

**ESTES VALLEY RECREATION  
AND PARK DISTRICT**

**FINANCIAL STATEMENTS**

**December 31, 2024 and 2023**



**Logan and Associates, LLC**  
CERTIFIED PUBLIC ACCOUNTANTS

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## INDEPENDENT AUDITOR'S REPORT

Members of the Board of Directors  
Estes Valley Recreation and Park District  
Estes Park, Colorado

### *Opinions*

We have audited the financial statements Estes Valley Recreation and Park District (the "District") which comprise the statements of net position as of December 31, 2024 and 2023, and the related statements of revenues, expenses and changes in fund net position and cash flows for the years then ended, and the related notes to the financial statements.

In our opinion, the accompanying financial statements referred to above present fairly, in all material respects, the financial position of the District as of December 31, 2024 and 2023, and the respective changes in financial position and cash flows for the year then ended, in accordance with accounting principles generally accepted in the United States of America.

### *Basis for Opinions*

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

### *Responsibilities of Management for the Financial Statements*

Management is responsible for the preparation and fair presentation of the financial statements in accordance with the accounting principles generally accepted in the United States of America, 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 twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

## ***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 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 judgement made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS, we:

- Exercise professional judgement 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 of 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 judgement, 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**

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis on pages i – ix 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 required supplementary information in accordance with auditing standards generally accepted in the United States of America, 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.

Supplementary Information

Our audit was conducted for the purpose of forming an opinion on the financial statements and related notes to the financial statements that collectively comprise the District's basic financial statements. The accompanying supplementary information is presented for purposes of additional analysis and is not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic 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 basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the supplementary information is fairly stated, in all material respects, in relation to the basic financial statements taken as a whole.

*Logan and Associates, LLC*

Aurora, Colorado  
April 29, 2025

**MANAGEMENT’S DISCUSSION AND ANALYSIS**  
**(Unaudited)**

This discussion and analysis of the financial performance of the Estes Valley Recreation and Park District (the District) provides an overview of the District’s financial activities for the fiscal year ended December 31, 2024. Please read in conjunction with the financial statements and accompanying notes.

**FINANCIAL HIGHLIGHTS**

For the year ended December 31, 2024 as compared to 2023, the District’s:

- Net position increased by \$1,899,468 or 6.9%.
- Unrestricted portion of net position increased by \$380,818, or 7.5%.
- Operating revenues increased by \$263,078 or 5.0% and operating expenses increased by \$251,974 or 3.4%.
- Total assets increased by \$527,522, or 1.1%; Total liabilities decreased by \$1,301,517, or -7.2%.

Following is a Capital Summary for 2024 and looking ahead to 2025:

Facility	2024 Capital Additions / Work in Progress	2025 Budgeted Capital Additions
District	<ul style="list-style-type: none"> <li>▪ New website</li> <li>▪ New accounting system/application</li> </ul>	<ul style="list-style-type: none"> <li>▪ Shared HD pickup truck</li> <li>▪ Implement cloud data storage</li> </ul>
Campgrounds	<ul style="list-style-type: none"> <li>▪ ML WiFi, store HVAC improvements</li> <li>▪ ML well pump replacement</li> <li>▪ EP sewer repairs and utility engineering</li> </ul>	<ul style="list-style-type: none"> <li>▪ ML pool/pumphouse building</li> <li>▪ EP continue utility engineering/plans</li> </ul>
Community Ctr/Aquatics	<ul style="list-style-type: none"> <li>▪ Roof snowstops</li> <li>▪ PA system replacement</li> <li>▪ Phase 1 emergency lighting upgrades</li> <li>▪ Network switch, WAP replacements</li> <li>▪ Platform lift</li> </ul>	<ul style="list-style-type: none"> <li>▪ Phase 2 emergency lighting upgrades</li> <li>▪ Refinish slide stairs, paint slide</li> <li>▪ Sidewalk sealing</li> </ul>
Golf Courses	<ul style="list-style-type: none"> <li>▪ Clubhouse exterior door replacements</li> <li>▪ Restaurant equipment replacements</li> <li>▪ New bunker rake</li> <li>▪ Solar power to 9H monument sign</li> </ul>	<ul style="list-style-type: none"> <li>▪ Replace driving range fence</li> <li>▪ 2 greensmowers, 1 HD UTV</li> <li>▪ Parking lot resurfacing</li> <li>▪ Restaurant furn/equip upgrades</li> <li>▪ 18H security cameras/system</li> <li>▪ 9H replace Big T bridge</li> </ul>
Marina	<ul style="list-style-type: none"> <li>▪ Outdoor rental desk</li> <li>▪ Launch ramp/pier decking</li> </ul>	<ul style="list-style-type: none"> <li>▪ 2 pontoon boats</li> <li>▪ Parking kiosks</li> <li>▪ Additional kayak racks; storage gate</li> </ul>
Parks and Trails	<ul style="list-style-type: none"> <li>▪ SP skatepark completion</li> <li>▪ SP security system</li> <li>▪ SP picnic shelters repainted</li> <li>▪ SP tennis court fencing</li> <li>▪ 2 utility vehicles</li> </ul>	<ul style="list-style-type: none"> <li>▪ SP replace pickleball/basketball courts</li> <li>▪ SP playground replacement</li> <li>▪ SP connector walks for skatepark</li> <li>▪ SP irrigation pump</li> <li>▪ Trail safety projects – ice/drainage</li> <li>▪ Shore stabilization on Fish Creek Arm</li> <li>▪ Wapiti RR waterline</li> </ul>

ML = Estes Park Campground at Mary’s Lake      SP = Stanley Park  
EP = Estes Park Campground at East Portal      LET = Lake Estes Trail

- Right to Use (RTU) Assets:
  - In November 2022, the District entered into a lease agreement for 82 Yamaha golf carts, with possession beginning in 2023 and continuing through October 2029. These RTU assets and associated lease liability were recorded at the future value of lease payments, \$279,486.
  - In August 2023, the District entered into a lease agreement for 22 Yamaha golf carts, with possession beginning in 2024 and continuing through September 2028. These RTU assets and associated lease liability were recorded at the future value of lease payments, \$63,057.
  - In August 2024, the District entered into a Subscription-based Information Technology Agreement for implementation and use of Sage Intacct cloud-based financial management applications through October 2027. This RTU asset and associated subscription liability was recorded at the future value of subscription payments, plus the cost of initial implementation, \$100,088.
  - Financial Statement Notes 6 and 7 provide the details of these transactions and a schedule of future lease/subscription payments.
  
- Mill Levies: In addition to the District’s General Operating Mill Levy of 1.781 (before any abatement or TABOR credit adjustments), the following levies serve purposes described:
  - 2008 Ballot question 4C, 1.200 mills for Community Center/aquatics, Stanley Park, trails, fleet equipment and tree maintenance. Funds for Community Center/aquatics are used to offset operating costs. Funds for Stanley Park are used for improvement and maintenance projects. Funds for trails have been used to leverage GOCO trails funding, complete a trails master plan, set aside for future trails, and for ongoing maintenance of trails within the District. Trees were treated for pine beetle, and new trees continue to be planted and cultivated. A portion of this levy is used to purchase/lease a variety of fleet equipment.
  - November 2015 Ballot question 4C authorized up to \$200,000/year in Community Center operating funds for 10 years after starting operation. The District began levying this amount in 2018. The corresponding 2023 levy collected and received in 2024 was .319 mills.
  - November 2015 Ballot question 4D authorized issuance of \$19,830,000 in General Obligation Bonds to finance construction of the Community Center. These funds were combined with 1A sales tax revenue from the Town of Estes Park, and supplemental (grant) funds, to construct and equip the \$27 million, 70,000 square foot facility. The building site for the new facility was conveyed to the District in 2016 by the Estes Park R-3 School District. The conveyance also included the existing aquatics facility. (See Financial Statement Note 9.) Construction of the new Community Center was completed in early 2018, and the grand opening was held March 3, 2018. In 2021 the District refinanced the Series 2015 and a portion of the Series 2016 bonds that were purchased to finance Community Center construction, resulting in an economic gain of \$837,793 and a decrease in the aggregate debt service payment by \$951,519. The debt service mill levy for 2023 which was collected/received in 2024 was 2.242 to fund \$1,410,064 in bond principal and interest payments.
  
- In April 2014 the electors of the Town of Estes Park passed Ballot Issue 1A, which provided for the collection and distribution by the Town of a portion of the Town’s sales tax for the construction and equipping of a community center, including facilities for senior services. Following the District’s successful November 2015 election for funding and operation of the Estes Valley Community Center, the District and Town negotiated an IGA for transfer of the 1A funds to the

project (see Financial Statement Note 3). For the year ended December 31, 2024, the amount of 1A funds collected by the Town and transferred to the District for this purpose was \$454,610. This funding measure expired at the end of June 2024.

