



Battlement Mesa Metropolitan District
SERVING THE COMMUNITY

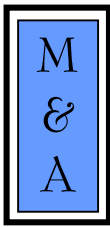


**Financial Report
December 31, 2021**

**Battlement Mesa Metropolitan District
Financial Report
December 31, 2021**

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INDEPENDENT AUDITOR'S REPORT

**Board of Directors
Battlement Mesa Metropolitan District
Battlement Mesa, Colorado**

Opinions

We have audited the financial statements of the governmental activities, business-type activities, and each major fund of the Battlement Mesa Metropolitan District (the "District"), as of and for the year ended December 31, 2021, 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, the accompanying financial statements present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, and each major fund of the Battlement Mesa Metropolitan District as of December 31, 2021, and the respective changes in financial position and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America ("U.S. GAAP").

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America ("U.S. 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

Management is responsible for the preparation and fair presentation of the financial statements in accordance with U.S. GAAP, 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.

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INDEPENDENT AUDITOR'S REPORT
Board of Directors
Battlement Mesa Metropolitan District
Battlement Mesa, Colorado

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 U.S. 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 U.S. 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

U.S. GAAP require that the Management's Discussion and Analysis in Section B be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the Management's Discussion and Analysis in Section B in accordance with U.S. GAAS, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

The budgetary comparison information in section E is not a required part of the basic financial statements but is supplementary information required by U.S. GAAP. The budgetary comparison information has been subjected to the auditing procedures applied in the audit of the 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 statement or to the financial statements themselves, and other additional procedures in accordance with U.S. GAAS. In our opinion, the information is fairly stated in all material respects in relation to the financial statements as a whole.

INDEPENDENT AUDITOR'S REPORT
Board of Directors
Battlement Mesa Metropolitan District
Battlement Mesa, Colorado

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 F are 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 F 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 U.S. GAAS. 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 19, 2022

MANAGEMENT'S DISCUSSION AND ANALYSIS

Battlement Mesa Metropolitan District

Management's Discussion and Analysis
December 31, 2021

As management of the Battlement Mesa Metropolitan District (the "District"), we offer readers of the District's financial statements this narrative overview and analysis of the financial activities of the District for the fiscal year ended December 31, 2021.

Overview of the Financial Statements

This discussion and analysis is intended to serve as an introduction to the District's basic financial statements. The District's basic financial statements are comprised of three components: 1) government-wide financial statements; 2) fund financial statements; and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

Government-wide financial statements: The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business.

The Statement of Net Position presents information on all the District's assets and liabilities, with the difference between the two reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the District is improving or deteriorating.

The Statement of Activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods (e.g. uncollected receivables).

Both of the government-wide financial statements distinguish functions of the District that are principally supported by taxes and intergovernmental revenues (governmental activities) from other functions that are intended to recover all or a significant portion of their costs through user fees and charges (business-type activities). The governmental activity of the District is culture and recreation. The business-type activities of the District include the water and sewer systems and public works.

The government-wide financial statements can be found in Section C of this report.

Fund financial statements: A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The District, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. All of the funds of the District can be divided into two categories: governmental funds and proprietary funds.

Governmental funds: Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of expendable resources, as well as on balances of expendable resources available at the end of the fiscal year. Such information may be useful in evaluating a government's near-term financing requirements. The District's governmental fund is the Conservation Trust Fund.

Overview of the Financial Statements (continued)

Governmental funds (continued): Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the government's near-term financing decisions.

The District adopts an annual appropriated budget for all its funds. The District does not have a General Fund and therefore no budgetary comparisons are presented for the General Fund.

The basic governmental fund financial statements can be found in Section C of this report.

Proprietary funds: The District maintains proprietary funds commonly known as enterprise funds. Enterprise funds are used to report the same functions presented as business-type activities in the government-wide financial statements. The District uses enterprise funds to account for its water and sewer systems and public works.

Proprietary funds provide the same type of information as the government-wide financial statements, only in more detail. The proprietary fund financial statements provide separate information for each of the business-type services provided by the District, each of which is considered to be a major fund of the District.

The basic proprietary fund financial statements can be found in Section C of this report.

Notes to the financial statements: The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements. The Notes to the Financial Statements can be found at Section D of this report.

Other information: The budgetary schedules found in Sections E and F provide a detailed comparison of the District's actual revenues and expenditures to actual amounts. As the District's proprietary funds were not adopted in a manner consistent with generally accepted accounting principles ("GAAP"), those schedules are presented on a Non-GAAP basis with reconciliation to GAAP basis.

Government-wide Financial Analysis

Battlement Mesa Metropolitan District's Net Position

	Governmental Activities		Business-type Activities		Total	
	2021	2020	2021	2020	2021	2020
Assets:						
Current and other assets	\$ 31,856	29,118	3,659,612	3,934,367	3,691,468	3,963,485
Capital assets	-	-	4,403,435	4,198,203	4,403,435	4,198,203
Total Assets	31,856	29,118	8,063,047	8,132,570	8,094,903	8,161,688
Liabilities:						
Short-term liabilities	-	-	119,773	85,565	119,773	85,565
Long-term liabilities	-	-	14,090	15,551	14,090	15,551
Total liabilities	-	-	133,863	101,116	133,863	101,116
Net Position:						
Net investment in capital assets	-	-	4,403,435	4,198,203	4,403,435	4,198,203
Unrestricted Net Position	31,856	29,118	3,525,749	3,833,251	3,557,605	3,862,369
Total Net Position	\$ 31,856	29,118	7,929,184	8,031,454	7,961,040	8,060,572

Government-wide Financial Analysis (continued)

Traditionally, the largest portion of any district's investments is in its capital assets. Water and sewer systems are necessary in order to deliver and/or provide services to the District's residents. The District's capital assets account for 54% of its total assets. These assets are not an available source for payment of future spending.

The District's net position decreased to \$7,961,040 in 2021. The decrease is mainly the result of an excess of expense over revenue in the business-type activities of \$99,532.

