

Town of Telluride, Colorado

Financial Statements

December 31, 2024



Town of Telluride, Colorado
Financial Statements
For the Year Ended December 31, 2024

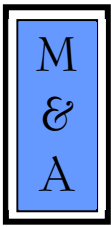
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MCMAHAN AND ASSOCIATES, L.L.C.

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INDEPENDENT AUDITOR'S REPORT

**To the Mayor and Town Council
Town of Telluride, Colorado**

Report on the Audit of the Financial Statements

Opinions

We have audited the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the Town of Telluride, Colorado (the "Town"), as of and for the year ended December 31, 2024, and the related notes to the financial statements, which collectively comprise the Town'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, each major fund, and the aggregate remaining fund information of the Town as of December 31, 2024, 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") and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. 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 Town 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

The Town's 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 Town's ability to continue as a going concern for one year after the date that the financial statements are issued.

Member: American Institute of Certified Public Accountants

INDEPENDENT AUDITOR'S REPORT
To the Mayor and Town Council
Town of Telluride, 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 Town'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 Town'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 is the responsibility of management and, 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 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.

**INDEPENDENT AUDITOR'S REPORT
To the Mayor and Town Council
Town of Telluride, Colorado**

Required Supplementary Information (continued)

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 in section E is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the financial statements. Such 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 U.S. GAAS. In our opinion, the information is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

Supplementary Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the Town's basic financial statements. The combining non-major fund financial statements, individual fund budgetary comparison information, and the *Local Highway Finance Report* in Section F are presented for purposes of additional analysis and are not a required part of the basic financial statements.

The combining non-major fund financial statements, individual fund budgetary comparison information, and the *Local Highway Finance Report* in Section F 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. Such 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 U.S. GAAS. In our opinion, the information is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

McMahan and Associates, L.L.C.

**McMahan and Associates, L.L.C.
Avon, Colorado
June 18, 2025**

MANAGEMENT'S DISCUSSION AND ANALYSIS



Town of Telluride, Colorado

Management's Discussion and Analysis

As management of the Town of Telluride (the "Town"), we offer readers of the Town's financial statements this narrative overview and analysis of the financial activities of the Town for the fiscal year ended December 31, 2024.

Financial Highlights

- The assets and deferred outflows of resources of the Town exceeded its liabilities and deferred inflows of resources at the close of the most recent fiscal year by \$207,760,908 (net position). The unrestricted net position, which represents the amounts available to meet the Town's ongoing obligations to citizens and creditors, was \$46,147,622.
- The Town's total net position increased \$16,354,883 due to strong sales and use and real estate transfer taxes and conservative spending.
- At the close of the current fiscal year, the Town's governmental funds reported combined fund balances of \$37,571,661, an increase of \$8,038,875 in comparison with the prior year. Of this amount, \$11,418,362 is available for spending at the government's discretion (unassigned fund balance).
- At the end of the current fiscal year, unrestricted fund balance (the total of the committed, assigned, and unassigned components of fund balance) for the General Fund was \$11,676,030, or approximately 71.2% of total General Fund expenditures. \$257,668 of unassigned fund balance in the General Fund is for the Transportation sub-fund.

Overview of the Financial Statements

This discussion and analysis is intended to serve as an introduction to the Town's basic financial statements. The Town'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.

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

The Statement of Net Position presents information on all the Town'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 Town 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 taxes).

Both of the government-wide financial statements distinguish functions of the Town that are principally supported by taxes and intergovernmental revenues (governmental activities). The governmental activities of the Town include general government, public safety, public works, community and economic development, culture and recreation, and transportation. The business-type activities of the Town include water, wastewater, parking, and housing operations.

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

Overview of the Financial Statements (continued)

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 Town, 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 Town can be divided into three categories: governmental funds, proprietary funds and fiduciary 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 spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a government's near-term financing requirements.

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. Both the governmental funds balance sheet and the governmental funds statement of revenue, expenditures, and changes in fund balances provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The Town maintains 16 individual governmental funds. Information is presented separately in the governmental fund balance sheets and in the governmental funds statement of revenues, expenditures, and changes in fund balances for the General Fund, Capital Improvement Fund, Affordable Housing Fund, and Open Space Fund, which are considered to be major funds. Data from the other 11 governmental funds are combined into a single aggregated presentation. Individual fund data for each of these nonmajor governmental funds is provided in the form of combining statements in the combining and individual fund statements and schedules section of this report.

The Town adopts an annual appropriated budget for all of its funds. A budgetary comparison statement has been provided for all governmental funds to demonstrate compliance with these budgets.

The basic major governmental fund financial statements can be found in Section C.

Proprietary Funds: The Town maintains two different types of proprietary funds. *Enterprise funds* are used to report the same functions presented as *business-type activities* in the government-wide financial statements. The Town uses enterprise funds to account for its water, wastewater, parking, and housing operations. *Internal service funds* are an accounting device used to accumulate and allocate costs internally among the Town's various functions. The Town uses an internal service fund to account for the management of its health insurance plan. Because this service predominantly benefits governmental rather than business-type functions, it has been included within *governmental activities* in the government-wide financial statements.

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 Town, each of which is considered to be a major fund of the Town.

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 necessary to acquire a full understanding of the data provided in the government-wide and fund financial statements. The notes to the financial statements can be found in Section D of this report.

Government-wide Financial Analysis:

As noted earlier, net position over time may serve as a useful indicator of a government's financial position. In the case of the Town, assets and deferred outflows of resources exceeded liabilities and deferred inflows of resources by \$207,760,908, at the close of the most recent fiscal year.

Town of Telluride's Net Position

	Governmental Activities		Business-type Activities		Total	
	2024	2023	2024	2023	2024	2023
Assets:						
Current and other assets	46,636,192	36,593,424	31,040,312	20,620,513	77,676,504	57,213,937
Capital assets, net	108,886,451	109,319,028	103,183,892	82,844,962	212,070,343	192,163,990
Total Assets	155,522,643	145,912,452	134,224,204	103,465,475	289,746,847	249,377,927
Liabilities:						
Other liabilities	6,585,822	5,104,712	2,821,763	1,711,974	9,407,585	6,816,686
Long-term liabilities	2,031,354	2,063,674	66,744,203	46,519,371	68,775,557	48,583,045
Total Liabilities	8,617,176	7,168,386	69,565,966	48,231,345	78,183,142	55,399,731
Deferred Inflows:	2,130,838	2,024,683	1,671,959	547,488	3,802,797	2,572,171
Net Position:						
Net investment in capital assets	107,241,993	107,670,306	44,402,168	39,013,989	151,644,161	146,684,295
Restricted	7,188,916	7,212,869	2,780,209	1,944,839	9,969,125	9,157,708
Unrestricted	30,343,720	21,836,208	15,803,902	13,727,814	46,147,622	35,564,022
Total Net Position	144,774,629	136,719,383	62,986,279	54,686,642	207,760,908	191,406,025