- The District continued its Assistance Agreement with the Bureau of Reclamation for implementing physical changes to existing facilities to meet requirements of the Americans with Disabilities Act and maintaining Bureau of Reclamation properties the District manages. The 2024 planned activity under this agreement – a new pumphouse/restroom at Mary’s Lake – was placed on hold pending environmental review and approval.
- The District received the following grants, contributions, and donations during 2024:
  - Final cost reimbursement of \$53,245 from FEMA (passed through the State of Colorado) for 2013 flood repairs at the Common Point shooting range. This receivable was previously removed from the District’s books as assumed uncollectible.
  - Transfers from the Estes Valley Rec & Park Foundation totaling \$9,741 for Community Center memberships, youth sports scholarships, and parks projects.
- In 2013, the Board adopted a continuing goal of increasing reserves by at least \$50,000 per year. In 2024, the Board adopted an Operating Reserves Policy to establish and evaluate the target amount of District reserves, considering improvement fund set-asides, current operating expenses, capital plans and other obligations. The operating reserve amount at December 31, 2024 was \$3,562,998, a \$331,748 increase from the December 31, 2023 balance of \$3,231,250.

#### **USING THIS FINANCIAL REPORT**

This annual financial report consists of three parts:

- Management’s Discussion and Analysis
- Financial Statements
- Supplementary notes that provide additional information to some of the information in the financial statements.

#### **REQUIRED FINANCIAL STATEMENTS**

The financial statements of the District reflect accounting methods similar to those used by private sector companies. These statements offer important, transparent financial information about the District and its activities.

#### **Statement of Net Position**

The Statement of Net Position provides information about the nature and amounts of investments in resources (assets) and obligations to District creditors (liabilities). The Statement of Net Position is one way to measure the District’s financial position.

#### **Statement of Revenues, Expenses, and Changes in Fund Net Position**

This statement measures the results of the District’s operations during the past year. The statement presents the income and expenses of the District and enables the reader to determine whether the District has successfully recovered its costs through user fees and other revenues.

## Statement of Cash Flows

The final required financial statement is the Statement of Cash Flows. This statement provides the reader with information about the sources and uses of the District's cash during the year. The statement includes cash activity for operations, non-capital financing activities, capital and related financing activities and investing activities. The statement provides a comprehensive summary to the changes in cash and cash equivalents for the District during the fiscal year.

## FINANCIAL ANALYSIS OF THE DISTRICT

One of the most important questions asked about the District's finances is, "Is the District as a whole better off or worse off as a result of this year's activities?" The Statement of Net Position and the Statement of Revenues, Expenses, and Changes in Fund Net Position report information about the District's activities in a way that can help answer that question. These two statements report the District's net position and the changes in it. Over time, increases or decreases in the District's net position are indicators of whether its financial health is improving. However, other non-financial factors, such as changes in economic conditions, population changes and, specifically for the District, severe weather changes, must also be considered.

## NET POSITION

As part of our analysis, we provide a summary of the District's Statement of Net Position as presented below.

Summarized Statement of Net Position						
	2024	2023	\$ Change	2023	2022	\$ Change
Current Assets	\$ 12,359,699	\$ 11,544,238	\$ 815,461	\$ 11,544,238	\$ 10,371,000	\$ 1,173,238
Noncurrent Assets	36,671,057	36,958,996	(287,939)	36,958,996	37,248,707	(289,711)
<b>Total Assets</b>	<b>49,030,756</b>	<b>48,503,234</b>	<b>527,522</b>	<b>48,503,234</b>	<b>47,619,707</b>	<b>883,527</b>
Deferred Outflows of Resources	66,348	72,383	(6,035)	72,383	78,417	(6,034)
<b>Total Assets and Deferred Outflows</b>	<b>\$ 49,097,104</b>	<b>\$ 48,575,617</b>	<b>\$ 521,487</b>	<b>\$ 48,575,617</b>	<b>\$ 47,698,124</b>	<b>\$ 877,493</b>
Current Liabilities	1,893,354	1,912,389	(19,035)	1,912,389	2,300,831	(388,441)
Noncurrent Liabilities	14,816,820	16,099,302	(1,282,482)	16,099,302	17,272,637	(1,173,335)
<b>Total Liabilities</b>	<b>16,710,174</b>	<b>18,011,691</b>	<b>(1,301,517)</b>	<b>18,011,691</b>	<b>19,573,468</b>	<b>(1,561,776)</b>
Deferred Inflows of Resources	2,917,666	2,994,130	(76,464)	2,994,130	2,783,740	210,390
<b>Net Position</b>						
Net Investment in Capital Assets	20,577,103	19,657,806	919,297	19,657,806	18,313,872	1,339,175
Restricted:						
Debt Service	267,005	208,847	58,158	208,847	168,508	40,339
Tabor Reserve	100,222	98,845	1,377	98,845	80,475	18,370
Conservation Trust/Lottery	145,750	155,760	(10,010)	155,760	89,011	66,749
Community Center Capital	2,922,561	2,372,733	549,828	2,372,733	1,744,407	628,326
Unreserved	5,456,623	5,075,805	380,818	5,075,805	4,944,643	135,919
<b>Total Net Position</b>	<b>29,469,264</b>	<b>27,569,796</b>	<b>1,899,468</b>	<b>27,569,796</b>	<b>25,340,916</b>	<b>2,228,879</b>
<b>Total Liabilities, Deferred Inflows and Net Position</b>	<b>\$ 49,097,104</b>	<b>\$ 48,575,617</b>	<b>\$ 521,487</b>	<b>\$ 48,575,617</b>	<b>\$ 47,698,124</b>	<b>\$ 877,493</b>

As seen in the summary, the District's total net position increased by \$1,899,468 in 2024.

While the Statement of Net Position shows the change in financial position of the District, the Statement of Revenues, Expenses, and Changes in Fund Net Position provides the information as the source of this overall change.

**ACTIVITIES**

A summary of the District’s Statement of Revenues, Expenses, and Changes in Fund Net Position is presented below:

<b>Summarized Statement of Revenues, Expenses, and Changes in Fund Net Position</b>						
	2024	2023	\$ Change	2023	2022	\$ Change
Operating Revenues	\$ 5,533,830	\$ 5,270,752	\$ 263,078	\$ 5,270,752	\$ 4,841,514	\$ 429,238
Non-Operating Revenues	4,311,390	4,699,920	(388,530)	4,699,920	4,323,777	376,143
<b>Total Revenues</b>	<b>9,845,220</b>	<b>9,970,672</b>	<b>(125,452)</b>	<b>9,970,672</b>	<b>9,165,291</b>	<b>805,381</b>
Operating Expenses	7,596,175	7,344,201	251,974	7,344,201	6,706,185	638,016
Non-Operating Expenses	349,577	397,591	(48,014)	397,591	425,894	(28,303)
<b>Total Expenses</b>	<b>7,945,752</b>	<b>7,741,792</b>	<b>203,960</b>	<b>7,741,792</b>	<b>7,132,079</b>	<b>609,713</b>
Increase (Decrease) in Net Position before Contributions	1,899,468	2,228,880	(329,412)	2,228,880	2,033,212	195,668
Contributed Capital	-	-	-	-	-	-
<b>Change in Net Position</b>	<b>1,899,468</b>	<b>2,228,880</b>	<b>(329,412)</b>	<b>2,228,880</b>	<b>2,033,212</b>	<b>195,668</b>
Beginning Net Position	27,569,796	25,340,916	2,228,880	25,340,916	23,307,704	2,033,212
<b>Ending Net Position</b>	<b>\$ 29,469,264</b>	<b>\$ 27,569,796</b>	<b>\$ 1,899,468</b>	<b>\$ 27,569,796</b>	<b>\$ 25,340,916</b>	<b>\$ 2,228,880</b>

As displayed above, the District’s net position increased by \$1,899,468. 2024 operating revenues increased due to continued improvement in post-pandemic user activity, along with scheduled fee increases.

**BUDGETARY HIGHLIGHTS**

Colorado State Law requires that the District adopt a budget and appropriate funds for the following year by December 15th of each year. If an amendment is necessary, the Board of Directors will approve a supplemental appropriation at a public hearing and file it with the State of Colorado.

The Board adopted the 2025 Budget on 11/19/2024, with the provision that minor adjustments would be necessary upon receipt of final Certifications of Valuation from the County Assessors.

**CAPITAL ASSETS**

At December 31, 2024, the District had \$36.3 million invested in a broad range of property and equipment, net of accumulated depreciation. The following schedule summarizes the District’s property and equipment, and changes from 2023 to 2024, and 2022 to 2023:

	2024	2023	\$ Change	2023	2022	\$ Change
Non-Depreciable Assets	\$ 2,375,829	\$ 2,395,812	\$ (19,983)	\$ 2,395,812	\$ 4,948,461	\$ (2,552,649)
Depreciable Assets	46,683,421	45,842,869	840,552	45,842,869	42,540,955	3,301,914
Accumulated Depreciation	(12,728,094)	(11,519,244)	(1,208,850)	(11,519,244)	(10,240,709)	(1,278,535)
Total Depreciable Assets, Net	33,955,327	34,323,625	(368,298)	34,323,625	32,300,246	2,023,379
Total Capital Assets, Net	\$ 36,331,156	\$ 36,719,437	\$ (388,281)	\$ 36,719,437	\$ 37,248,707	\$ (529,270)

**LONG-TERM DEBT**

**CAPITAL LEASE OBLIGATIONS**

The District entered into a lease-purchase agreement during each of the years 2016-2018, one agreement in 2021, and one in 2022. Appropriations for lease payments are made annually and do not extend beyond the current year. The related capital assets have been recorded in the statement of net position as capital assets. During 2022, the District adopted GASB Statement 87 – Lease Accounting which changed the reporting for capital lease obligations to financing leases.