Battlement Mesa Metropolitan District's Change in Net Position

	Governmental Activities		Business-type Activities		Total	
	2021	2020	2021	2020	2021	2020
Revenues:						
Program revenues:						
Charges for services	\$ -	-	2,486,671	2,572,659	2,486,671	2,572,659
Grants and contributions	12,738	10,898	194,153	50,000	206,891	60,898
General revenues:						
Other income	-	-	1,415	1,844	1,415	1,844
Investment earnings	-	-	1,152	16,582	1,152	16,582
Total Revenues	12,738	10,898	2,683,391	2,641,085	2,696,129	2,651,983
Expenses:						
Culture and recreation	10,000	-	-	-	10,000	-
Water and sewer	-	-	2,648,102	2,379,188	2,648,102	2,379,188
Public works	-	-	21,925	22,087	21,925	22,087
Association management	-	-	115,634	108,404	115,634	108,404
Total Expenses	10,000	-	2,785,661	2,509,679	2,795,661	2,509,679
Change in Net Position	2,738	10,898	(102,270)	131,406	(99,532)	142,304
Net Position - Beginning	29,118	18,220	8,031,454	7,900,048	8,060,572	7,918,268
Net Position - Ending	\$ 31,856	29,118	7,929,184	8,031,454	7,961,040	8,060,572

Governmental activities:

The governmental activities net position increased by \$2,738, as grant fund revenue exceed contribution expenses for a park landscape improvements in 2021.

Business-type activities:

Water and Sewer Fund: The Water and Sewer Fund's change in net position was a decrease of \$104,345. The Water and Sewer Fund's operating revenues decreased \$94,989 from 2020, while operating expenses increased \$276,142. The decrease in operating revenues was primarily due to water sales of \$136,994 and offset by an increase in sewer service charges of \$32,865. The increase in operating expenses was primarily due to an increase in water and sewer expense as a result of radio meter head replacements and asphalt repairs. Non-operating revenues decreased by \$40,899 from 2020 due to a decrease in investment income and grant revenue. Tap fees also increased by \$19,193 from 2020, and the District received land valued at \$150,000 and recognized as capital contributions.

Government-wide Financial Analysis (continued)

Business-type activities (continued):

Public Works Fund: The Public Works Fund change in net position was an increase of \$2,076. Operating revenues and increased by \$9,000 and operating expenses decreased by \$163 from 2020. The increase in revenues was attributed to additional revenues earned for contract sweeping.

Financial Analysis of the District's Funds

As mentioned earlier, the District uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

Governmental funds: The focus of the District's governmental fund is to provide information on near-term inflows, outflows, and balances of expendable resources. Such information is useful in assessing the District's financing requirements. In particular, unreserved fund balances may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year.

As of the end of the current fiscal year, the District's governmental fund reported an ending fund balance of \$31,856. The governmental fund of the District accounts for the lottery proceeds received from the State of Colorado. These funds are to be used for recreational purposes. The District does not have a General Fund, as its operations are primarily water and sewer services and public works reported in the business-type activities.

Proprietary funds: The District's proprietary funds provide the same type of information found in the government-wide financial statements, but in more detail.

Unrestricted net position for the proprietary funds combined at the end of the current fiscal year is \$3,525,749 and is broken down as follows: Water and Sewer Fund, \$3,461,481 and Public Works Fund, \$64,268. The net unrestricted assets are available for spending at the District's discretion.

Budget variance in the proprietary funds: The District had the following significant budget variances and is detailed as follows:

Account	Original Budget Variance Positive (Negative)	Reason
Water & Sewer Fund		
Revenues:		
Water sales	\$ (129,811)	Additional apartment unit came on-line and a dry summer
Grant revenue	(275,040)	\$200,000 budgeted for equipment, however, delays pushed estimated completion to 2022; budgeted for \$100,000 in addition grant funds, however, and only received approximately \$25,000
Tap fees	19,193	Unanticipated development at time of budget adoption
Expenditures:		
Salaries, benefits and taxes	78,625	Budget based upon an anticipated large increase in health and dental insurance rates that did not occur
Repairs and maintenance	(139,825)	Approximately \$165,000 of non-capitalized expenditures budgeted for under capital outlay
Capital outlay	560,219	Significant costs savings for electronic generator project delay and not moving forward with budgeted water main project; non-capitalized expenditures included in repairs and maintenance but budgeted as capital outlay

Financial Analysis of the District's Funds (continued)

Budget variance in the proprietary funds (continued):

Account	Original Budget Variance Positive (Negative)	Reason
Public Works Fund		
<i>Revenues:</i>		
Charges for services	\$ 8,000	Unbudgeted for additional miscellaneous sweeping charges
<i>Expenditures:</i>		
Repairs and maintenance	4,890	Anticipated equipment repairs on street sweeper were unneeded
Conservation Trust Fund		
<i>Expenditures:</i>		
Parks and recreation	(10,000)	Unbudgeted contribution for Community Park landscape improvements

Capital assets: The District's capital assets increased by \$205,232 due to more capital additions over depreciation expense. Additional information as well as a detailed classification of the District's net capital assets can be found in the Notes to the Financial Statement in Section D of this report.

Long-term liabilities: The District's long-term liabilities decreased \$6,290 as a result of a decrease in accrued compensated absences. Additional information as well as a detailed classification of the District's total long-term liabilities can be found in the Notes to the Financial Statements at Section D.