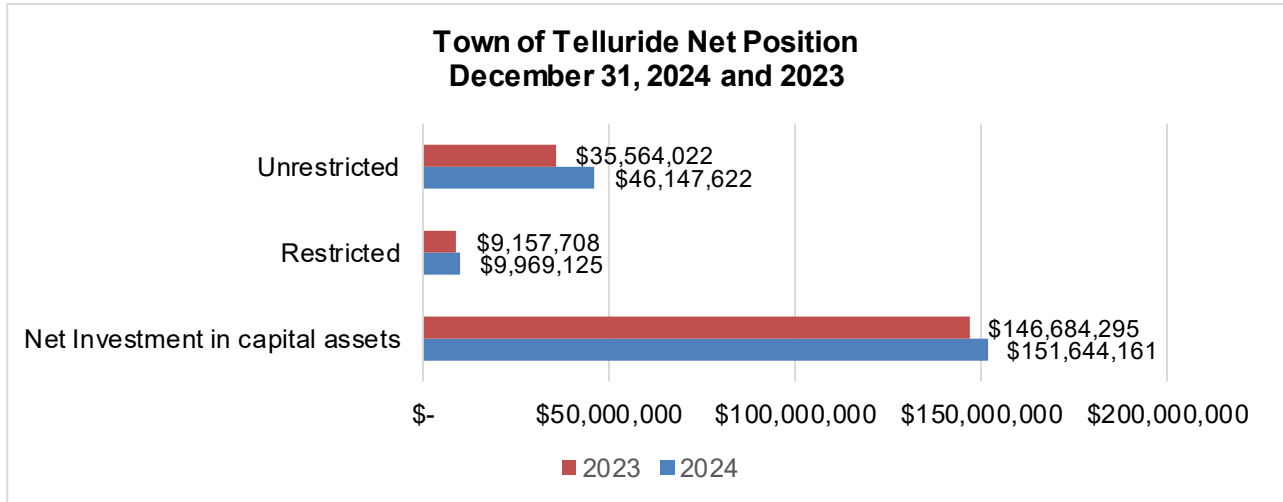
Long-term liabilities, which consist of bonds, notes, certificates of participation, and compensated absences increased \$20,192,512 from the previous year. This was due to a combination of the receipt of advances of principal on the Series 2022A, Series 2022B, and Series 2023A tax exempt revenue bonds of \$14,643,692, proceeds from the 2024 Certificates of Participation of \$9,265,000, increases in compensated absences of \$211,747, less principal payments on long-term debt of \$4,622,122.

By far, the largest portion of the Town's net position, \$151,644,161, reflects its investment in capital assets (e.g., land, buildings, machinery, equipment, vehicles, and infrastructure), net of accumulated depreciation and less any related outstanding debt that was used to acquire those assets. The Town's net investment in capital assets accounted for 73% of its total net position. Accordingly, these assets are not available for future spending. Although the Town's investment in capital assets is reported net of related debt, it should be noted that the resources used to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities.

Of the remaining \$56,116,747 in net position, \$1,376,000 is restricted for TABOR reserve, \$2,358,323 is restricted for debt service, \$4,476,542 is restricted for parks and open space, \$1,758,260 is restricted for housing, and \$46,147,622 is unrestricted.

At the end of the 2024 fiscal year, the Town is able to report positive balances in all three categories of net position, first for the government as a whole, and then as separate governmental and business-type activities.

Government-wide Financial Analysis (continued):



The Town's overall net position increased \$16,354,883 from the prior fiscal year. The reasons for this overall increase are discussed in the following sections for governmental activities and business-type activities.



Government-wide Financial Analysis (continued):

Town of Telluride's Changes in Net Position

	Governmental Activities		Business-type Activities		Total	
	2024	2023	2024	2023	2024	2023
Revenues:						
Program revenues:						
Charges for services	5,726,097	3,778,486	9,514,693	8,936,868	15,240,790	12,715,354
Operating grants/cont.	1,394,344	322,625	113,468	1,010,129	1,507,812	1,332,754
Capital grants/cont.	471,097	51,393	4,162,516	1,255,259	4,633,613	1,306,652
General revenue:						
Property taxes	2,050,767	1,577,268	541,995	557,757	2,592,762	2,135,025
Sales and use taxes	13,489,405	11,920,707	-	-	13,489,405	11,920,707
Real estate transfer taxes	9,639,516	6,790,357	-	-	9,639,516	6,790,357
Other taxes	7,082,328	6,445,974	18,655	25,600	7,100,983	6,471,574
Miscellaneous	3,041	22,045	-	-	3,041	22,045
Investment earnings	1,193,002	977,345	1,558,991	1,134,693	2,751,993	2,112,038
Gain on sale of assets	50,886	202,971	-	-	50,886	202,971
Total Revenues	41,100,483	32,089,171	15,910,318	12,920,306	57,010,801	45,009,477
Expenses:						
General government	7,995,205	7,331,218	-	-	7,995,205	7,331,218
Public safety	2,694,418	2,294,983	-	-	2,694,418	2,294,983
Public works	5,628,116	4,194,490	-	-	5,628,116	4,194,490
Community development	7,233,860	4,104,743	-	-	7,233,860	4,104,743
Culture and recreation	5,676,528	5,014,678	-	-	5,676,528	5,014,678
Transportation	867,859	890,244	-	-	867,859	890,244
Interest on long-term debt	32,378	71,326	-	-	32,378	71,326
Water operations	-	-	2,910,368	2,351,320	2,910,368	2,351,320
Wastewater operations	-	-	2,587,776	2,216,368	2,587,776	2,216,368
Parking	-	-	930,107	899,346	930,107	899,346
Housing	-	-	4,099,303	3,127,475	4,099,303	3,127,475
Total Expenses	30,128,364	23,901,682	10,527,554	8,594,509	40,655,918	32,496,191
Change in Net Position						
Before Transfers	10,972,119	8,187,489	5,382,764	4,325,797	16,354,883	12,513,286
Transfers	(2,916,873)	(6,325,681)	2,916,873	6,325,681	-	-
Change in Net Position	8,055,246	1,861,808	8,299,637	10,651,478	16,354,883	12,513,286
Net Position - Beginning	136,719,383	134,857,575	54,686,642	44,035,164	191,406,025	178,892,739
Net Position - Ending	144,774,629	136,719,383	62,986,279	54,686,642	207,760,908	191,406,025