**GENERAL OBLIGATION BONDS**

As described in the Financial Highlights above, and in Note 5 in the Financial Statements, on November 3, 2015, District voters approved Ballot Issues 4C and 4D regarding the construction and operation of a Community Recreation Center. Ballot Issue 4D authorized the District to issue \$19,830,000 in General Obligation Bonds to finance construction of the Community Center. The District issued \$9,000,000 in bonds for this project during 2015, and \$10,830,000 in 2016. Both bond issues were sold at a premium, and have interest rates ranging from 3.00 to 5.00%, with maturity dates ranging from 2016 to 2035. In December 2021, the District issued Series 2021 bonds in the amount of \$14,260,000 with interest rates ranging from 0.60% to 2.62%. The proceeds were used to refund the principal balance of the Series 2015 bonds and a portion of the Series 2016 bonds. The following summary outlines the change in long-term debt from 2023 to 2024 and 2022 to 2023.

<b>Long-term Debt</b>	2024	2023	\$ Change	2023	2022	\$ Change
Total Bonds Payable	\$ 13,680,000	\$ 14,760,000	\$ (1,080,000)	\$ 14,760,000	\$ 15,805,000	\$ (1,045,000)
Total Leases Payable	2,140,401	2,303,805	(163,404)	2,303,805	3,067,415	(763,610)
	15,820,401	17,063,805	(1,243,404)	17,063,805	18,872,415	(1,808,610)
Bond Premium	-	70,209	(70,209)	70,209	140,837	(70,628)
Total	\$ 15,820,401	\$ 17,134,014	\$ (1,313,613)	\$ 17,134,014	\$ 19,013,252	\$ (1,115,628)

**ECONOMIC FACTORS AND NEXT YEAR’S BUDGET RATES**

The 2025 budget reflects a conservative approach in consideration of post-pandemic and inflationary economic conditions. Capital expenses include improvement projects in Stanley Park, and infrastructure and equipment purchases for the community center, golf courses, campgrounds, and marina.

The Board of Directors considers many factors when setting the District’s budget, including user fees and charges. During the 2025 budget process fees were not materially changed from the prior year. Operating revenues for 2025 have been budgeted conservatively to recognize the unknowns of weather, visitation, natural and pandemic disasters, and general economic conditions.

The 2025 budgeted revenues exceed expenditures. The Board has appropriated funds for 2025 compared to 2024 appropriations as follows:

<b>Annual Budgets</b>	2025	2024	\$ Change	2024	2023	\$ Change
Fees and Charges	\$ 5,477,141	\$ 5,325,613	\$ 151,528	\$ 5,325,613	\$ 5,160,167	\$ 165,446
Conservation Trust/Lottery	73,000	73,000	-	73,000	72,000	1,000
Taxes	3,090,157	3,205,125	(114,968)	3,205,125	2,986,119	219,006
Interest Income	358,500	452,100	(93,600)	452,100	355,000	97,100
Transfer from (to) Reserves	1,053,950	269,025	784,925	269,025	(43,645)	312,670
Intergovernmental Revenues	204,613	504,182	(299,569)	504,182	1,153,107	(648,925)
Miscellaneous	7,300	7,522	(222)	7,522	37,036	(29,514)
<b>Total Revenues</b>	<b>10,264,661</b>	<b>9,836,567</b>	<b>428,094</b>	<b>9,836,567</b>	<b>9,719,784</b>	<b>116,783</b>
Operating Expenses	6,581,072	6,329,915	251,157	6,329,915	6,115,676	214,239
Interest Expense	76,879	67,324	9,555	67,324	81,089	(13,765)
Bond Issue Costs/Reserves	73,912	67,648	6,264	67,648	71,505	(3,857)
Lease Payments	174,861	161,512	13,349	161,512	763,617	(602,105)
Bond Debt Service	1,408,887	1,410,764	(1,877)	1,410,764	1,411,644	(880)
Capital Outlay	1,735,725	1,207,825	527,900	1,207,825	1,007,828	199,997
Reserves & Contingencies	147,555	137,729	9,826	137,729	131,421	6,308
<b>Total Expenses</b>	<b>\$ 10,198,891</b>	<b>\$ 9,382,717</b>	<b>\$ 816,174</b>	<b>\$ 9,382,717</b>	<b>\$ 9,582,780</b>	<b>\$ (200,063)</b>

**DISTRICT ASSESSED VALUATIONS, MILL LEVIES AND PROPERTY TAX COLLECTIONS**

The following summaries provide historical analysis of assessed valuations, mill levies and actual property tax collections for the District.

Estes Valley Recreation and Park District						
History of District's Assessed Valuation						
Levy/Collection Year	Boulder County	Larimer County	Total	Percent Change		
2013/2014	\$6,404,578	\$314,576,380	\$320,980,958	-4.87%		
2014/2015	\$6,352,917	\$303,171,420	\$309,524,337	-3.57%		
2015/2016	\$7,020,065	\$337,864,366	\$344,884,431	11.42%		
2016/2017	\$6,963,622	\$339,602,502	\$346,566,124	0.49%		
2017/2018	\$7,295,538	\$362,165,198	\$369,460,736	6.61%		
2018/2019	\$7,180,061	\$362,617,046	\$369,797,107	0.09%		
2019/2020	\$8,049,377	\$415,324,211	\$423,373,588	14.49%		
2020/2021	\$8,060,700	\$415,258,017	\$423,318,717	-0.01%		
2021/2022	\$9,435,967	\$443,733,946	\$453,169,913	7.05%		
2022/2023	\$9,260,643	\$435,806,471	\$445,067,114	-1.79%		
2023/2024	\$11,107,004	\$584,078,452	\$595,185,456	33.73%		
2024/2025	\$11,074,654	\$585,272,600	\$596,347,254	0.20%		
History of District's Mill Levy						
Levy/Collection Year	General Fund	Temporary Tax Credit	Bond Fund	Capital / Special	Abatements	Total Mill Levy
2013/2014	1.781	(0.205)	0	0.973	0.008	2.558
2014/2015	1.781	(0.095)	0	1.200	0.006	2.892
2015/2016	1.781	(0.203)	3.900	1.200	0.008	6.686
2016/2017	1.781	(0.162)	4.167	1.200	0.021	7.007
2017/2018	1.781	(0.207)	3.777	1.724	0.215	7.290
2018/2019	1.781	(0.150)	3.909	1.723	0.018	7.281
2019/2020	1.781	(0.323)	3.350	1.648	0.041	6.497
2020/2021	1.781	(0.274)	3.337	1.646	0.027	6.517
2021/2022	1.781	(0.326)	2.963	1.618	0.033	6.069
2022/2023	1.781	(0.174)	2.997	1.626	0.035	6.265
2023/2024	1.781	(0.508)	2.242	1.519	0.005	5.039
2024/2025	1.781	(0.468)	2.045	1.525	0.014	4.897
Historical Property Tax Collections						
Levy/Collection Year	Total Taxed Levied	Total Taxes Collected	Percent of Levy Collected			
2013/2014	\$820,749	\$815,235	99.33%			
2014/2015	\$895,145	\$889,497	99.37%			
2015/2016	\$2,305,864	\$2,290,197	99.32%			
2016/2017	\$2,428,543	\$2,419,333	99.62%			
2017/2018	\$2,692,986	\$2,681,145	99.56%			
2018/2019	\$2,692,416	\$2,682,796	99.64%			
2019/2020	\$2,750,656	\$2,736,327	99.48%			
2020/2021	\$2,754,598	\$2,746,807	99.72%			
2021/2022	\$2,745,820	\$2,744,699	99.96%	includes PP exemption pmt		
2022/2023	\$2,783,512	\$2,787,917	100.16%	includes PP exemption pmt		
2023/2024	\$2,994,130	\$2,989,280	99.84%	includes PP exemption pmt		
2024 excludes property tax reimb. (SB22-238 & SB23B-001) Rec'd April 19, 2024						

For further information regarding these reports, please contact Tom Carosello, Executive Director, Estes Valley Recreation & Park District, P.O. Box 1379, Estes Park, Colorado 80517, (970)586-8191.