Next year's budget and rates: The 2022 budget includes a \$1.00 per month increase in the base water rate (from \$18 to \$19) and an increase of 5.6% (from \$3.60 to \$3.80) per 1,000 gallons for water use above 5,000 gallons per month. The budget keeps the monthly base sewer rate unchanged from 2021 (\$28). The combined water and sewer funds, operating revenues, are budgeted at a 0.6% increase above the 2021 adopted budget, which is primarily due to an increase in budgeted sewer charges. Combined funds operating expenditures are budgeted at a 3.2% increase above the 2021 adopted budget. Primary factors for the increase in expenditures are the addition of 2 employees in the water/sewer system operations and one employee in administration, along with related employee benefits. The Capital fund revenues are increased from the 2021 budget for water and sewer tap fees of \$90,000. The budget proposes to include grant funds from the Garfield County Federal Mineral Lease District in the amount of \$125,000. Interest revenues on capital funds have been slightly increased due to national marginal increases in interest earnings on investment funds. Capital expenditures reflect a decrease from 2021 budgeted amount, and budgeted items include water service line replacements, replacement of meter heads to radio read, re-piping, upgrading SCADA/computer systems at the water and sewer plants, installation of water main pressure sensors, aeration system upgrades, installation of stand by electric generator at sewer plant, remodel work at administration office, sewer line camera, and a heavy duty dump trailer.

Request for Information

This financial report is designed to provide a general overview of the District's finances for all those with an interest. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the District Manager, Battlement Mesa Metropolitan District, 401 Arroyo Drive, Parachute, Colorado 81635.

GOVERNMENT-WIDE FINANCIAL STATEMENTS

Battlement Mesa Metropolitan District
Statement of Net Position
December 31, 2021

	<u>Governmental Activities</u>	<u>Business-type Activities</u>	<u>Total</u>
Assets:			
Cash and cash equivalents	-	42,853	42,853
Investments	-	3,518,247	3,518,247
Receivables, net:			
Service fees	-	129,692	129,692
Other	-	555	555
Internal balances	31,856	(31,856)	-
Prepaid expenses	-	121	121
Property, plant and equipment, net of accumulated depreciation	-	4,403,435	4,403,435
Total Assets	<u>31,856</u>	<u>8,063,047</u>	<u>8,094,903</u>
Liabilities:			
Accounts payable	-	77,836	77,836
Accrued compensated absences:			
Due within one year	-	41,937	41,937
Due in more than one year	-	13,979	13,979
Customer deposits	-	111	111
Total Liabilities	<u>-</u>	<u>133,863</u>	<u>133,863</u>
Net Position:			
Net invested in capital assets	-	4,403,435	4,403,435
Unrestricted	31,856	3,525,749	3,557,605
Total Net Position	<u>31,856</u>	<u>7,929,184</u>	<u>7,961,040</u>

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

Battlement Mesa Metropolitan District
Statement of Activities
For the Year Ended December 31, 2021

	Program Revenues			Net (Expense) Revenue and Changes in Net Position		
	Charges for Services	Capital Grants and Contributions		Governmental Activities	Business-type Activities	Total
Functions/Programs:						
Governmental Activities:						
Culture and recreation	-	12,738		2,738	-	2,738
Total Governmental Activities	10,000	12,738		2,738	-	2,738
Business-type Activities:						
Water and sewer	2,648,102	194,153		-	(154,959)	(154,959)
Activity center	-	-		-	-	-
Public works	21,925	-		-	2,075	2,075
Association management	115,634	-		-	48,047	48,047
Total Business-type Activities	2,785,661	194,153		-	(104,837)	(104,837)
Total	2,795,661	206,891		2,738	(104,837)	(102,099)
General Revenues:						
Investment earnings				-	1,152	1,152
Other income				-	1,415	1,415
Total General Revenues				-	2,567	2,567
Change in net position				2,738	(102,270)	(99,532)
Net Position - Beginning				29,118	8,031,454	8,060,572
Net Position - Ending				31,856	7,929,184	7,961,040

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

Battlement Mesa Metropolitan District
Balance Sheet
Governmental Fund - Conservation Trust Fund
December 31, 2021

Assets:	
Due from other funds	<u>31,856</u>
Total Assets	<u>31,856</u>
Fund Balance:	
Restricted	<u>31,856</u>
Total Fund Balance	<u><u>31,856</u></u>

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

**Battlement Mesa Metropolitan District
Statement of Revenues, Expenditures and
Changes in Fund Balance
Governmental Fund - Conservation Trust Fund
December 31, 2021**

Revenues:	
Lottery distributions	<u>12,738</u>
Total Revenues	<u>12,738</u>
Expenditures:	
Parks and recreation	<u>10,000</u>
Total Expenditures	<u>10,000</u>
Net Change in Fund Balance	2,738
Fund Balance - Beginning	<u>29,118</u>
Fund Balance - Ending	<u><u>31,856</u></u>

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

Battlement Mesa Metropolitan District
Statement of Net Position
All Proprietary Funds
December 31, 2021
(With Comparative Actual Amounts for 2020)

	2021		2020	
	Water and Sewer Fund	Public Works Fund	Totals	Totals
Assets:				
Current assets:				
Cash and cash equivalents	42,853	-	42,853	647,957
Investments	3,518,247	-	3,518,247	3,173,209
Receivables:				
Service fees and other	130,247	-	130,247	126,087
Due from other funds	-	64,268	64,268	58,147
Prepaid expenses	121	-	121	16,232
Total - Current assets	3,691,468	64,268	3,755,736	4,021,632
Non-current assets:				
Land	150,000	-	150,000	-
Construction in process	357,801	-	357,801	65,079
Water system	5,103,583	-	5,103,583	5,063,384
Sewer system	5,683,426	-	5,683,426	5,637,277
Buildings	1,087,833	104,648	1,192,481	1,192,481
Equipment	1,490,998	121,568	1,612,566	1,534,855
Accumulated depreciation	(9,552,873)	(143,549)	(9,696,422)	(9,294,873)
Total - Non-current assets	4,320,768	82,667	4,403,435	4,198,203
Total Assets	8,012,236	146,935	8,159,171	8,219,835
Liabilities:				
Current liabilities:				
Accounts payable	77,836	-	77,836	38,911
Due to other funds	96,124	-	96,124	87,266
Compensated absences	41,937	-	41,937	46,654
Total - Current liabilities	215,897	-	215,897	172,831
Non-current liabilities:				
Customer deposits	111	-	111	-
Compensated absences	13,979	-	13,979	15,551
Total - Non-current liabilities	14,090	-	14,090	15,551
Total Liabilities	229,987	-	229,987	188,382
Net Position:				
Net investment in capital assets	4,320,768	82,667	4,403,435	4,198,203
Unrestricted	3,461,481	64,268	3,525,749	3,833,250
Total Net Position	7,782,249	146,935	7,929,184	8,031,453