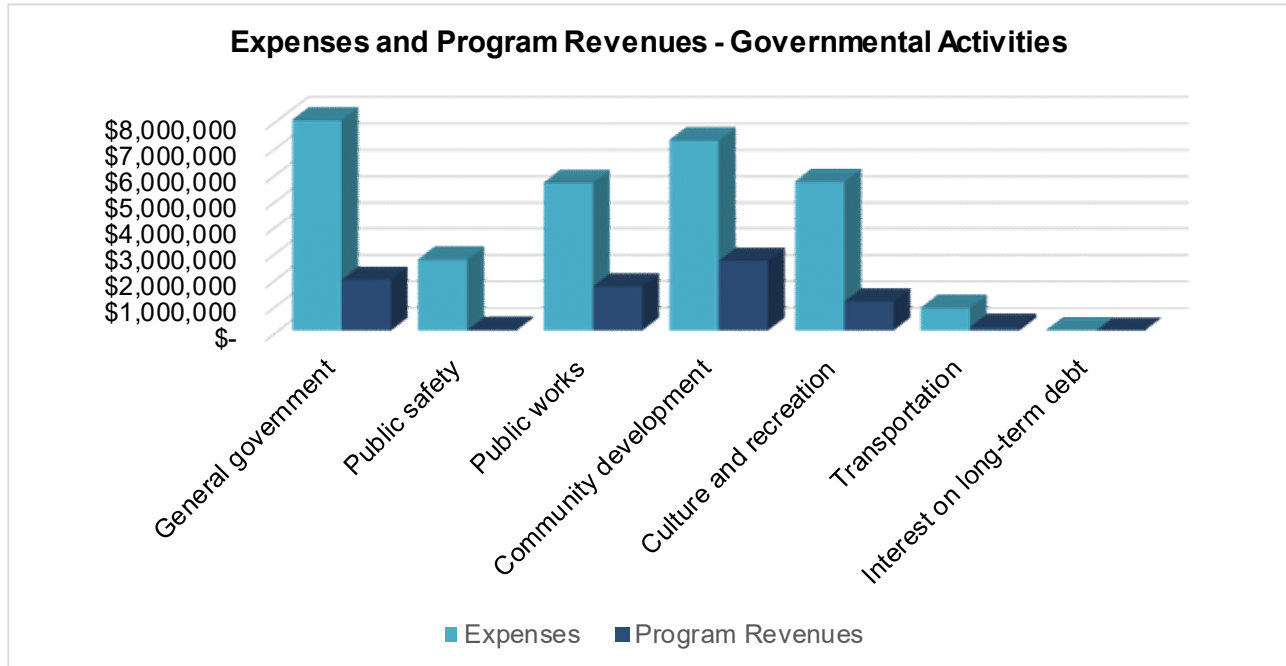
Governmental Activities. During 2024, net position for governmental activities increased \$8,055,246 from 2023 for an ending balance of \$144,774,629. The increase in the overall net position of governmental activities was primarily due to the strong performance of certain taxes and investment in capital assets, net of current year depreciation expense.

Revenues increased \$9,011,312 largely due to an increase in property values and property tax revenues. Use tax increased significantly due to one large scale commercial project. Despite a limited housing inventory, real estate transfer taxes increased by 42% from 2023. Sales and use taxes remain the largest sources of revenue, accounting for 32.8% of 2024's governmental activities total revenues, compared to 37.1% in 2023.

Government-wide Financial Analysis (continued):

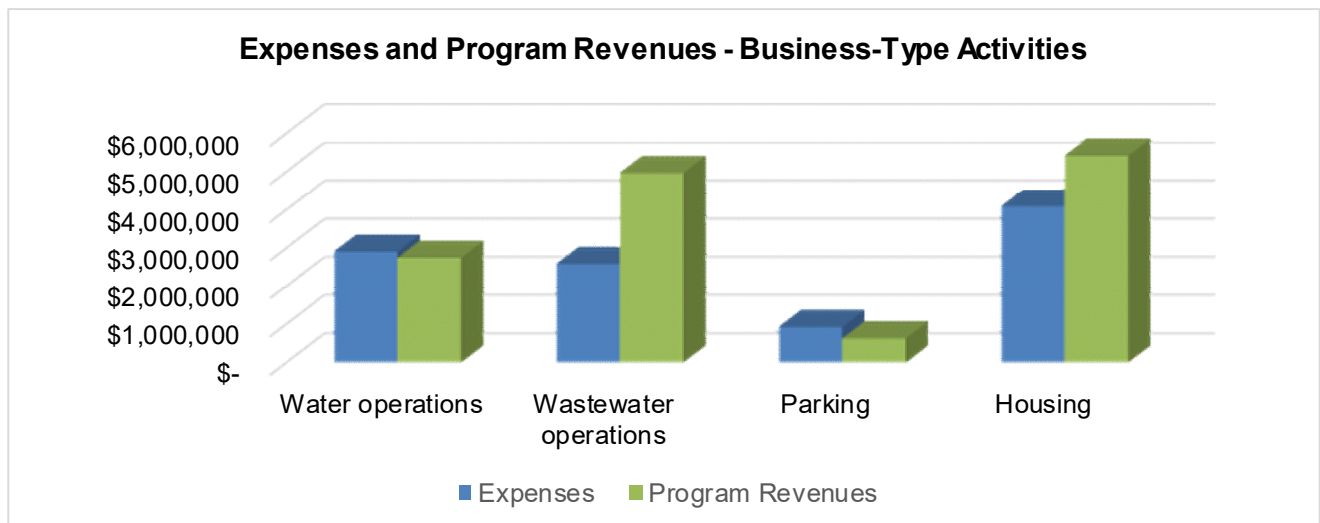
Expenses, before transfers, grew during the current year, increasing from \$23,901,682 in 2023 to \$30,128,364 in 2024. The most significant increase was in the public works function which was attributed to a planned increase in street, parking lot, and sidewalk maintenance and facility upgrades.

As shown in the chart below, revenues generated by the Town’s programs are not sufficient to cover the costs. The Town relies on property taxes, sales taxes, real estate transfer taxes, other taxes, investment income, and other general revenues to cover the costs associated with the various programs.



Business-type Activities. For the Town’s business-type activities, overall net position increased to reach an ending balance of \$62,986,279. The total increase in net position for business-type activities (water, wastewater, parking, and housing operations) was \$8,299,637, or 15.2% from 2023. The total increase in net position also includes net transfers of \$2,916,873. The growth in large part is due to an increase in interest income attributed to interest earned on long-term debt issuance proceeds and an increase in yield rates, \$1,900,000 drawn down on a capital housing grant for the Voo Doo project awarded by the State of Colorado, and general conservative spending.

The following chart excludes non-operating expenses and revenues which are also available and critical to these programs; but indicates the relationship of specific operating revenues, to the operating costs of these programs:



Financial Analysis of Governmental Funds

Governmental Funds: The focus of the Town's governmental funds is to provide information on near-term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the Town's financing requirements. In particular, unassigned fund balance may serve as a useful measure of a government's net resources available for discretionary use as they represent the portion of fund balance which has not yet been limited to use for a particular purpose by either an external party, the Town itself, or a group or individual that has been delegated authority to assign resources for use for particular purposes by the Town's Council.