## **BASIC FINANCIAL STATEMENTS**

ESTES VALLEY RECREATION AND PARK DISTRICT

STATEMENTS OF NET POSITION

December 31, 2024 and 2023

	BUSINESS-TYPE ACTIVITIES	
	2024	2023
<b>ASSETS</b>		
<b>Current Assets</b>		
Cash and Investments	\$ 5,739,303	\$ 5,135,571
Restricted Cash and Investments	3,335,316	2,836,185
Accounts Receivable	36,474	199,256
Property Taxes Receivable	2,915,166	2,994,130
Inventory	130,104	158,029
Prepaid Expenses	203,336	221,067
Total Current Assets	12,359,699	11,544,238
<b>Noncurrent Assets</b>		
Right-To-Use Leased Assets, Net of Accumulated Amortization	250,079	239,559
Right-To-Use IT Subscripitons, Net of Accumulated Amortization	89,822	-
Capital Assets, Not Being Depreciated	2,375,829	2,395,815
Capital Assets, Net of Accumulated Depreciation	33,955,327	34,323,622
Total Noncurrent Assets	36,671,057	36,958,996
<b>TOTAL ASSETS</b>	49,030,756	48,503,234
<b>DEFERRED OUTFLOWS OF RESOURCES</b>		
Deferred Amount on Debt Refunding	66,348	72,383
<b>LIABILITIES</b>		
<b>Current Liabilities</b>		
Accounts Payable	178,270	308,795
Accrued Interest Payable	54,287	57,735
Accrued Salaries and Benefits	113,649	102,317
Unearned Revenue - Fees	91,690	103,599
Accrued Compensated Absences	130,275	60,914
Right-To-Use Leased Assets Payable - Current	49,405	36,646
Right-To-Use IT Subscriptions Payable - Current	36,472	-
Bonds Payable - Current	1,125,000	1,080,000
Financing Leases Payable - Current	114,306	162,383
Total Current Liabilities	1,893,354	1,912,389
<b>Noncurrent Liabilities</b>		
Right-To-Use Leased Assets Payable	207,973	207,671
Right-To-Use IT Subscriptions Payable	27,752	-
Bonds Payable	12,555,000	13,680,000
Financing Leases Payable	2,026,095	2,141,422
Bond Premium	-	70,209
Total Noncurrent Liabilities	14,816,820	16,099,302
<b>TOTAL LIABILITIES</b>	16,710,174	18,011,691
<b>DEFERRED INFLOWS OF RESOURCES</b>		
Deferred Property taxes	2,917,666	2,994,130
<b>NET POSITION</b>		
Net Investment in Capital Assets	20,577,103	19,657,806
Restricted:		
Debt Service	267,005	208,847
TABOR Emergency Reserve	100,222	98,845
Conservation Trust/Lottery	145,750	155,760
Community Center Capital Improvements	2,922,561	2,372,733
Unreserved	5,456,623	5,075,805
<b>TOTAL NET POSITION</b>	\$ 29,469,264	\$ 27,569,796

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

# ESTES VALLEY RECREATION AND PARK DISTRICT

## STATEMENTS OF REVENUES, EXPENSES AND CHANGES IN FUND NET POSITION

For the Years Ended December 31, 2024 AND 2023

	<u>BUSINESS-TYPE ACTIVITIES</u>	
	<u>2024</u>	<u>2023</u>
OPERATING REVENUES		
Fees and Charges for Services	\$ 5,520,043	\$ 5,238,829
Miscellaneous	13,787	31,923
TOTAL OPERATING REVENUES	<u>5,533,830</u>	<u>5,270,752</u>
OPERATING EXPENSES		
General and Administrative	1,055,811	895,889
Community Center	2,083,065	1,846,118
Golf Courses and Pro Shops	1,490,495	1,441,209
Marina	645,650	650,055
Parks	201,848	398,631
Campgrounds	583,714	639,778
Depreciation and Amortization	1,535,592	1,472,521
TOTAL OPERATING EXPENSES	<u>7,596,175</u>	<u>7,344,201</u>
OPERATING LOSS	<u>(2,062,345)</u>	<u>(2,073,449)</u>
NON-OPERATING REVENUES (EXPENSES)		
Taxes	3,250,774	2,988,459
Conservation Trust/Lottery	70,392	80,521
Intergovernmental Revenues	507,877	1,211,882
Investment Income	480,064	399,113
Interest Expense	(349,577)	(397,591)
Gain (Loss) on Disposal of Capital Assets	2,283	19,945
TOTAL NON-OPERATING REVENUES	<u>3,961,813</u>	<u>4,302,329</u>
CHANGE IN NET POSITION	1,899,468	2,228,880
NET POSITION, Beginning	<u>27,569,796</u>	<u>25,340,916</u>
NET POSITION, Ending	<u>\$ 29,469,264</u>	<u>\$ 27,569,796</u>

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

# ESTES VALLEY RECREATION AND PARK DISTRICT

## STATEMENTS OF CASH FLOWS

Increase (Decrease) in Cash and Cash Equivalents

For the Years Ended December 31, 2024 and 2023

	BUSINESS-TYPE ACTIVITIES	
	2024	2023
<b>CASH FLOWS FROM OPERATING ACTIVITIES</b>		
Cash Received from Customers	\$ 5,670,916	\$ 5,205,538
Cash Received from Others	13,787	31,923
Cash Paid to Suppliers	(2,561,807)	(2,562,272)
Cash Paid to Employees	(3,502,952)	(3,241,686)
Net Cash Provided (Used) by Operating Activities	(380,056)	(566,497)
<b>CASH FLOWS FROM NONCAPITAL FINANCING ACTIVITIES</b>		
Intergovernmental Receipts	578,269	1,292,403
Taxes Received	3,250,774	2,988,459
Net Cash Provided by Non-Capital Financing Activities	3,829,043	4,280,862
<b>CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES</b>		
Capital Asset Acquisitions	(1,087,348)	(906,099)
Proceeds from Disposal of Capital Assets	3,000	22,719
Bond, Loan and Lease Principal Payments	(1,243,404)	(1,808,610)
Right-to-Use Leased Asset Principal Payments	(49,996)	(35,168)
Right-to-Use IT Subscriptions Principal Payments	(35,864)	-
Interest Paid on Bonds and Loans	(412,576)	(465,439)
Net Cash Provided (Used) by Capital and Related Financing Activities	(2,826,188)	(3,192,597)
<b>CASH FLOWS FROM INVESTING ACTIVITIES</b>		
Interest Received	480,064	399,113
Net Cash Provided by Investing Activities	480,064	399,113
Net Increase (Decrease) in Cash and Cash Equivalents	1,102,863	920,881
CASH AND CASH EQUIVALENTS, Beginning	7,971,756	7,050,875
CASH AND CASH EQUIVALENTS, Ending	\$ 9,074,619	\$ 7,971,756
<b>SUMMARY OF CASH AND INVESTMENTS</b>		
Cash and Investments	\$ 5,739,303	\$ 5,135,571
Restricted Cash and Investments	3,335,316	2,836,185
Total Cash and Investments	\$ 9,074,619	\$ 7,971,756
<b>RECONCILIATION OF OPERATING INCOME (LOSS) TO NET CASH PROVIDED (USED) BY OPERATING ACTIVITIES</b>		
Operating Income (Loss)	\$ (2,062,345)	\$ (2,073,449)
Adjustments to Reconcile Operating Income (Loss) to Net Cash Provided (Used) by Operating Activities		
Depreciation and Amortization	1,535,592	1,472,521
Changes in Assets and Liabilities		
Accounts Receivable	162,782	(43,057)
Inventory	27,925	(8,853)
Prepaid Expenses	17,731	9,943
Accounts Payable	(130,525)	65,377
Unearned Revenue	(11,909)	9,766
Accrued Payroll Liabilities	80,693	1,255
Total Adjustments	1,682,289	1,506,952
Net Cash Provided (Used) by Operating Activities	\$ (380,056)	\$ (566,497)

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

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2024

**NOTE 1: SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES**

**Nature of Operations**

The Estes Valley Recreation and Park District (the "District"), a quasi-municipal corporation, operates pursuant to the provisions of the Colorado Revised Statutes of the Colorado Special District Act. The District is governed by a five-member Board of Directors. The District was organized in 1955 under provisions of Colorado statutes to provide recreational programs and facilities, including golf courses, a marina, campgrounds, trails and an aquatic center for the residents of and visitors to Estes Valley and the surrounding area. The District was originally created under the name of Rocky Mountain Metropolitan Recreation District and in 1985 changed its name to the current name, Estes Valley Recreation and Park District.

The accounting policies of the District conform to generally accepted accounting principles as applicable to governmental entities. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The District adopted GASB Statement No. 101 *Compensated Absences* for the year ended December 31, 2024. Adoption of this statement revised and established new reporting requirements for compensated absences reported in the financial statements. As a result, the District reported a portion of accrued sick leave in accrued compensated absences. A summary of the District's more significant accounting policies follows.

**Reporting Entity**

The definition of the reporting entity is based primarily on financial accountability. The District is financially accountable for organizations that make up its legal entity. It is also financially accountable for legally separate organizations if the District officials appoint a voting majority of the organization's governing body and either it is 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. The District may also be financially accountable for organizations that are fiscally dependent upon it.

In 2018, the District established the Estes Valley Recreation and Park Foundation (the "Foundation"). The Foundation is a 501(c)(3) nonprofit organization created to provide support for youth sports programs, financial assistance to low-income residents and improved park facilities. The District's accountability for the Foundation does not extend beyond making appointments to the Board of Directors. Members of the District's Board of Directors may serve on the Foundation Board, but do not serve in a controlling capacity. The Foundation is considered a related organization. The District received donations in the amount of \$9,741 from the Foundation during 2024.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2024

**NOTE 1: SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES** (Continued)

Based on the application of the criteria, the District does not include additional organizations in its reporting entity, nor is it a component unit of any other governmental entity.

**Fund Accounting**

The District uses a proprietary fund to report on its financial position and the results of its operations. Fund accounting is designed to demonstrate legal compliance and to aid financial management by segregating transactions related to certain government functions and activities.