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

Battlement Mesa Metropolitan District
Statement of Revenues, Expenses and Changes in Fund Net Position
All Proprietary Funds
For the Year Ended December 31, 2021
(With Comparative Actual Amounts for 2020)

	2021		2020	
	Water and Sewer Fund	Public Works Fund	Totals	Totals
Operating Revenues:				
Water sales	1,372,189	-	1,372,189	1,509,183
Sewer service charges	900,653	-	900,653	867,788
Service charges	26,148	24,000	50,148	39,632
Association management fees	163,681	-	163,681	156,057
Total Operating Revenues	2,462,671	24,000	2,486,671	2,572,660
Operating Expenses:				
Administration	1,280,990	11,468	1,292,458	1,266,873
Water and sewer	969,608	-	969,608	738,058
Public works	-	6,410	6,410	5,131
Association management	115,634	-	115,634	108,404
Depreciation	397,504	4,046	401,550	391,215
Total Operating Expenses	2,763,736	21,924	2,785,660	2,509,681
Income (Loss) from Operations	(301,065)	2,076	(298,989)	62,979
Non-Operating Revenues (Expenses):				
Interest income	1,152	-	1,152	16,582
Grant revenue	24,960	-	24,960	50,000
Other income	1,415	-	1,415	1,844
Total Non-Operating Revenues (Expenses)	27,527	-	27,527	68,426
Income Before Contributions & Transfers	(273,538)	2,076	(271,462)	131,405
Capital contribution	150,000	-	150,000	-
Tap fees	19,193	-	19,193	-
Total Contributions & Transfers	169,193	-	169,193	-
Change in Net Position	(104,345)	2,076	(102,269)	131,405
Net Position - Beginning	7,886,594	144,859	8,031,453	7,900,048
Net Position - Ending	7,782,249	146,935	7,929,184	8,031,453

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

Battlement Mesa Metropolitan District
Statement of Cash Flows
All Proprietary Funds
For the Year Ended December 31, 2021
(With Comparative Actual Amounts for 2020)

	2021		2020	
	Water and Sewer Fund	Public Works Fund	Totals	Totals
Cash Flows From Operating Activities:				
Cash received from customers	2,294,940	24,000	2,318,940	2,413,143
Cash received from others	163,681	-	163,681	156,057
Cash payments for goods and services	(1,275,073)	(14,431)	(1,289,504)	(1,156,344)
Cash payments for salaries and benefits	(1,033,553)	(9,569)	(1,043,122)	(1,093,923)
Net Cash Provided (Used) by Operating Activities	<u>149,995</u>	<u>-</u>	<u>149,995</u>	<u>318,933</u>
Cash Flows From Non-Capital Financing Activities:				
Miscellaneous	1,415	-	1,415	1,844
Net Cash Provided (Used) by Non-Capital Financing Activities	<u>1,415</u>	<u>-</u>	<u>1,415</u>	<u>1,844</u>
Cash Flows From Capital and Related Financing Activities:				
Grants	24,960	-	24,960	50,000
Tap fees	19,193	-	19,193	-
Capital outlay	(456,781)	-	(456,781)	(204,283)
Net Cash Provided (Used) by Capital and Related Financing Activities	<u>(412,628)</u>	<u>-</u>	<u>(412,628)</u>	<u>(154,283)</u>
Cash Flows From Investing Activities:				
Purchase of investments	(634,627)	-	(634,627)	(390,592)
Redemption of investments	290,721	-	290,721	415,592
Interest income	20	-	20	23
Net Cash Provided (Used) by Investing Activities	<u>(343,886)</u>	<u>-</u>	<u>(343,886)</u>	<u>25,023</u>
Net Increase (Decrease) in Cash and Cash Equivalents	<u>(605,104)</u>	<u>-</u>	<u>(605,104)</u>	<u>191,517</u>
Cash and Cash Equivalents - Beginning	<u>647,957</u>	<u>-</u>	<u>647,957</u>	<u>456,440</u>
Cash and Cash Equivalents - Ending	<u><u>42,853</u></u>	<u><u>-</u></u>	<u><u>42,853</u></u>	<u><u>647,957</u></u>
Reconciliation of Income (Loss) from Operations to Net Cash Provided (Used) by Operating Activities:				
Income (loss) from operations	(301,065)	2,076	(298,989)	62,979
Adjustments to reconcile operating income to net cash provided (used) by operating activities:				
Depreciation	397,504	4,045	401,549	391,215
(Increase) decrease in accounts receivable - service fees	(4,160)	-	(4,160)	(3,459)
(Increase) decrease in due to/from other funds	8,858	(6,121)	2,737	10,898
(Increase) decrease in prepaid expenses	16,111	-	16,111	(16,232)
Increase (decrease) in compensated absences	(6,289)	-	(6,289)	(9,328)
Increase (decrease) in accounts payable	38,925	-	38,925	(117,140)
Increase (decrease) in customer deposits	111	-	111	-
Net Cash Provided (Used) by Operating Activities	<u><u>149,995</u></u>	<u><u>-</u></u>	<u><u>149,995</u></u>	<u><u>318,933</u></u>

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

NOTES TO THE FINANCIAL STATEMENTS

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021

I. Summary of Significant Accounting Policies

The Battlement Mesa Metropolitan District (the "District") is a quasi-municipal corporation organized and operated pursuant to provisions set forth in the Colorado Special District Act. The District was organized under the provisions of the Colorado Revised Statutes ("CRS"), 32-1-101 to 1307, as amended. The present District is a consolidation of the former Battlement Mesa Metropolitan District and Consolidated Metropolitan District. The former Battlement Mesa Metropolitan District was a consolidation of Battlement Mesa Water and Sanitation District and Saddleback Metropolitan District. The purposes of the District are to provide metropolitan district facilities, programs and services for parks and recreation, streets, mosquito control, safety and fire protection, through provision and maintenance of fire hydrants, and water and sanitation services to the residents of the District. The management of the District is primarily through an elected Board of Directors which oversees administration, operations, and maintenance functions.