At December 31, 2024, the Town's governmental funds reported combined fund balances of \$37,571,661, an increase of \$8,038,875 from December 31, 2023. Of this amount, \$11,418,362, or \$16,134,343, constitutes unassigned fund balance, which is available for spending at the government's discretion. The remainder of the fund balance is either non-spendable, restricted, committed, or assigned to indicate that it is (1) not in spendable form, \$1,307,301; (2) not spendable because it is legally required to be maintained intact, \$954,114; (3) restricted for particular purposes, \$6,234,802; (4) committed for particular purposes, \$16,134,343; or (5) assigned for particular purposes, \$1,522,739.

Analysis of Individual Funds

The General Fund is the chief operating fund of the Town. At the end of the current fiscal year, unassigned fund balance of the General Fund was \$11,418,362, while total fund balance increased to \$12,610,030. As a measure of the General Fund's liquidity, it may be useful to compare both unassigned fund balance and total fund balance to total general fund expenditures. Unassigned fund balance represents 69.6% of total General Fund expenditures, while total fund balance represents 71.2% of that same amount.

The Capital Improvement Fund, a major fund, had an increase in fund balance during the current year of \$850,445 to bring the year end fund balance to \$12,151,098. The Capital Improvement Fund transferred \$3,837,679 to other funds to assist with Street Alley and Bridge Fund capital expenditures and maintenance, Voo Doo capital expenditures, and the transportation function of the Town.

The Affordable Housing Fund, another major fund, had an increase of \$2,736,883 in fund balance during 2024 which put the overall fund balance in a positive position for the amount of \$3,065,561. The large increase in fund balance is due to savings in house set aside costs.

The Open Space Fund, the last major fund of the Town, had an increase in fund balance during 2024 of \$413,497, which put the overall fund balance in a positive position for the amount of \$4,273,843.

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

The Town's proprietary funds ending net position at December 31, 2024 was \$62,986,279, which is an increase of \$8,299,637 from 2023, which is broken down by fund as follows: Water – \$19,540,215, Wastewater – \$20,601,395, Parking – \$3,113,486, and Telluride Housing Authority – \$19,731,183. The net position includes each fund's net investment of capital assets.

General Fund Budgetary Highlights

Original budget compared to final budget. During the year, there was no need for any significant amendments to increase either the original estimated revenues or original budgeted appropriations.

General Fund Budgetary Highlights

Final budget compared to actual results. The following significant variances were noted in the General Fund:

Account	Variance Positive (Negative)	Reason
Revenues:		
Taxes:		
Property tax	(189,393)	The budgeted figure is for the entire property tax contribution. It does not account for the allocations to the Open Space (5%) and Reserve Capital Improvement (15%) Funds.
Sales tax	(1,757,994)	The budgeted figure is for all Town sales tax revenues. It does not account for the allocations to the Open Space (5%) and Reserve Capital Improvement (15%) Funds.
Use tax	(340,305)	Driven by permits issued, which are difficult to budget.
Licenses and permits:		
Business licenses	(129,869)	The budgeted figure is for all anticipated business licenses. It does not account for the allocations to the Open Space (5%) and Reserve Capital Improvement (15%) Funds, which occur after reasonable costs are paid for.
Expenditures:		
General government:		
Information technology	101,153	Department added in 2024; conservative budget.
Public works:		
Administration and engineering	129,118	Conservative budgeting relating to salaries and wages and related benefits.
Transportation:		
Transportation	127,872	Conservative budgeting relating to salaries and wages and related benefits (\$67,000), maintenance and repairs (\$30,000), and fuel costs (\$20,000).
Culture and recreation:		
Park maintenance	203,172	Savings in budgeted utility costs (\$43,000), salaries and wages and related benefits (\$80,500), and maintenance and pavilion expenditures (\$24,000).

Capital Assets and Debt Administration

Capital assets. Telluride's capital assets for its governmental and business-type activities as of December 31, 2024, amount to \$212,070,343 (net of accumulated depreciation), an increase of \$19,906,353 from December 31, 2023. The total increase in capital assets for the current fiscal year was 10.4%. Capital assets include land, buildings and improvements, machinery, construction in progress, equipment and vehicles, treatment plants and systems, and infrastructure.

Capital Assets and Debt Administration (continued)

Town of Telluride's Capital Assets (net of accumulated depreciation)

	Governmental Activities		Business-type Activities		Total	
	2024	2023	2024	2023	2024	2023
Land	80,556,438	80,556,438	4,721,011	4,721,011	85,277,449	85,277,449
Construction in progress	1,754,337	360,747	3,553,846	17,973,475	5,308,183	18,334,222
Buildings	4,975,676	5,240,272	64,841,202	33,515,391	69,816,878	38,755,663
Infrastructure	12,334,354	13,625,637	118,569	132,387	12,452,923	13,758,024
Equipment and vehicles	1,460,136	702,306	333,738	375,387	1,793,874	1,077,693
Improvements	7,805,510	8,833,628	-	-	7,805,510	8,833,628
Treatment plants	-	-	29,615,526	26,127,311	29,615,526	26,127,311
Total	108,886,451	109,319,028	103,183,892	82,844,962	212,070,343	192,163,990

Major capital asset additions during the current fiscal year included the following:

- Purchased several pieces of equipment (wheel loader, motor grader, shuttle bus, and Zamboni) for a cost of \$931,459.
- Started the warming hut and washstand project at a cost of \$1,111,788.
- Continued Mill Creek water treatment plant upgrades: Filters/membrane replacement project, and remaining ceiling/roof insulation for build efficiency at a cost of \$859,468.
- Completed the Lawson Hill pump station upgrades at a cost of \$540,442.
- Continued wastewater treatment plant upgrades at a cost of \$2,441,776.
- Completed Phase I of the planned improvements and renovations to Shandoka units Building F at a cost of \$5,758,390.
- Completed construction of the Voo Doo Affordable Housing Project and ground level commercial space for \$27,289,200.

Additional information on the Town's capital assets can be found in Note IV.F. of the accompanying notes to the financial statements, as listed in the table of contents.

Long-term debt. At the end of 2024, the Town had total bonded debt outstanding of \$54,930,995. Of this amount, \$3,967,551 is debt backed by the full faith and credit of the government. The \$13,044,011 remainder of the Town's long-term obligations is comprised certificates of participation.

Town of Telluride's Outstanding Long-term Liabilities

	Governmental Activities		Business-type Activities		Total	
	2024	2023	2024	2023	2024	2023
Certificates of participation	201,050	220,370	12,842,961	3,305,572	13,044,011	3,525,942
General obligation bonds	-	-	3,167,000	3,671,000	3,167,000	3,671,000
Revenue bonds, net	1,100,000	1,305,000	50,663,995	39,492,029	51,763,995	40,797,029
Compensated absences	730,304	538,307	70,247	50,770	800,551	589,077
Total	2,031,354	2,063,677	66,744,203	46,519,371	68,775,557	48,583,048

The Town's total debt increased by a net \$20,192,509 (41.6%) during 2024. The following are the reasons for the overall change:

- Received \$2,984,704 of advances of principal on the Series 2022A tax exempt revenue bonds relating to the Voo Doo affordable housing project.
- Received \$1,187,547 of advances of principal on the Series 2022B tax exempt revenue bonds relating to the Voo Doo affordable housing project.
- Received \$10,471,441 of advances of principal on the Series 2023A tax exempt revenue bonds relating to the Voo Doo affordable housing project.