**Measurement Focus, Basis of Accounting and Financial Statement Presentation**

The District uses a proprietary fund-type, an enterprise fund, to account for its activities of providing recreation and park services to District residents and visitors. The enterprise fund uses the economic resources measurement focus and the accrual basis of accounting for reporting. Revenues are recognized when earned and expenses are recognized when incurred, regardless of the timing of the related cash flows.

The activities of the fund are accounted for with a separate set of self-balancing accounts that comprise the District's assets, deferred outflows of resources, liabilities, deferred inflows of resources, net position, revenues and expenses. The fund distinguishes operating revenues and expenses from non-operating revenues and expenses, and capital contributions. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with the fund's principal ongoing operations. Operating expenses 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 or capital contributions.

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

**Assets, Liabilities and Net Position**

*Cash Equivalents and Investments* – Cash equivalents include cash deposits and highly liquid investments with original maturities of three months or less when purchased. Investments are reported at fair value or the net asset value method.

*Receivables* – Accounts receivable are reported at their gross value, and where appropriate, are reduced by the estimated portion that is expected to be uncollectible.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2024

**NOTE 1: SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

**Assets, Liabilities and Net Position (Continued)**

*Prepaid Expenses* – Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid expenses.

*Inventory* – Inventory consists of supplies and items held for resale. Inventory held at the golf courses is valued on an average cost basis and the remainder of the District’s inventory is valued on the First-in, First-out basis.

*Capital Assets* – Capital assets, which include water rights, easements, land, buildings and related improvements, vehicles and equipment, are reported in the financial statements net of accumulated depreciation. Capital assets are defined by the District as assets with an initial, individual cost of more than \$5,000 and an estimated useful life in excess of one year. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at estimated fair market 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.

Capital assets of the District are depreciated using the straight-line method over the following estimated useful lives.

Buildings and Improvements	5 – 50 years
Vehicles	5 – 15 years
Equipment	5 – 20 years

*Deferred Outflows/Inflows of Resources* – In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement classification represents a consumption of net position that applies to a future period(s) and therefore will not be recognized as an outflow of resources (expense/expenditures) until then. The District has an item related to debt refunding costs that is reported as deferred outflows of resources at December 31, 2024.

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement classification represents an acquisition of net position that applies to a future period(s) and therefore will not be recognized as an inflow of resources (revenue) until then. The District has an item related to unavailable revenue – property taxes that is reported as deferred inflows of resources at December 31, 2024.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2024

**NOTE 1: SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES** (Continued)

**Assets, Liabilities and Net Position** (Continued)

*Unearned Revenue* – Unearned revenue arises when resources are received by the District before it has legal claim to them. For example, prepaid membership fees and program registration fees received in the current year, are for memberships that extend into following year and programs that will occur in the following year.

*Compensated Absences* – Full-time employees of the District are allowed to accumulate unused vacation and sick time. Vacation accumulates up to 35 days based on years of service. Employees will be paid for all accrued vacation time upon separation of employment. The District reports an estimated portion of accumulated unused sick leave as a liability in the financial statements. Employees are allowed to accumulate up to 60 days of sick leave. Upon termination of employment, employees are not paid for accumulated sick leave, unless they have completed 20 years of continuous service, for which they will be paid 50% of their accumulated sick leave (maximum of 240 hours) at their current pay rate.

*Long-Term Debt* - Long-term debt and other long-term obligations are reported at face value, net of unamortized debt premiums and discounts, as liabilities in the financial statements. Debt premiums and discounts are deferred and amortized over the life of the debt using the straight-line method.

*Net Position* – Net position results from the accumulation of net earnings from operating and non-operating income and expenses and are classified in the financial statements as follows:

- Net Investment in Capital Assets – This classification is intended to report the portion of net position which is associated with non-liquid capital assets, reduced by the long-term debt issued to acquire, construct, or improve those related capital assets.
- Restricted – This classification includes amounts for which constraints have been placed on the use of the resources either (a) externally imposed by creditors (such as through a debt covenant), grantors, contributors, or laws or regulations of other governments, or (b) imposed by law through constitutional provisions or enabling legislation.
- Unrestricted – This classification includes the residual net position that does not meet the classification of “net investment in capital assets” or “restricted.”

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2024

**NOTE 1: SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)**

**Property Taxes**

Property taxes attach as an enforceable lien on property on January 1, are levied the following December, and are collected in the subsequent calendar year. Taxes are payable in full on April 30 or in two installments on February 28 and June 15. The County Treasurers' Offices collect property taxes and remits to the District on a monthly basis. Since property tax revenues are collected in arrears during the succeeding year, a receivable and corresponding deferred inflow of resources are reported at December 31.

**Use of Estimates**

The preparation of the basic financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect certain reported amounts and disclosures. Accordingly, actual results could differ from those estimates.

**Reclassifications**

For comparability purposes, certain 2023 amounts have been reclassified where appropriate to conform to conform with the 2024 financial statements presentation.

**Subsequent Events**

The District has evaluated events subsequent to the year ended December 31, 2024 through April 29, 2025, the date of these financial statements were issued, and has incorporated any required recognition into these financial statements.

**NOTE 2: STEWARDSHIP, COMPLIANCE AND ACCOUNTABILITY**

**Budgets and Budgetary Accounting**

The District follows these procedures in establishing the budgetary data reflected in the financial statements:

- The budget is legally adopted by the District. The budget is adopted on a non-GAAP budgetary basis. Capital outlay and long-term debt principal payments are budgeted as expenditures, and depreciation, and amortization of debt premium/discounts, and costs of debt refunding are not budgeted.
- Prior to October 15, management submits to the Board of Directors a proposed operating budget for the fiscal year commencing the following January 1. The Board of Directors reviews the budget at a special October meeting to obtain taxpayer comments.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS  
December 31, 2024

**NOTE 2: STEWARDSHIP, COMPLIANCE AND ACCOUNTABILITY (Continued)**

**Budgets and Budgetary Accounting (Continued)**

- The operating budget includes proposed expenditures and the means of financing them.
- Prior to December 15, the budget is legally enacted through passage of a resolution.
- Management is authorized to transfer budgeted amounts between departments within the fund. However, any revisions that alter the total expenditures of the fund must be approved by the Board of Directors.
- All appropriations lapse at year end. Colorado governments may not exceed budgeted appropriations at the fund level.

**NOTE 3: CASH AND INVESTMENTS**

A summary of cash and investments at December 31, 2024 and 2023, follows:

	<u>2024</u>	<u>2023</u>
Petty Cash	\$ 1,300	\$ 2,600
Cash Deposits	587,000	704,850
Investments	<u>8,486,319</u>	<u>7,264,306</u>
Total	<b><u>\$ 9,074,619</u></b>	<b><u>\$ 7,971,756</u></b>

Cash and Investments are reported in the financial statements as follows:

	<u>2024</u>	<u>2023</u>
Cash and Investments	\$ 5,739,303	\$ 5,135,571
Restricted Cash and Investments	<u>3,335,316</u>	<u>2,836,185</u>
Total	<b><u>\$ 9,074,619</u></b>	<b><u>\$ 7,971,756</u></b>

**Deposits**

The Colorado Public Deposit Protection Act (PDPA) requires that all local government entities deposit cash in eligible public depositories. Eligibility is determined by State regulations. Amounts on deposit in excess of Federal Deposit Insurance Corporation (FDIC) levels must be collateralized by eligible collateral as determined by the PDPA. The FDIC insures depositors up to \$250,000 for each financial institution. The PDPA allows the financial institution to create a single collateral pool for all public funds held. The pool is to be maintained by another institution, or held in trust for all uninsured public deposits as a group. The market value of the collateral must be at least equal to 102% of the uninsured deposits. At December 31, 2024, the District had bank deposits totaling \$594,257, of which \$250,000 were insured by FDIC and \$344,257 were collateralized with securities held by the financial institution's agents, but not in their name.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS  
December 31, 2024

**NOTE 3: CASH AND INVESTMENTS (Continued)**

**Investments**

The District has not adopted a formal investment policy; however, the District follows Colorado Revised Statutes regarding investments. The District generally limits its concentration of investments to Local Government Investment Pools, which are believed to have a minimal credit risk; minimal interest rate risk and no foreign currency risk. Additionally, the District is not subject to concentration risk disclosure requirements or subject to investment custodial credit risk for investments that are in the possession of another party.

*Interest Rate Risk* - State statutes generally limit investments to an original maturity of five years unless the governing board authorizes the investment for a period in excess of five years. The District does not have a policy for managing credit risk or interest rate risk.