The District's financial statements are prepared in accordance with generally accepted accounting principles ("GAAP"). The Governmental Accounting Standards Board ("GASB") is responsible for establishing GAAP for state and local governments through its pronouncements (Statements and Interpretations). The more significant accounting policies established by GAAP used by the District are discussed below.

A. Reporting Entity

The reporting entity consists of (a) the primary government; i.e., the District, and (b) organizations for which the District is financially accountable. 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.

Based on the criteria above, the District is not financially accountable for any other entity nor is the District a component unit of any other government.

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. Culture and recreation are classified as governmental activities. The District's water and sewer utilities, public works, and association management are classified as business-type activities.

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

I. Summary of Significant Accounting Policies (continued)

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

The government-wide Statement of Activities reports both the gross and net cost of each of the District's functions and business-type activities (culture and recreation, utilities, etc.). The functions are also supported by general government revenues (investment earnings). The Statement of Activities reduces gross expenses (including depreciation) by related program revenues and operating and capital grants. Program revenues must be directly associated with the function or a business-type activity. Operating grants include operating-specific and discretionary (either operating or capital) grants while the capital grants column reflects capital-specific grants.

The government-wide focus 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.

C. 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 fund:

The *Conservation Trust Fund* accounts for lottery proceeds required to be expended solely on park and recreation improvements.

The District reports the following proprietary or business-type funds:

The *Water and Sewer Fund* accounts for the operations of the water and sewer plants and association management.

The *Public Works Fund* accounts for the operations of street sweeping.

D. 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. Financial statement presentation refers to classification of revenues by source and expenses by function.

1. Long-term Economic Focus and Accrual Basis

Both governmental and business-type activities in the government-wide financial statements and the proprietary fund 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.

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

I. Summary of Significant Accounting Policies (continued)

D. Measurement Focus, Basis of Accounting, and Financial Statement Presentation (continued)

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 (60 days) 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.

3. Financial Statement Presentation

Amounts reported as program revenues include 1) charges to customers and applicants for goods, services or privileges provided, 2) operating grants and contributions, and 3) capital grants and contributions, including special assessments. Internally dedicated resources are reported as *general revenues* rather than as program revenues. Likewise, general revenues include all taxes.

Proprietary funds distinguish operating revenues and expenses from non-operating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund's principal ongoing operations. The principal operating revenues of the District's enterprise funds are charges to customers for sales and services. Operating expenses for the enterprise funds include the cost of sales and services, administrative expenses, and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as non-operating revenues and expenses.

E. Financial Statement Accounts

1. Cash and Cash Equivalents, and Investments

Cash and cash equivalents include amounts in demand deposits as well as short-term investments with a maturity date within 3 months of the date acquired by the District. The District has a policy of central cash management for all funds.

Investments are stated at fair value. The change in fair value of investments is recognized as an increase or decrease to investment assets and investment income.

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

I. Summary of Significant Accounting Policies (continued)

E. Financial Statement Accounts (continued)

1. Cash and Cash Equivalents, and Investments (continued)

The District follows Colorado statutes specifying specific investment instruments meeting defined rating criteria in which local governments 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

2. Receivables

Receivables are reported net of an allowance for uncollectible accounts. All service revenues become a lien on property if not paid. No allowance is recorded at December 31, 2021, as all accounts are considered to be collectible.

3. Interfund Receivables and Payables

Balances at year-end between funds are reported as "due to / from other funds" in the fund financial statements. Any residual balances not eliminated between the governmental and business-type activities are reported as "internal balances" in the government-wide financial statements.

4. Capital Assets

Capital assets, which include the water system, sewer collection system, and the related improvements and equipment, are reported in the financial statements. The District defines capital assets as assets with an initial cost of \$5,000 or more and an estimated useful life in excess of two years. Such assets are recorded at historical cost. Donated capital assets are recorded at estimated fair value at the date of donation.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend asset lives are not capitalized. Improvements are capitalized and depreciated over the remaining useful lives of the related fixed assets, as applicable.

Capital outlay for projects is capitalized as projects are constructed. Interest incurred during the construction phase is expensed as incurred.

Capital assets are depreciated using the straight-line method over estimated useful lives of 3 to 40 years.

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

I. Summary of Significant Accounting Policies (continued)

E. Financial Statement Accounts (continued)

5. Compensated Absences

The District has adopted a policy regarding compensated absences. It is the policy of the District to provide paid leave time for vacation, sick time, and holiday pay. To be eligible, the employee must be a full-time, permanent employee who has completed a six month probationary period. Qualified employees accumulate paid leave at a rate of 192 hours a year. Qualified employees can also accumulate longevity pay at the rate of 8 hours per year for the first ten years of service and 4 hours a year for each year of service from eleven to thirty years. Paid leave time may accumulate up to 240 hours. Any hours in excess of 240 can be disposed of by: 1) using it as vacation, 2) converting it to retirement at 80%, 3) being paid for the excess at a rate of 80%, or 4) being paid a maximum accumulation on termination of 100% up to 240 hours.

6. Long-term Obligations

Long-term debt is recognized as a liability of a governmental fund when due, or when resources have been accumulated for payment early in the following year. For other long-term obligations, only that portion expected to be financed from expendable available financial resources is reported as a fund liability of the governmental fund. The remaining portion of such obligations is reported in the governmental activities column of the government-wide financial statements. Long-term obligations for proprietary funds are recognized when the related liability is incurred, regardless of the timing of the related cash flows.