Capital Assets and Debt Administration (continued)

Long-term debt (continued).

- Received \$10,055,716 for the issuance of the 2024 Certificates of Participation, which will be used for a new water treatment plant, and remodel and Shandoka Building F upgrades.
- Repaid \$4,622,122 of principal and recognized \$96,251 of interest expense related to amortization of the debt issuance premiums.

Additional information on the Town's long-term debt can be found in Note IV.G. of the accompanying notes to the financial statements, as listed in the table of contents.

Economic Factors and Next Year's Budgets and Rates

- State regulations on wastewater are causing major capital improvements to occur at the regional treatment plant. The Town of Mountain Village has purchased a piece of property for a potential future wastewater treatment plant site and is currently conducting a feasibility study on the land. Additionally, we are evaluating the establishment of a Wastewater Authority.
- The Town continues with our conservative approach to budgeting for expenses. Thanks to increased sales tax revenues, we have been able to maintain a minimum fund balance of 35% in the General Fund. For the 2025 fiscal year, sales tax revenues are budgeted to remain flat compared to 2024.
- Wastewater rates have increased by 18% for 2025, while water rates have seen a 5% increase.
- Several capital projects are anticipated to take place, as they were previously deferred to future years due to contractor availability and appropriate town staffing.

Next Year's Budget and Rates: The Town's General Fund balance at the end of fiscal year 2024 totaled \$12,610,030. The original 2025 budget anticipates decreasing this balance by approximately \$801,156.

Request for Information

This financial report is designed to provide a general overview of the Town'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 Office of the Finance Director, P.O. Box 397, Town of Telluride, Colorado, 81435.

GOVERNMENT-WIDE FINANCIAL STATEMENTS



Town of Telluride, Colorado
Statement of Net Position
December 31, 2024

	Governmental Activities	Business- Type Activities	Total
Assets:			
Cash and investments - Unrestricted	37,376,565	17,807,443	55,184,008
Cash and investments - Restricted	1,704,581	10,462,713	12,167,294
Accounts receivable, net:			
Taxes	2,130,838	557,971	2,688,809
Trade accounts	79,581	496,986	576,567
Intergovernmental	1,647,961	2,206,546	3,854,507
Notes	650,000	-	650,000
Other	117,841	16,189	134,030
Leases receivable	-	1,113,988	1,113,988
Internal balances	1,621,524	(1,621,524)	-
Housing unit inventory available for resale	1,307,301	-	1,307,301
Capital assets, not being depreciated	82,310,775	8,274,857	90,585,632
Capital assets, net of accumulated depreciation	26,575,676	94,909,035	121,484,711
Total Assets	155,522,643	134,224,204	289,746,847
Liabilities:			
Accounts payable and accrued expenses	3,995,702	2,088,159	6,083,861
Accrued payroll and taxes	235,408	-	235,408
Accrued interest payable	2,338	349,781	352,119
Unearned revenue	1,595,620	-	1,595,620
Deposits	756,754	383,823	1,140,577
Long-term liabilities:			
Portion due or payable within one year:			
Certificates of participation	19,730	440,953	460,683
Bonds and notes payable	210,000	2,010,000	2,220,000
Portion due or payable after one year:			
Accrued compensated absences	730,304	70,247	800,551
Certificates of participation	181,320	12,402,008	12,583,328
Bonds and notes payable	890,000	51,820,995	52,710,995
Total Liabilities	8,617,176	69,565,966	78,183,142
Deferred Inflows of Resources:			
Property taxes	2,130,838	557,971	2,688,809
Leases	-	1,113,988	1,113,988
Total Deferred Inflows of Resources	2,130,838	1,671,959	3,802,797
Net Position:			
Net investment in capital assets	107,241,993	44,402,168	151,644,161
Restricted for:			
Emergencies	934,000	442,000	1,376,000
Parks and open space	4,476,542	-	4,476,542
Debt service	20,114	2,338,209	2,358,323
Affordable housing	1,758,260	-	1,758,260
Unrestricted	30,343,720	15,803,902	46,147,622
Total Net Position	144,774,629	62,986,279	207,760,908

The notes to the financial statements are an integral part of this statement.

Town of Telluride, Colorado
Statement of Activities
For the Year Ended December 31, 2024

	Program Revenues			Net (Expense) Revenue and Changes in Net Position			
	Expenses	Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	Governmental Activities	Business-type Activities	Total
Functions/Programs:							
Governmental Activities:							
General government	7,995,205	1,877,325	61,333	-	(6,056,547)	-	(6,056,547)
Public safety	2,694,418	35,017	6,207	-	(2,653,194)	-	(2,653,194)
Public works	5,628,116	1,154,976	91,847	438,789	(3,942,504)	-	(3,942,504)
Community and economic development	7,233,860	1,617,631	1,033,713	-	(4,582,516)	-	(4,582,516)
Culture and recreation	5,676,528	1,041,148	45,050	32,308	(4,558,022)	-	(4,558,022)
Transportation	867,859	-	156,194	-	(711,665)	-	(711,665)
Interest on long-term debt	32,378	-	-	-	(32,378)	-	(32,378)
Total Governmental Activities	<u>30,128,364</u>	<u>5,726,097</u>	<u>1,394,344</u>	<u>471,097</u>	<u>(22,536,826)</u>	<u>-</u>	<u>(22,536,826)</u>
Business-type Activities:							
Water operations	2,910,368	2,134,203	41,159	575,718	-	(159,288)	(159,288)
Wastewater operations	2,587,776	3,290,556	64,379	1,620,798	-	2,387,957	2,387,957
Parking	930,107	635,136	-	-	-	(294,971)	(294,971)
Housing	4,099,303	3,454,798	7,930	1,966,000	-	1,329,425	1,329,425
Total Business-type Activities	<u>10,527,554</u>	<u>9,514,693</u>	<u>113,468</u>	<u>4,162,516</u>	<u>-</u>	<u>3,263,123</u>	<u>3,263,123</u>
Total	<u>40,655,918</u>	<u>15,240,790</u>	<u>1,507,812</u>	<u>4,633,613</u>	<u>(22,536,826)</u>	<u>3,263,123</u>	<u>(19,273,703)</u>
General Revenues:							
Taxes:							
Property tax, levied for general purposes				2,050,767	541,995	2,592,762	
Specific ownership tax				64,655	18,655	83,310	
Sales and use tax				13,489,405	-	13,489,405	
Franchise tax				275,431	-	275,431	
Road and bridge taxes				186,039	-	186,039	
Lodging taxes				1,196,742	-	1,196,742	
Excise tax				4,869,938	-	4,869,938	
Real estate transfer taxes				9,639,516	-	9,639,516	
Other taxes				489,523	-	489,523	
Miscellaneous				3,041	-	3,041	
Unrestricted investment earnings				1,193,002	1,558,991	2,751,993	
Gain on sale of capital assets				50,886	-	50,886	
Transfers				(2,916,873)	2,916,873	-	
Total General Revenues and Transfers				<u>30,592,072</u>	<u>5,036,514</u>	<u>35,628,586</u>	
Change in Net Position				8,055,246	8,299,637	16,354,883	
Net Position - Beginning				136,719,383	54,686,642	191,406,025	
Net Position - Ending				<u>144,774,629</u>	<u>62,986,279</u>	<u>207,760,908</u>	

The notes to the financial statements are an integral part of this statement.