State statutes specify investment instruments meeting defined rating, maturity and concentration risk criteria in which local governments may invest which include the following:

- Obligations of the United States and certain U.S. 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
- Local government investment pools
- Written repurchase agreements collateralized by certain authorized securities
- Certain money market funds
- Guaranteed investment contracts

At December 31, 2024, the District had the following investments:

	<u>Maturity</u>	<u>2024</u>	<u>2023</u>
Colorado Liquid Government Asset Trust (COLOTRUST)	Weighted Average under 60 days	\$ 8,104,013	\$ 6,946,156
Colorado Surplus Asset Fund Trust (CSAFE)	Weighted Average under 60 days	<u>382,306</u>	<u>318,150</u>
Total		<u><b>\$ 8,486,319</b></u>	<u><b>\$ 7,264,306</b></u>

COLOTRUST

The District invested in the Colorado Government Liquid Asset Trust (COLOTRUST) (the “Trust”), an investment vehicle established for local government entities in Colorado to pool surplus funds. The State Securities Commissioner administers and enforces all State statutes governing the Trust. The Trust currently offers three portfolios – COLOTRUST PRIME, COLOTRUST PLUS+ and COLOTRUST EDGE.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2024

**NOTE 3: CASH AND INVESTMENTS (Continued)**

**Investments** (Continued)

COLOTRUST PRIME and COLOTRUST PLUS+, which operate similarly to a money market fund and each share is equal in value to \$1, offer daily liquidity. Both portfolios may invest in U.S. Treasury securities and repurchase agreements collateralized by U.S. Treasury securities. COLOTRUST PLUS+ may also invest in certain obligations of U.S. government agencies, highest rated commercial paper and any security allowed under CRS 24-75-601.

COLOTRUST EDGE, a variable, Net Asset Value (NAV) Local Government Investment Pool, offers weekly liquidity and is managed to approximate a \$10 transactional share price. COLOTRUST EDGE may invest in securities authorized by CRS 24-75-601, including U.S. Treasury securities, repurchase agreements collateralized by U.S. Treasury securities, certain obligations of U.S. government agencies, highest rated commercial paper, and any security allowed under CRS 24-75-601. As of December 31, 2024, COLOTRUST EDGE possessed a weighted average maturity of 101 days and a weighted average life of 159 days.

A designated custodial bank serves as custodian for the Trust's portfolios pursuant to a custodian agreement. The custodian acts as the safekeeping agent for the Trust's investment portfolios and provides services as the depository in connection with direct investments and withdrawals. The custodian's internal records segregate investments owned by the Trust. COLOTRUST PRIME and COLOTRUST PLUS+ are rated AAA by Standard and Poor's. COLOTRUST EDGE is rated AAf/S1 by FitchRatings. COLOTRUST records its investments at fair value and the Town records its investments in COLOTRUST at net asset value as determined by fair value. There are no unfunded commitments, the redemption frequency is daily and there is no redemption notice period.

The Trust offers shares in two portfolios, COLOTRUST PRIME and COLOTRUST PLUS+. Both portfolios may invest in U.S. Treasury securities and repurchase agreements collateralized by U.S. Treasury securities. COLOTRUST PLUS+ may also invest in certain obligations of U.S. government agencies, highest rates commercial paper and any security allowed under CRS 24-75-601. A designated custodial bank serves as custodian for the Trust's investment portfolios and provides services as the depository in connection with direct investments and withdrawals. The custodian's internal records segregate investments owned by the Trust. COLOTRUST is rated AAAM by Standard & Poor's. COLOTRUST records its investments at fair value and the District records its investment in COLOTRUST using the net asset value method. There are no unfunded commitments, the redemption frequency is daily and there is no redemption notice period.

CSAFE

The District invested in the Colorado Surplus Asset Fund (CSAFE), an investment vehicle established by state statutes for local government entities to pool surplus assets. The State Securities Commissioner administers and enforces all State

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2024

**NOTE 3: CASH AND INVESTMENTS (Continued)**

**Investments (Continued)**

statutes governing CSAFE. CSAFE is similar to a money market fund, with each share valued at \$1.00. CSAFE may invest in U.S. Treasury securities, repurchase agreements collateralized by U.S. Treasury securities, certain money market funds, and highest rated commercial paper. A designated custodial bank serves as custodian for CSAFE's portfolios pursuant to a custodian agreement. The custodian acts as safekeeping agent for CSAFE'S investment portfolio and provides services as a depository in connection with direct investments and withdrawals. The custodian's internal records segregate investments owned by CSAFE. CSAFE is rated AAAM by Standard & Poor's. CSAFE records its investments at net asset value and the District records its investment in CSAFE using the net asset value method. There are no unfunded commitments, the redemption frequency is daily and there is no redemption notice period.

**Restricted Cash and Investments**

Restricted cash and investments consist of amounts restricted for several purposes, including:

- debt service reserves as required by the District's bonds,
- TABOR emergency reserve
- unspent conservation trust/lottery funds, and
- funds received from the Town of Estes Park in relation to the 2014 voter approved Ballot Issue 1A authorizing the Town's collection and distribution of a portion of the Town's sales tax for the construction and equipping of the Community Center, including repaying the construction loan.

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ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS  
December 31, 2024

**NOTE 4: CAPITAL ASSETS**

Capital asset activity for the year ended December 31, 2024, is summarized below:

	Balances 12/31/2023	Additions	Deletions	Balances 12/31/2024
Capital Assets, not being depreciated				
Land	\$ 2,115,572	\$ -	\$ -	\$ 2,115,572
Water Rights	118,435	-	-	118,435
Easements	4,794	-	-	4,794
Construction in Progress	157,011	44,185	64,168	137,028
	<u>2,395,812</u>	<u>44,185</u>	<u>64,168</u>	<u>2,375,829</u>
Capital Assets, being depreciated				
Buildings and Improvements	42,183,950	809,643	222,442	42,771,151
Vehicles	317,248	-	-	317,248
Equipment	3,341,671	297,688	44,337	3,595,022
Total Capital Assets, being depreciated	<u>45,842,869</u>	<u>1,107,331</u>	<u>266,779</u>	<u>46,683,421</u>
Less accumulated depreciation				
Buildings and Improvements	(8,854,850)	(1,240,863)	(222,442)	(9,873,271)
Vehicles	(283,101)	(10,200)	-	(293,301)
Equipment	(2,381,293)	(221,727)	(41,498)	(2,561,522)
Total accumulated depreciation	<u>(11,519,244)</u>	<u>(1,472,790)</u>	<u>(263,940)</u>	<u>(12,728,094)</u>
Total Capital Assets, being depreciated, net	<u>34,323,625</u>	<u>(365,459)</u>	<u>2,839</u>	<u>33,955,327</u>
Total Capital Assets, net	<u><b>\$ 36,719,437</b></u>	<u><b>\$ (321,274)</b></u>	<u><b>\$ 67,007</b></u>	<u><b>\$ 36,331,156</b></u>

Subsequent to December 31, 2024, the District entered into two separate agreements for the construction of the Stanley Park Pickleball Courts and Basketball Court project, and the Driving Range Net and Post System replacement project in the amounts of \$344,470 and \$99,500, respectively.

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ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS  
December 31, 2024

**NOTE 5: LONG-TERM DEBT**

Following is a summary of long-term debt transactions for the year ended December 31, 2024:

	Balance 12/31/2023	Additions	Deletions	Balance 12/31/2024	Due Within One Year
2016 General Obligation Bonds	\$ 895,000	\$ -	\$ 895,000	\$ -	\$ -
2021 General Obligation Refunding Bonds	13,865,000	-	185,000	13,680,000	1,125,000
Community Center Financing Lease	-	-	-	-	-
Golf Course Irrigation Financing Lease	2,220,103	-	96,548	2,123,555	97,460
Equipment Financing Lease	83,702	-	66,856	16,846	16,846
	<u>\$ 17,063,805</u>	<u>\$ -</u>	<u>\$ 1,243,404</u>	<u>\$ 15,820,401</u>	<u>\$ 1,239,306</u>
Bond Premium - 2016 GO Bonds	70,209	-	70,209	-	-
Total	<u>\$ 17,134,014</u>	<u>\$ -</u>	<u>\$ 1,313,613</u>	<u>\$ 15,820,401</u>	<u>\$ 1,239,306</u>

**Series 2016 General Obligation Bonds**

On February 9, 2016, the District issued Series 2016 General Obligation Bonds (the "2016 Bonds") in the amount of \$10,830,000 for the purpose of financing the construction and operation of the Community Center. In addition, on December 15, 2015, the District issued Series 2015 General Obligation Bonds (the "2015 Bonds") in the amount of \$9,000,000 for the purpose of financing the construction and operation of the Community Center. These two bond issues were approved by the District voters through the November 3, 2015 Ballot Issues 4C and 4D in the total amount of \$19,830,000 for the construction and operation of the Community Center. The 2016 Bonds were sold at a premium of \$1,770,003, with principal payments due annually on December 1, and interest payments due semi-annually on June 1 and December 1 through December 1, 2028. Interest accrues at rates ranging from 3% to 5%. On December 30, 2021, the remaining balance of the 2015 Bonds and a portion of the remaining balance of the 2016 Bonds (principal maturing 2025 through 2028) were refunded through the issuance of the Series 2021 General Obligation Refunding Bonds (see below). During the year ended December 31, 2024, these bonds were paid in full.