7. Categories and Classification of Fund Balance

Governmental accounting standards establish fund balance classifications that comprise a hierarchy based primarily on the extent to which a government is bound to observe constraints imposed upon the use of the resources reported in governmental funds. Fund balance classifications include Non-spendable, Restricted, Committed, Assigned, and Unassigned. These classifications reflect not only the nature of funds, but also provide clarity to the level of restriction placed upon fund balance. Fund Balance can have different levels of restraint, such as external versus internal compliance requirements. Unassigned fund balance is a residual classification within the general fund. The general fund should be the only fund that reports a positive unassigned balance. In all other funds, unassigned is limited to negative residual 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.

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

I. Summary of Significant Accounting Policies (continued)

E. Financial Statement Accounts (continued)

7. Categories and Classification of Fund Balance (continued)

Spendable Fund Balance:

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 Board of Directors. The District's original budget legislation begins with combining historical data, assessment of needs for the upcoming year and the Board of Directors platform to review, and/or make changes to each department's budget. Before year end, a budgetary committee will meet again with each department for final review and approval of preliminary budget. The Budget is then formally presented to Board of Directors via an advertised public process for their review, revisions and final approval by year end. All subsequent budget requests made during the year, after Board of Directors approval, must be presented via a public process and again approval by 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 a 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 to be spent 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. The District does not have a formal minimum fund balance policy.

In addition to the above note disclosure, GASB 54 requires disclosure of the following fund definitions:

Special Revenue Funds:

Special revenue funds are used to account for and report the proceeds of specific revenue sources that are restricted or committed to expenditure for specified purposes other than debt service or capital projects. The term "proceeds of specific revenue sources" establishes that one or more specific restricted or committed revenues should be the foundation for a special revenue fund.

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

I. Summary of Significant Accounting Policies (continued)

F. Significant Accounting Policies

1. Use of Estimates

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

2. Restricted and Unrestricted Resources

When both restricted and unrestricted resources are available for use, it is the District's policy to use restricted resources first, then unrestricted resources as they are needed.

II. Stewardship, Compliance, and Accountability

A. Budgetary Information

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 proprietary funds were adopted on a non-GAAP budgetary basis and have been reconciled to a GAAP basis below:

	Water and Sewer Fund	Public Works Fund
Income (Loss) from Operatons	\$ (313,622)	6,122
Reconciliation to GAAP basis:		
Capital outlay	456,781	-
Depreciation	(397,504)	(4,046)
Capital contribution	150,000	-
	\$ (104,345)	2,076
Change in net position - GAAP basis		

Annual appropriations are adopted for all funds. For 2021, the District's Conservation Trust Fund had expenditures in excess of appropriations.

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

II. Stewardship, Compliance, and Accountability (continued)

A. Budgetary Information (continued)

As required by Colorado statutes, the District followed the required timetable noted below in preparing, approving, and enacting its budget for 2021.

1. For the 2021 budget year, prior to August 25, 2020, the County Assessor sent to the District an assessed valuation of all taxable property within the District's boundaries. The County Assessor may change the assessed valuation on or before December 10 only once by a single notification to the District.
2. The District did not certify a mill levy for the year 2021.
3. Prior to December 15, 2020, after a required publication of "Notice of Proposed Budget" and a public hearing, the District certified to the County Commissioners a levy rate that derived the necessary property taxes as computed in the proposed budget, and the District adopted the proposed budget and an appropriating resolution that legally appropriated expenditures for the upcoming year.
4. After adoption of the budget resolution, the District may make the following changes: a) approve supplemental appropriations to the extent of revenues in excess of estimated revenues in the budget; b) approve emergency appropriations; and c) reduce appropriations for which originally estimated revenues are insufficient.

B. TABOR 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 that apply to the State of Colorado and local governments. TABOR requires, with certain exceptions, advance voter approval for any new tax, tax rate increase, 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.

The District believes its enterprise funds also qualify as enterprises as defined in the amendment and are therefore exempt from the provisions of the amendment. The District also believes that as its governmental fund is a conservation trust fund, it is also exempt from the provisions of the amendment. The District's management believes that it is in compliance with the financial provisions of TABOR. However, TABOR is complex and subject to judicial interpretation.

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

III. Detailed Notes on All Funds

A. Deposits and Investments

The District's deposits are entirely covered by federal depository insurance ("FDIC") or by collateral held under Colorado's Public Deposit Protection Act ("PDPA"). The FDIC insures the first \$250,000 of the District's deposits at each financial institution. Deposit balances over \$250,000 are collateralized as required by PDPA.

At year end, the District had the following investments and maturities:

<u>Type</u>	<u>Rating</u>	<u>Carrying Amount</u>	<u>Maturities</u>	
			<u>Less Than One Year</u>	<u>Less Than Five Years</u>
<i>Deposits:</i>				
Petty cash	Not Rated	\$ 300	300	-
Checking	Not Rated	23,159	23,159	-
Money market	Not Rated	19,394	19,394	-
<i>Investments:</i>				
Certificates of Deposits	Not Rated	234,678	234,678	-
COLOTRUST Investment Pool	AAAm	3,283,569	3,283,569	-
		<u>\$ 3,561,100</u>	<u>3,561,100</u>	<u>-</u>

The Investment Pool represents an investment in Colorado Liquid Asset Trust ("COLOTRUST"). The investment is measured at the net asset value, and the fair value of the pool is determined by the pool's share price. The District has no regulatory oversight for the pool.

Interest Rate Risk, As a means of limiting its exposure to interest rate risk, the District policy is to invest eligible investments and institutions to diversify its investments to match maturities with liquidity needs.

Credit Risk, State law and District policy limit investments to those authorized by State statutes including U.S. Agencies and local government investment pools. The District's general investment policy is to apply the prudent-person rule: Investments are made as a prudent person would be expected to act, with discretion and intelligence, to seek reasonable income, preserve capital, and, in general, avoid speculative investments.

Concentration of Credit Risk, The District diversifies its investments by security type and institution. Colorado's PDPA requirement noted above mitigates concentration of credit risk.