FUND FINANCIAL STATEMENTS



Town of Telluride, Colorado
Balance Sheet
Governmental Funds
December 31, 2024

	General Fund	Capital	Special Revenue Fund		Non-major Governmental Funds	Total Governmental Funds
		Projects Fund	Affordable Housing Fund	Open Space Fund		
Assets:						
Cash and investments - Unrestricted	11,225,693	12,639,223	2,743,037	4,375,219	5,914,046	36,897,218
Cash and investments - Restricted	-	-	1,704,575	6	-	1,704,581
Accounts receivable, net:						
Taxes	1,118,910	-	1,011,928	-	-	2,130,838
Trade accounts	73,942	-	-	-	5,639	79,581
Intergovernmental	1,646,109	1,852	-	-	-	1,647,961
Notes	-	-	-	-	650,000	650,000
Other	-	47,287	-	-	382	47,669
Due from other funds	1,621,524	-	-	-	-	1,621,524
Housing unit inventory available for resale	-	-	1,307,301	-	-	1,307,301
Total Assets	15,686,178	12,688,362	6,766,841	4,375,225	6,570,067	46,086,673
Liabilities:						
Accounts payable	352,183	537,264	1,706,625	101,382	1,098,938	3,796,392
Accrued payroll and taxes	235,408	-	-	-	-	235,408
Unearned revenue	614,783	-	980,837	-	-	1,595,620
Deposits payable	754,864	-	1,890	-	-	756,754
Total Liabilities	1,957,238	537,264	2,689,352	101,382	1,098,938	6,384,174
Deferred Inflows of Resources:						
Unavailable property taxes	1,118,910	-	1,011,928	-	-	2,130,838
Fund Balances:						
Nonspendable						
Inventories	-	-	1,307,301	-	-	1,307,301
Restricted for:						
Emergencies	934,000	-	-	-	-	934,000
Affordable housing	-	-	1,758,260	-	-	1,758,260
Parks and open space	-	-	-	4,273,843	202,699	4,476,542
Debt service	-	-	-	-	20,114	20,114
Committed for:						
Capital projects	-	12,151,098	-	-	1,523,564	13,674,662
Culture and recreation	-	-	-	-	2,049,112	2,049,112
Energy mitigation	-	-	-	-	410,569	410,569
Assigned for:						
Transportation	257,668	-	-	-	-	257,668
Marketing	-	-	-	-	1,035,670	1,035,670
Affordable housing	-	-	-	-	218,111	218,111
Community services	-	-	-	-	11,290	11,290
Unassigned	11,418,362	-	-	-	-	11,418,362
Total Fund Balances	12,610,030	12,151,098	3,065,561	4,273,843	5,471,129	37,571,661
Total Liabilities, Deferred Inflows of Resources, and Fund Balances	15,686,178	12,688,362	6,766,841	4,375,225	6,570,067	46,086,673

Town of Telluride, Colorado
Reconciliation of Governmental Funds Balance Sheet to the Statement of Net Position
December 31, 2024

Total fund balance - Governmental funds		37,571,661
Capital assets used in governmental activities are not considered current financial resources and, therefore, are not reported in the governmental funds.		108,886,451
The internal service fund is used by management to charge the costs of self-insurance activities to individual funds. The assets and liabilities of the internal service fund are included in governmental activities in the Statement of Net Position.		350,209
Long-term liabilities and related deferred items are not due and payable in the current period and, therefore, are not reported in the funds. Long-term liabilities and related items include:		
Certificates of participation payable	(201,050)	
Bonds and notes payable	(1,100,000)	
Accrued interest payable	(2,338)	
Accrued compensated absences	(730,304)	
	(2,033,692)	(2,033,692)
Total net position - Governmental activities		144,774,629

The notes to the financial statements are an integral part of this statement.

Town of Telluride, Colorado
Statement of Revenues, Expenditures and Changes in Fund Balances
Governmental Funds
For the Year Ended December 31, 2024

	Capital Projects Fund		Special Revenue Funds		Non-major Governmental Funds	Total Governmental Funds
	General Fund	Capital Improvement Fund	Open Space Fund	Affordable Housing Fund		
Revenues:						
Taxes	11,279,186	7,711,612	1,127,828	4,845,719	7,297,671	32,262,016
Licenses and permits	1,524,141	-	31,832	-	95,496	1,651,469
Intergovernmental	155,905	438,789	34,046	10,026	169,378	808,144
Charges for services and fees	1,837,095	-	-	1,599,275	639,244	4,075,614
Investment earnings	1,103,892	-	-	88,509	601	1,193,002
Miscellaneous	13,859	-	1,000	150	14,255	29,264
Total Revenues	<u>15,914,078</u>	<u>8,150,401</u>	<u>1,194,706</u>	<u>6,543,679</u>	<u>8,216,645</u>	<u>40,019,509</u>
Expenditures:						
General government	7,254,805	-	-	-	467,457	7,722,262
Public safety	2,581,053	-	-	-	2,500	2,583,553
Public works	2,395,122	-	-	-	1,857,811	4,252,933
Transportation	962,093	-	-	-	-	962,093
Culture and recreation	3,032,230	-	751,209	-	68,900	3,852,339
Economic development	184,860	-	-	2,086,092	3,689,338	5,960,290
Capital outlay	-	3,462,277	-	-	-	3,462,277
Debt service:						
Principal	-	-	-	205,000	19,320	224,320
Interest	-	-	-	26,492	6,280	32,772
Total Expenditures	<u>16,410,163</u>	<u>3,462,277</u>	<u>751,209</u>	<u>2,317,584</u>	<u>6,111,606</u>	<u>29,052,839</u>
Excess (Deficiency) of Revenues over Expenditures	(496,085)	4,688,124	443,497	4,226,095	2,105,039	10,966,670
Other Financing Sources (Uses):						
Sale of assets	-	-	-	50,886	-	50,886
Purchase of housing units	-	-	-	(1,039,897)	-	(1,039,897)
Sale of housing units	-	-	-	1,023,687	-	1,023,687
Insurance proceeds	6,402	-	-	-	-	6,402
Transfers in	2,440,684	-	-	-	2,500,027	4,940,711
Transfers (out)	(367,331)	(3,837,679)	(30,000)	(1,523,888)	(2,150,686)	(7,909,584)
Total Other Financing Sources (Uses)	<u>2,079,755</u>	<u>(3,837,679)</u>	<u>(30,000)</u>	<u>(1,489,212)</u>	<u>349,341</u>	<u>(2,927,795)</u>
Net Change in Fund Balances	1,583,670	850,445	413,497	2,736,883	2,454,380	8,038,875
Fund Balances - Beginning of Year	<u>11,026,360</u>	<u>11,300,653</u>	<u>3,860,346</u>	<u>328,678</u>	<u>3,016,749</u>	<u>29,532,786</u>
Fund Balances - End of Year	<u>12,610,030</u>	<u>12,151,098</u>	<u>4,273,843</u>	<u>3,065,561</u>	<u>5,471,129</u>	<u>37,571,661</u>

The notes to the financial statements are an integral part of this statement.