**Series 2021 General Obligation Refunding Bonds**

On December 30, 2021, the District issued Federally Taxable Series 2021 General Obligation Refunding Bonds in the amount of \$14,260,000 to refund the District's Series 2015 and a portion of Series 2016 General Obligation Bonds. Principal payments are due annually on December 1 and interest payments were due semi-annually on June 1 and December 1 through December 1, 2035. Interest accrues at rates ranging from 0.60% to 2.62% per annum.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS  
December 31, 2024

**NOTE 5: LONG-TERM DEBT (Continued)**

Annual debt service requirements for the District’s outstanding bonds at December 31, 2024 are as follows:

<u>Year Ending December 31,</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	\$ 1,125,000	\$ 283,187	\$ 1,408,187
2026	1,140,000	267,999	1,407,999
2027	1,160,000	250,329	1,410,329
2028	1,190,000	230,029	1,420,029
2029	1,215,000	208,014	1,423,014
2030 – 2034	6,460,000	648,048	7,108,048
2035	<u>1,390,000</u>	<u>36,418</u>	<u>1,426,418</u>
	<b><u>\$ 13,680,000</u></b>	<b><u>\$ 1,924,024</u></b>	<b><u>\$ 15,604,024</u></b>

**Defeased Debt**

Proceeds from the General Obligation Refunding Bonds, Series 2021 in the amount of \$14,036,566 were deposited in an irrevocable trust with an escrow agent to provide for all future debt service payments of the General Obligation Bonds, Series 2015 and a portion of the future debt service payment of the General Obligation Bonds, Series 2016. Although the advance refunding resulted in the recognition of an accounting loss of \$84,461, the District obtained an economic gain (difference between the present values of the old and new debt services payments) of \$837,793, and a decrease in the aggregate debt service by \$951,519. The defeased bonds were called and paid in full on June 1, 2024.

**Golf Course Irrigation Financing Lease**

On February 1, 2022, the District entered into an agreement with the Bank of the San Juans to borrow \$2,425,000 for the purpose of financing the installation of an irrigation system at the Estes Park Golf Course. Principal and interest payments of \$80,618 are due semi-annually February 1 and August 1, through February 1, 2042. Interest accrues at a rate of 2.94% per annum.

**Equipment Financing Lease**

On March 19, 2021, the District entered into a financing lease agreement in the amount of \$263,245, for the purchase of golf course and campground equipment. Principal and interest payments of \$16,900 are due quarterly on March 19, June 19, September 19, and December 19, through March 19, 2025. Interest accrues at a rate of 1.27% per annum.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2024

**NOTE 5: LONG-TERM DEBT (Continued)**

Annual debt service requirements for the District's outstanding financing leases at December 31, 2024 are as follows:

<u>Year Ending December 31,</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	\$ 114,306	\$ 66,453	\$ 180,759
2026	100,345	63,829	164,174
2027	103,317	63,829	164,207
2028	106,377	60,890	164,295
2029	109,527	54,858	164,385
2030 – 2034	598,258	225,125	823,383
2035 – 2039	692,254	133,833	826,087
2040 - 2042	<u>316,017</u>	<u>30,759</u>	<u>346,776</u>
	<b><u>\$ 2,140,401</u></b>	<b><u>\$ 693,665</u></b>	<b><u>\$ 2,834,066</u></b>

Subsequent to December 31, 2024, the District entered into a financing lease agreement with US Bancorp Government Leasing and Finance Inc. for the purpose of purchasing certain vehicles and equipment for the golf course in the principal amount of \$227,096 with interest at 4.62% per annum.

**NOTE 6: RIGHT-TO-USE LEASED ASSETS – GOLF CARS**

On November 15, 2022, the District entered into an agreement to lease golf car equipment. Payments of principal and interest totaling \$8,972 are due monthly from May to October each year, for a total of forty-two (42) payments, from May 2023 through October 2029. The value of the right-to-use assets – golf car lease, based on the present value of future lease payments, was \$279,486, with annual amortization of \$39,927. The total lease liability, based on the future value of lease payments, was also \$279,486. The interest rate in the lease agreement is 4.2% per annum. The District recognized interest expense of \$16,936 and amortization expense of \$39,927, for the year ended December 31, 2024.

On September 1, 2023, the District entered into an agreement to lease golf car equipment, beginning in March 2024. Payments of principal and interest totaling \$4,000 are due monthly from June to September each year, for a total of twenty (20) payments, from June 2024 through September 2028. The value of the right-to-use assets – golf car lease, based on the present value of future lease payments, was \$63,057, with annual amortization of \$12,611. The total lease liability, based on the future value of lease payments, was also \$63,057. The interest rate in the lease agreement is 6.24% per annum. The District recognized interest expense of \$3,822 and amortization expense of \$12,611, for the year ended December 31, 2024.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS  
December 31, 2024

**NOTE 6: RIGHT-TO-USE LEASED ASSETS – GOLF CARS (Continued)**

Following is a summary of the right-to-use leased assets at December 31, 2024:

	<u>Balances</u> <u>12/31/2023</u>	<u>Additions</u>	<u>Deletions</u>	<u>Balances</u> <u>12/31/2024</u>
Right-to-Use Leased Assets	\$ 279,486	\$ 63,057	\$ -	\$ 342,543
Less accumulated amortization Right-to-Use Leased Assets	<u>39,927</u>	<u>52,538</u>	<u>-</u>	<u>92,465</u>
Total Right-to-Use Leased Assets – Net	<u>\$ 239,559</u>	<u>\$ 10,519</u>	<u>\$ -</u>	<u>\$ 250,078</u>

Following is a summary of the right-to-use leased assets liability at December 31, 2024:

	<u>Balances</u> <u>12/31/2023</u>	<u>Additions</u>	<u>Deletions</u>	<u>Balances</u> <u>12/31/2024</u>	<u>Due in</u> <u>One Year</u>
Right-to-Use Leased Assets Liability	\$ 244,317	\$ 63,057	\$ 49,996	\$ 257,378	\$ 49,405

Following is the required future right-to-use leased assets payments as of December 31, 2024:

<u>Year Ending December 31,</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	\$ 49,405	\$ 19,888	\$ 69,293
2026	51,821	17,557	69,378
2027	54,242	15,113	69,355
2028	56,780	12,134	68,915
2029	<u>45,130</u>	<u>7,292</u>	<u>52,422</u>
Total	<u>\$257,378</u>	<u>\$ 71,985</u>	<u>\$329,363</u>

**NOTE 7: SUBSCRIPTION BASED INFORMATION TECHNOLOGY ARRANGEMENT**

On August 29, 2024, the District entered into a subscription-based IT arrangement with Sage Intacct for providing accounting and capital asset software applications through October 28, 2027 (39 months). Under GASB 96, the District identified this agreement as a subscription-based information technology arrangement (SBITA). At the inception of the SBITA, the District calculated the right-to-use subscription asset and IT subscription liability of \$100,088 based on the present value of the annual SBITA payments (\$29,060) using an incremental borrowing rate of 4.627%. At December 31, 2024, the District recorded interest expense of \$1,164.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS  
December 31, 2024

**NOTE 7: SUBSCRIPTION BASED INFORMATION TECHNOLOGY ARRANGEMENT (Continued)**

Following is a summary of the right-to-use IT subscriptions at December 31, 2024:

	<u>Balances</u> <u>12/31/2023</u>	<u>Additions</u>	<u>Deletions</u>	<u>Balances</u> <u>12/31/2024</u>
Right-to-Use IT Subscriptions	\$ -	\$ 100,088	\$ -	\$ 100,088
Less accumulated amortization Right-to-Use IT Subscriptions	-	10,265	-	10,265
Total Right-to-Use IT Subscriptions – Net	<u>\$ -</u>	<u>\$ 89,823</u>	<u>\$ -</u>	<u>\$ 89,823</u>

Following is a summary of the Subscription Based IT Arrangement liability at December 31, 2024:

	<u>Balances</u> <u>12/31/2023</u>	<u>Additions</u>	<u>Deletions</u>	<u>Balances</u> <u>12/31/2024</u>	<u>Due in</u> <u>One Year</u>
Subscription Based IT Arrangement	\$ -	\$ 100,088	\$ 35,864	\$ 64,224	\$ 36,472

Annual debt service requirements for the District’s outstanding Subscription Based IT Arrangement liability are as follows:

<u>Year Ending December 31,</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	\$ 36,472	\$ 2,526	\$ 38,998
2027	<u>27,751</u>	<u>1,203</u>	<u>28,954</u>
Total	<u>\$ 64,223</u>	<u>\$ 3,729</u>	<u>\$ 67,952</u>

**NOTE 8: DEFERRED COMPENSATION PLAN**

The District provides a 457 deferred compensation plan for employees administered by Mission Square Retirement. Full-time employees are eligible to participate in a deferred compensation program. The District matches eligible employees’ contributions up to 4% of the employee’s eligible salary. For the years ended December 31, 2024 and 2023, the District contributed \$53,964 and \$48,175, respectively, in matching contributions and participating employees contributed \$77,559 and \$78,053, respectively.

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ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2024

**NOTE 9: OPERATING AGREEMENTS**

**Bureau of Reclamation**

The District has a Management Agreement with the Bureau of Reclamation (the "Bureau") which allows the District to administer Bureau owned property on which the Mary's Lake and East Portal Campgrounds, and Day Use areas, Wapiti Meadows (day-use area), the Lake Estes Marina, a portion of Stanley Park bordering Lake Estes, and the Lake Estes Golf Course are located. In March, 2007, the District and the Bureau renewed the Management Agreement for an additional period of 25 years, with an option for an additional term of 25 years if both parties agree. There are no payments required by the District to the Bureau for this agreement.