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

III. Detailed Notes on All Funds (continued)

B. Receivables

Receivables as of year-end for the District's funds, including applicable allowances for uncollectible accounts, are as follows:

	Water and Sewer
Receivables:	
Service fees	\$ 129,692
Other	555
Gross receivables	130,247
Less: allowance for uncollectibles	-
Net receivables	\$ 130,247

C. Capital Assets

Capital asset activity for the year ended December 31, 2021 was as follows:

	Beginning Balance 1/1/2021	Increases	Decreases	Ending Balance 12/31/2021
Business-type Activities:				
Capital assets, not being depreciated:				
Land	\$ -	150,000	-	150,000
Construction in progress	65,079	292,722	-	357,801
Total Capital Assets, Not Being Depreciated	65,079	442,722	-	507,801
Capital assets, being depreciated:				
Water system	5,063,384	40,199	-	5,103,583
Sewer system	5,637,277	46,149	-	5,683,426
Building	1,192,481	-	-	1,192,481
Equipment and vehicles	1,534,855	77,711	-	1,612,566
Total Capital Assets Being Depreciated	13,427,997	164,059	-	13,592,056
Less Accumulated Depreciation for:				
Sewer system	(3,905,985)	(167,793)	-	(4,073,778)
Water system	(4,030,577)	(147,191)	-	(4,177,768)
Building	(309,376)	(29,813)	-	(339,189)
Equipment and vehicles	(1,048,935)	(56,752)	-	(1,105,687)
Total Accumulated Depreciation	(9,294,873)	(401,549)	-	(9,696,422)
Total Capital Assets Being Depreciated, Net	4,133,124	(237,490)	-	3,895,634
Business-type Activities Capital Assets, Net	\$ 4,198,203	205,232	-	4,403,435

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

III. Detailed Notes on All Funds (continued)

D. Interfund Receivables, Payables, and Transfers

Interfund receivables and payables as of December 31, 2021 were as follows:

	Receivable	Payable
Public Works Fund	\$ 64,268	-
Conservation Trust Fund	31,856	-
Water and Sewer Fund	-	96,124
Total	\$ 96,124	96,124

Interfund receivables and payables arise from interfund transactions and are recorded by all funds affected in the period in which transactions are executed. The balances result from the time lag between the dates that interfund goods and services are provided or reimbursable expenditures occur, transactions are recorded in the accounting system, and payments between funds are made.

E. Long-term Liabilities – Business-type Activities

Changes in the District's long-term liabilities are as follows:

	Beginning Balance 1/1/2021	Additions (Deletions)	Ending Balance 12/31/2021	Due Within One Year
Compensated absences	\$ 62,206	(6,290)	55,916	41,937
Total Liabilities	\$ 62,206	(6,290)	55,916	41,937

IV. Other Information

A. Service Agreement – Town of Parachute

In 2000, the former Battlement Mesa Metropolitan District entered into an agreement (the "Agreement") with the Town of Parachute ("Town") to provide the Town with water and sewer services until December 31, 2002. The Agreement also called for the Town to pay for tap fees to the former Battlement Mesa Metropolitan District. The Agreement included two annual renewal terms. In 2003 the Agreement was amended to extend the Agreement until December 31, 2005. Effective in 2007, the District entered into an agreement with the former Battlement Mesa Metropolitan District to assign the Agreement over to the District. The Agreement was amended again in 2007, between the District and the Town, to extend the term of the Agreement to five years, with an option of renewing the Agreement on an annual basis. In 2021, the District recognized sewer charges and tap fees from the Town in the amount of \$142,227.

B. Service Agreement – Street Sweeping

In 2021, the District entered into an agreement with Battlement Mesa Service Association (the "Association") to provide the sweeping of gravel, dirt and debris from the streets located within the Association. The District charged in accordance with the agreement for the services provided.

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

IV. Other Information (continued)

C. Management Agreement

In 2021 the District entered into a management agreement the Association with to manage the day-to-day operation of the Association. The agreement commenced on January 1, 2021, and ended December 31, 2021. As part of the agreement the District received \$115,000 in management fees and \$48,681 for other services in 2021. The District entered into another management agreement with the Association to commence on January 1, 2022 and end December 31, 2022.

D. Retirement Plan

District employees are eligible to participate in a deferred compensation plan created in accordance with Internal Revenue Code section 457 (the "Deferred Compensation Plan"). The Deferred Compensation Plan, which is administered by the District, allows employees the opportunity to defer a portion of their salary until future years. All compensation deferred under the Deferred Compensation Plan, all property and rights purchased with those amounts, and all income attributable to those amounts, property, or rights are to be held in trust for the exclusive benefit of the participants and their beneficiaries. Amounts contributed to the Deferred Compensation Plan are not available to employees until termination, retirement, death, or unforeseeable emergency.

Participants may elect to defer any percentage of their annual compensation, provided that the total annual contribution does not exceed limitations established by the Internal Revenue Service. The District matches up to the first 5% of employee contributions.

The contributions for 2021 were \$57,135 by the employees and \$29,187 by the District. As of December 31, 2021, there were no outstanding contribution liabilities.

E. Risk Management

The District is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and general liability. The District carries commercial coverage for these risks and does not expect claims to exceed their coverage. There have been no reductions in coverage from 2020 to 2021 and settlements have not exceeded coverage in the past year.

F. Contingencies - Claims

During the normal course of business, the District incurs claims and other assertions against it from various agencies and individuals. Management of the District and their legal representatives feel none of these claims or assertions are significant enough that they would materially affect the fairness of the presentation of the financial statements at December 31, 2021.

G. Sunforce Solutions International-I, Inc. Agreements

In September 2014, the District entered into a power purchase agreement and land lease agreement with Sunforce Solutions International-I, Inc. ("Sunforce"), in which the District leases certain land for the installation, operation, maintenance, repair, replacement and improvement of solar energy facility to Sunforce and the District shall purchase energy from Sunforce under the terms of the agreements. The initial terms of the agreements are for 20 years and include the option of up to four extensions of five years.