Town of Telluride, Colorado
Reconciliation of Revenues, Expenditures and Changes in Fund Balances
of Governmental Funds to the Statement of Activities
For the Year Ended December 31, 2024

Net Change in Fund Balances of Governmental Funds 8,038,875

Amounts reported for governmental activities in the Statement of Activities are different because:

Governmental funds report capital outlays as expenditures. However, in the Statement of Activities, the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense. This is the amount by which depreciation exceeded capital outlay expenses for the current year:

Capital outlays	2,649,795	
Depreciation expense	<u>(3,007,768)</u>	(357,973)

The net effect of miscellaneous transactions involving capital assets (i.e., sales, trade-ins, abandoned projects, and donations) is a decrease to net position. (74,604)

The issuance of long-term debt (e.g., certificates of participation, leases and notes payable, etc.) provides current financial resources to governmental funds, while the repayment of the principal of long-term debt consumes the current financial resources of governmental funds. However, neither transaction has any effect on net position. This is the effect of the difference in the treatment of the repayment of principal of long-term debt in the current year:

Principal repayments		224,320
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Internal service funds are used by management to charge the costs of self-insurance activities to individual funds. The net income or loss of the internal service fund is reported with governmental activities. 416,234

Some expenses reported in the Statement of Activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds. Details of these items are as follows:

Change in accrued compensated absences	(191,997)	
Change in accrued interest	<u>391</u>	<u>(191,606)</u>

Governmental Activities Change in Net Position 8,055,246

Town of Telluride, Colorado
Statement of Net Position
Proprietary Funds
December 31, 2024

	Business-type Activities - Enterprise Funds					Governmental Activities - Internal Service Fund
	Water Fund	Wastewater Fund	Parking Fund	Telluride Housing Authority	Total	
Assets:						
Current assets:						
Cash and investments - Unrestricted	2,650,048	11,965,629	759,843	2,431,923	17,807,443	479,347
Accounts receivable, net:						
Taxes	557,971	-	-	-	557,971	-
Trade accounts	143,714	303,767	-	49,505	496,986	-
Intergovernmental	-	306,546	-	1,900,000	2,206,546	-
Leases	-	-	-	1,113,988	1,113,988	-
Other	12,274	3,915	-	-	16,189	70,172
Total - Current assets	<u>3,364,007</u>	<u>12,579,857</u>	<u>759,843</u>	<u>5,495,416</u>	<u>22,199,123</u>	<u>549,519</u>
Noncurrent assets:						
Cash and investments - Restricted	4,098,357	5,811,793	-	552,563	10,462,713	-
Capital assets, not being depreciated	2,503,357	308,011	-	5,463,489	8,274,857	-
Capital assets, net of depreciation	21,704,747	9,014,185	5,158,934	59,031,169	94,909,035	-
Total - Noncurrent assets	<u>28,306,461</u>	<u>15,133,989</u>	<u>5,158,934</u>	<u>65,047,221</u>	<u>113,646,605</u>	<u>-</u>
Total Assets	<u>31,670,468</u>	<u>27,713,846</u>	<u>5,918,777</u>	<u>70,542,637</u>	<u>135,845,728</u>	<u>549,519</u>
Liabilities:						
Current liabilities:						
Accounts payable	455,943	475,386	94,169	1,062,661	2,088,159	199,310
Accrued interest payable	28,869	36,300	10,122	274,490	349,781	-
Deposits	-	-	-	383,823	383,823	-
Due to other funds	-	-	-	1,621,524	1,621,524	-
Current portion of long-term debt	953,953	300,000	289,000	908,000	2,450,953	-
Total - Current liabilities	<u>1,438,765</u>	<u>811,686</u>	<u>393,291</u>	<u>4,250,498</u>	<u>6,894,240</u>	<u>199,310</u>
Noncurrent liabilities:						
Accrued compensated absences	16,850	28,770	-	24,627	70,247	-
Certificates of participation payable	7,462,667	-	-	4,939,341	12,402,008	-
Bonds and notes payable	2,654,000	6,271,995	2,412,000	40,483,000	51,820,995	-
Total - Noncurrent liabilities	<u>10,133,517</u>	<u>6,300,765</u>	<u>2,412,000</u>	<u>45,446,968</u>	<u>64,293,250</u>	<u>-</u>
Total Liabilities	<u>11,572,282</u>	<u>7,112,451</u>	<u>2,805,291</u>	<u>49,697,466</u>	<u>71,187,490</u>	<u>199,310</u>
Deferred Inflows of Resources:						
Unavailable property taxes	557,971	-	-	-	557,971	-
Leases	-	-	-	1,113,988	1,113,988	-
Total Deferred Inflows of Resources	<u>557,971</u>	<u>-</u>	<u>-</u>	<u>1,113,988</u>	<u>1,671,959</u>	<u>-</u>
Net Position:						
Net investment in capital assets	16,829,869	7,226,385	2,390,685	17,955,229	44,402,168	-
Restricted for emergencies	-	226,000	-	216,000	442,000	-
Restricted for debt service	1,088,209	1,250,000	-	-	2,338,209	-
Unrestricted	1,622,137	11,899,010	722,801	1,559,954	15,803,902	350,209
Total Net Position	<u>19,540,215</u>	<u>20,601,395</u>	<u>3,113,486</u>	<u>19,731,183</u>	<u>62,986,279</u>	<u>350,209</u>

The notes to the financial statements are an integral part of this statement.