**Community Center Facility Use and Development Agreement**

On November 30, 2016, the District entered into three (3) agreements with Estes Park School District No. R-3 (the "School District"). The School District agreed to convey 6.49 acres of land to the District for the purpose of building the Community Center, including an aquatics center. Included in the conveyance are the Restrictive Covenant and Facility Use and Development Agreement.

The property is subject to the Covenant that it will be used as a public recreation and community center containing a competitive swimming and diving pool. The agreement provides for School use of the competitive swimming and diving pool (Priority Use Facilities) during state-regulated athletics seasons and use of other portions of the Community Center gym, weight and locker rooms, meeting and performance space, and golf simulator (Scheduled Use Facilities) at no cost for a period of 40 years, subject to mutually-agreed upon terms. In accordance with the agreement, the District collects all revenue from the operation of the Aquatic Center and is responsible for cost and expense related with operations.

**Intergovernmental Agreement ("IGA") with Town of Estes Park ("the Town") Regarding the Estes Valley Community Center**

On April 1, 2014 the electors of the Town passed ballot Issue 1A which provided for the collection and distribution by the Town of a portion of the Town's sales tax for the construction of a community center including facilities for the Senior Center. Following the District's successful November 2015 election for funding and operation of the Estes Valley Community Center, and required progress toward center construction, the District and Town negotiated an IGA for transfer of the 1A funds to the project. The IGA transfers responsibility for delivery of senior programming, excluding meals programs, from the Town to the District. The agreement also specifies minimum requirements for facility design as it relates to senior programming, and for the method and timing of transferring monthly 1A sales tax collections from the Town to the District.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2024

**NOTE 9: OPERATING AGREEMENTS (Continued)**

**Golf Course Lease**

In January 1990, the District entered into an operating agreement with the Town wherein the Town made capital improvements to the existing eighteen-hole golf course and the District leased the course from the Town. The lease was renewed for two years in 2011 and automatically renews every other January for two year periods. Under the terms of the agreement, the District is entitled to all revenues generated from the golf course operations. In return, the District is responsible for operational expenses of the facility. There are no payments required by the District to the Town for this agreement. On January 1, 2017, the Town entered into a lease-purchase agreement with First Security Finance, Inc., using the Estes Park Golf Course property as collateral. The purpose of the lease is to fund construction of a parking structure. As the parking structure is constructed on federal property of the Bureau, the Town could not use the structure itself as security for the lease agreement. First Security Finance has been named as additional insured for the District's property and liability coverage for this property.

**NOTE 10: RISK MANAGEMENT**

The District is exposed to various risks of loss related to torts, property and casualty, errors and omissions, injuries to employees, health claims or natural disasters.

Risks of loss from property and liability coverage and injuries to employees are covered by the District's participation in the Colorado Special Districts Property and Liability Pool (the "Pool"), along with participation in the worker's compensation pool. The Pool is a separate independent organization created by an intergovernmental agreement to provide property, liability, public officials' liability, boiler and machinery, and workers compensation coverage to its members.

The District pays annual premiums to the Pool for liability, property, public officials' liability and workers compensation coverage. In the event aggregated losses incurred by the Pool exceed amounts recoverable from reinsurance contracts and funds accumulated by the Pool, the Pool may require additional contributions from the Pool members. Any excess funds which the Pool determines are not needed for purposes of the Pool may be returned to the members pursuant to a distribution formula. Settled claims have not exceeded this coverage in any of the past three years.

ESTES VALLEY RECREATION AND PARK DISTRICT

NOTES TO FINANCIAL STATEMENTS

December 31, 2024

**NOTE 11: COMMITMENTS AND CONTINGENCIES**

**Tabor Amendment**

Colorado voters passed an amendment to the State Constitution, Article X, Section 20 (the "Amendment"), which has several limitations, including revenue raising, spending abilities, and other specific requirements of state and local government. The Amendment is complex and subject to judicial interpretation.

In November 1999, voters within the District approved the lift restrictions related to fee collection for the District effective, January 1, 2000.

Enterprises, defined as government-owned businesses authorized to issue revenue bonds and receiving less than 10% of annual revenue in grants from all state and local governments combined, are excluded from the provisions of TABOR. The District has made certain interpretations of the Amendment's language in order to determine compliance.

The District's management believes a significant portion of its operations qualifies for the "enterprise" exclusion allowed by the Amendment and the November 1999 ballot question. The District believes it is in compliance with the requirements of the Amendment.

The District separates TABOR enterprise revenues from other revenues. The District has established an emergency reserve, representing 3% of qualifying fiscal year spending, as required by the Amendment. At December 31, 2024, the emergency reserve of \$100,222 was reported as a restriction of net position in the financial statements.

## **SUPPLEMENTARY INFORMATION**

ESTES VALLEY RECREATION AND PARK DISTRICT

BUDGETARY COMPARISON SCHEDULE - (Non-GAAP BASIS)  
WITH RECONCILIATION TO GAAP BASIS

For the Year Ended December 31, 2024

(With Comparative Actual Totals for the Year Ended December 31, 2023)

	2024			VARIANCE Positive (Negative)	2023
	ORIGINAL BUDGET	FINAL BUDGET	ACTUAL		ACTUAL
<b>REVENUES</b>					
Taxes	\$ 3,223,414	\$ 3,205,125	\$ 3,250,774	\$ 45,649	\$ 2,988,459
Intergovernmental Revenues	487,500	504,182	507,877	3,695	1,211,882
Fees and Charges for Services					
Community Center	1,257,400	1,273,823	1,292,834	19,011	1,210,959
Golf Courses and Pro Shops	2,076,700	2,230,325	2,328,930	98,605	2,183,405
Marina	786,750	775,915	806,731	30,816	734,258
Parks	40,450	31,800	33,225	1,425	38,684
Campgrounds	1,134,350	1,013,750	1,058,323	44,573	1,071,523
Conservation Trust/Lottery	70,000	73,000	70,392	(2,608)	80,521
Investment Income	312,000	452,100	480,064	27,964	399,113
Transfer (to)/from Reserves	199,115	269,025	-	(269,025)	-
Sale of Capital Assets, Net	-	-	2,123	2,123	-
Miscellaneous	9,850	7,522	13,787	6,265	31,923
<b>TOTAL REVENUES</b>	<b>9,597,529</b>	<b>9,836,567</b>	<b>9,845,060</b>	<b>8,493</b>	<b>9,950,727</b>
<b>EXPENDITURES</b>					
General and Administrative	1,000,331	1,081,378	1,055,811	25,567	895,889
Community Center	2,195,113	2,110,491	2,083,065	27,426	1,846,118
Golf Courses and Pro Shop	1,570,389	1,566,212	1,490,495	75,717	1,441,209
Marina	703,768	682,183	645,650	36,533	650,055
Parks	253,891	254,906	201,848	53,058	398,631
Campgrounds	671,185	634,745	583,714	51,031	639,778
Capital Outlay	1,276,000	1,207,825	1,087,348	120,477	906,099
Right-to-Use Leased Assets	-	-	63,057	(63,057)	279,486
Right-to-Use IT Subscriptions	-	-	100,088	(100,088)	-
Principal Payments	1,241,512	1,241,512	1,243,404	(1,892)	1,808,610
Principal Payments - Right-to-Use Leased Assets	-	-	49,996	(49,996)	35,168
Principal Payments - Right-to-Use IT Subscriptions	-	-	35,864	(35,864)	-
Interest and Fiscal Charges	465,055	465,736	410,303	55,433	458,931
Reserves and Contingencies	141,090	137,729	-	137,729	-
<b>TOTAL EXPENDITURES</b>	<b>9,518,334</b>	<b>9,382,717</b>	<b>9,050,643</b>	<b>332,074</b>	<b>9,359,974</b>
<b>NET INCOME, Budget Basis</b>	<b>\$ 79,195</b>	<b>\$ 453,850</b>	<b>794,417</b>	<b>\$ 340,567</b>	<b>590,753</b>
<b>ADJUSTMENTS TO GAAP BASIS</b>					
Capital Outlay			1,087,348		906,099
Right-to-Use Leased Assets			63,057		279,486
Right-to-Use IT Subscriptions			100,088		-
Depreciation and Amortization			(1,535,592)		(1,472,521)
Gain (Loss) on Disposal of Capital Assets			160		19,945
Principal Payments on Long-term Debt and Financing Leases			1,243,404		1,808,610
Principal Payments on Right-to-Use Leased Assets			49,996		35,168
Principal Payments on Right-to-Use IT Subscriptions			35,864		-
Amortization of Bond Premium and Deferred Amount on Refunding			64,174		64,594
Accrued Interest Adjustment			(3,448)		(3,254)
<b>NET INCOME, GAAP Basis</b>			<b>1,899,468</b>		<b>2,228,880</b>
<b>NET POSITION, Beginning</b>			<b>27,569,796</b>		<b>25,340,916</b>
<b>NET POSITION, Ending</b>			<b>\$ 29,469,264</b>		<b>\$ 27,569,796</b>

See the accompanying Independent Auditor's Report.