Battlement Mesa Metropolitan District
Notes to the Financial Statements
December 31, 2021
(Continued)

IV. Other Information (continued)

H. Related Party

During 2021, the District incurred \$1,992 of expenses to Media Dynamics for website maintenance. Media Dynamics is a dba by a Board member of the District. At December 31, 2021, the District owed Media Dynamics \$166.

REQUIRED SUPPLEMENTARY INFORMATION

Battlement Mesa Metropolitan District
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Conservation Trust Fund
For the Year Ended December 31, 2021
(With Comparative Actual Amounts for 2020)

	<u>2021</u>			Final Budget Variance Positive (Negative)	<u>2020</u>
	<u>Original Budget</u>	<u>Final Budget</u>	<u>Actual</u>		<u>Actual</u>
Revenues:					
Lottery distributions	11,000	11,000	12,738	1,738	10,898
Total Revenues	<u>11,000</u>	<u>11,000</u>	<u>12,738</u>	<u>1,738</u>	<u>10,898</u>
Expenditures:					
Parks and recreation	-	-	10,000	(10,000)	-
Total Expenditures	<u>-</u>	<u>-</u>	<u>10,000</u>	<u>(10,000)</u>	<u>-</u>
Change in Fund Balance	11,000	11,000	2,738	(8,262)	10,898
Fund Balance - Beginning	<u>-</u>	<u>-</u>	<u>29,118</u>	<u>29,118</u>	<u>18,220</u>
Fund Balance - Ending	<u><u>11,000</u></u>	<u><u>11,000</u></u>	<u><u>31,856</u></u>	<u><u>20,856</u></u>	<u><u>29,118</u></u>

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

SUPPLEMENTARY INFORMATION

Battlement Mesa Metropolitan District
Schedule of Revenues and Expenditures
Budget (Non-GAAP Basis) and Actual With Reconciliation to GAAP Basis
Water and Sewer Fund
For the Year Ended December 31, 2021
(With Comparative Actual Amounts for 2020)

	2021			Final Budget Variance Positive (Negative)	2020
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Water sales	1,502,000	1,502,000	1,372,189	(129,811)	1,509,183
Sewer service charges	890,000	890,000	900,653	10,653	867,788
Charges for service	24,000	24,000	26,148	2,148	24,632
Association management fees	153,000	153,000	163,681	10,681	156,057
Other income	-	-	1,415	1,415	1,844
Interest income	-	-	1,152	1,152	16,582
Grant revenue	300,000	300,000	24,960	(275,040)	50,000
Tap fees	-	-	19,193	19,193	-
Total Revenues	2,869,000	2,869,000	2,509,391	(359,609)	2,626,086
Operating Expenses:					
Administration:					
Accounting and audit	15,600	15,600	14,000	1,600	15,266
Contract labor and administrative	8,000	8,000	24,896	(16,896)	660
Insurance	88,000	88,000	95,844	(7,844)	84,446
Legal	7,000	7,000	2,910	4,090	4,113
Landscaping	5,500	5,500	7,596	(2,096)	6,697
Repairs and maintenance	6,000	6,000	5,015	985	7,256
Office supplies, postage, and miscellaneous	97,800	97,800	87,354	10,446	77,639
Salaries, benefits and taxes	1,122,000	1,122,000	1,043,375	78,625	1,057,886
Water & Sewer Plants:					
Repairs and maintenance	450,000	450,000	589,825	(139,825)	410,847
Utilities	342,000	342,000	355,769	(13,769)	325,108
Sewer processing charges	28,000	28,000	22,189	5,811	840
Water purchases	3,000	3,000	1,825	1,175	1,263
Temporary easement	1,000	1,000	-	1,000	-
Association management:					
Office supplies, postage, and miscellaneous	17,400	17,400	13,360	4,040	15,820
Salaries, benefits and taxes	108,000	108,000	102,274	5,726	92,584
Capital outlay:					
Capital outlay	1,017,000	1,017,000	456,781	560,219	204,283
Total Operating Expenses	3,316,300	3,316,300	2,823,013	493,287	2,304,708
Income (Loss) from Operations	(447,300)	(447,300)	(313,622)	133,678	321,378
Reconciliation to GAAP Basis:					
Capitalized assets			456,781		204,283
Depreciation			(397,504)		(387,169)
Capital contribution			150,000		-
Change in net position - GAAP Basis			(104,345)		138,492
Net Position - Beginning			7,886,594		7,748,102
Net Position - Ending			7,782,249		7,886,594

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

Battlement Mesa Metropolitan District
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (Non-GAAP Basis) and Actual with Reconciliation to GAAP Basis
Public Works Fund
For the Year Ended December 31, 2021
(With Comparative Actual Amounts for 2020)

	<u>2021</u>			Final Budget Variance Positive (Negative)	<u>2020</u>
	<u>Original Budget</u>	<u>Final Budget</u>	<u>Actual</u>		<u>Actual</u>
Revenues:					
Charges for service	16,000	16,000	24,000	8,000	15,000
Total Revenues	<u>16,000</u>	<u>16,000</u>	<u>24,000</u>	<u>8,000</u>	<u>15,000</u>
Operating expenses:					
Administration:					
Insurance	1,400	1,400	1,400	-	1,400
Office supplies, postage, and miscellaneous	1,100	1,100	500	600	1,034
Salaries and benefits	8,600	8,600	9,568	(968)	10,476
Public Works:					
Repairs and maintenance	11,300	11,300	6,410	4,890	5,131
Total Operating Expenses	<u>22,400</u>	<u>22,400</u>	<u>17,878</u>	<u>4,522</u>	<u>18,041</u>
Income (Loss) from Operations	(6,400)	(6,400)	6,122	12,522	(3,041)
Reconciliation to GAAP Basis:					
Depreciation			(4,046)		(4,046)
Change in net position - GAAP Basis			2,076		(7,087)
Net Position - Beginning			<u>144,859</u>		<u>151,946</u>
Net Position - Ending			<u><u>146,935</u></u>		<u><u>144,859</u></u>

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