decreases to 6.80% from 7.15%. Agricultural and renewable energy production property decreases to 26.4% from 29.0%. Producing oil and gas remains at 87.5%. All other nonresidential property stays at 29%.

The change in assessment ratio allows the District to adjust its mill levy. Accordingly, the District adjusted its mill levy to 10.067 for operations and 40.270 for debt service.

**Specific Ownership Taxes**

Specific ownership taxes are set by the State and collected by the County Treasurer, primarily on vehicle licensing within the County as a whole. The specific ownership taxes are allocated by the County Treasurer to all taxing entities within the County. The budget assumes that the District's share will be equal to approximately 6% of the property taxes collected.

**Interest Income**

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

**Maintenance Fee**

The District operates and maintains certain amenities which include landscaping and park and open spaces areas. The District established a Maintenance Fee to provide a source of funding for the allocated direct and indirect costs aforementioned.

**LITTLETON VILLAGE METROPOLITAN DISTRICT NO. 3  
2023 BUDGET  
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

**Expenditures**

**Treasurer's Fees**

County Treasurer's fees have been computed at 1.5% of property tax collections.

**Administrative and Operating Expenditures**

Administrative and operating expenditures include estimated services necessary to maintain the District's administrative viability such as legal, accounting, insurance, banking and meeting costs.

**Transfer to District No. 2**

Pursuant to the Capital Pledge Agreement, entered into on June 6, 2014, between the District and District No. 2, the District is obligated to impose ad valorem property taxes for the payment of the Bonds, issued by District No. 2.

**Debt and Leases**

The District has no debt or operating or capital leases.

**Reserve Funds**

**Emergency Reserve**

The District has provided for an Emergency Reserve fund equal to at least 3% of fiscal year spending for 2023, as defined under TABOR.

**This information is an integral part of the accompanying budget.**