Town of Telluride, Colorado
Statement of Revenues, Expenses and Changes in Net Position
Proprietary Funds
For the Year Ended December 31, 2024

	Business-type Activities - Enterprise Funds					Governmental Activities - Internal Service Fund
	Water Fund	Wastewater Fund	Parking Fund	Telluride Housing Authority	Total	
Operating Revenues:						
Charges for services	2,134,203	3,290,556	635,136	3,454,798	9,514,693	2,158,914
Reinsurance	-	-	-	-	-	244,744
Miscellaneous	41,159	64,378	-	7,930	113,467	106,173
Total Operating Revenues	2,175,362	3,354,934	635,136	3,462,728	9,628,160	2,509,831
Operating Expenses:						
Personnel	451,220	569,345	-	392,915	1,413,480	-
Operating supplies and equipment	252,768	700,352	-	195,265	1,148,385	-
Purchased services	229,103	401,277	193,884	337,676	1,161,940	-
Utilities	87,000	167,480	14,509	470,723	739,712	-
Claims	-	-	-	-	-	1,394,599
Premiums	-	-	-	-	-	578,011
Administrative costs	-	-	-	-	-	172,987
Depreciation	1,468,500	470,516	589,490	1,135,940	3,664,446	-
Other	-	98,174	-	27,568	125,742	-
Total Operating Expenses	2,488,591	2,407,144	797,883	2,560,087	8,253,705	2,145,597
Operating Income (Loss)	(313,229)	947,790	(162,747)	902,641	1,374,455	364,234
Non-Operating Revenues (Expenses):						
Property taxes	540,732	-	-	-	540,732	-
Specific ownership taxes	18,655	-	-	-	18,655	-
Penalties and interest on property taxes	1,263	-	-	-	1,263	-
Treasurer's fees	(10,842)	-	-	-	(10,842)	-
Investment income (loss)	220,615	442,036	-	896,340	1,558,991	-
Grants and contributions awarded	8,500	864,914	-	1,915,000	2,788,414	-
Interest expense	(305,760)	(180,632)	(132,224)	(1,539,216)	(2,157,832)	-
Insurance recoveries	-	-	-	51,000	51,000	-
Paying agent fees	(275)	-	-	-	(275)	-
Issuance costs	(104,900)	-	-	-	(104,900)	-
Total Non-Operating Revenues (Expenses)	367,988	1,126,318	(132,224)	1,323,124	2,685,206	-
Income (Loss) Before Contributions and Transfers	54,759	2,074,108	(294,971)	2,225,765	4,059,661	364,234
Capital contributions	567,218	755,885	-	-	1,323,103	-
Transfers in	-	2,100,000	-	1,845,577	3,945,577	52,000
Transfers (out)	(447,749)	(447,749)	-	(133,206)	(1,028,704)	-
Change in Net Position	174,228	4,482,244	(294,971)	3,938,136	8,299,637	416,234
Net Position (Deficit) - Beginning of Year	19,365,987	16,119,151	3,408,457	15,793,047	54,686,642	(66,025)
Net Position - End of Year	19,540,215	20,601,395	3,113,486	19,731,183	62,986,279	350,209

The notes to the financial statements are an integral part of this statement.

Town of Telluride, Colorado
Combining Statement of Cash Flows
Proprietary Funds
For the Year Ended December 31, 2024

	Business-type Activities - Enterprise Funds					Governmental Activities - Internal Service Fund
	Water Fund	Wastewater Fund	Parking Fund	Telluride Housing Authority	Totals	
Cash Flows From Operating Activities:						
Cash received from customers	2,314,293	3,492,286	635,136	3,412,995	9,854,710	-
Cash payments to suppliers	(954,904)	(1,054,668)	(146,068)	(79,857)	(2,235,497)	(2,145,020)
Cash payments to employees	(450,902)	(554,005)	-	(389,096)	(1,394,003)	-
Net receipt (return) of customer deposits	-	-	-	62,319	62,319	-
Cash received from interfund services provided	-	-	-	-	-	2,158,914
Other cash receipts	41,159	64,378	-	7,930	113,467	413,453
Net Cash Provided (Used) by Operating Activities	949,646	1,947,991	489,068	3,014,291	6,400,996	427,347
Cash Flows From Non-Capital Financing Activities:						
Property taxes received, net of Treasurer's fees	531,153	-	-	-	531,153	-
Specific ownership taxes received	18,655	-	-	-	18,655	-
Transfers (to) from other funds	(447,749)	1,652,251	-	1,712,371	2,916,873	52,000
Operating grants	-	811,410	-	15,000	826,410	-
Net Cash (Used) by Non-Capital Financing Activities	102,059	2,463,661	-	1,727,371	4,293,091	52,000
Cash Flows From Capital and Related Financing Activities:						
Transfers (to) from other funds	-	-	-	(120,983)	(120,983)	-
Capital grants	190,467	-	-	-	190,467	-
Connection fees	567,218	755,885	-	-	1,323,103	-
Proceeds from issuance of debt	5,104,900	-	-	19,594,508	24,699,408	-
Debt issue costs	(105,175)	-	-	-	(105,175)	-
Repayments (to) from other funds	-	-	-	(48,929)	(48,929)	-
Interest paid on bonds	(336,136)	(219,341)	(133,114)	(1,448,842)	(2,137,433)	-
Principal repaid on bonds	(963,802)	(290,000)	(276,000)	(2,868,000)	(4,397,802)	-
Acquisition and construction of capital assets	(1,477,318)	(2,048,248)	(67,248)	(19,534,585)	(23,127,399)	-
Net Cash Provided (Used) by Capital and Related Financing Activities	2,980,154	(1,801,704)	(476,362)	(4,426,831)	(3,724,743)	-
Cash Flows From Investing Activities:						
Interest income received	220,615	442,036	-	896,340	1,558,991	-
Net Cash Provided by Investing Activities	220,615	442,036	-	896,340	1,558,991	-
Net Change in Cash and Cash Equivalents	4,252,474	3,051,984	12,706	1,211,171	8,528,335	479,347
Cash and Cash Equivalents - Beginning of Year	2,495,931	14,725,438	747,137	1,773,315	19,741,821	-
Cash and Cash Equivalents - End of Year	6,748,405	17,777,422	759,843	2,984,486	28,270,156	479,347
Cash and Cash Equivalents - End of Year comprises:						
Cash and investments - Unrestricted	2,650,048	11,965,629	759,843	2,431,923	17,807,443	479,347
Cash and investments - Restricted	4,098,357	5,811,793	-	552,563	10,462,713	-
Total	6,748,405	17,777,422	759,843	2,984,486	28,270,156	479,347
Reconciliation of operating income (loss) to net cash provided (used) by operating activities:						
Operating income (loss)	(313,229)	947,790	(162,747)	902,641	1,374,455	364,234
Adjustments to reconcile operating income (loss) to net cash provided (used) by operating activities:						
Depreciation and amortization	1,468,500	470,516	589,490	1,135,940	3,664,446	-
(Increase) decrease in accounts receivable	180,090	201,730	-	(32,342)	349,478	178,367
(Increase) decrease in interfund	-	-	-	-	-	(115,831)
Increase (decrease) in accounts payable and accrued exp	(385,715)	327,955	62,325	955,194	959,759	577
Increase (decrease) in unearned revenue	-	-	-	(9,461)	(9,461)	-
Increase (decrease) in customer deposits	-	-	-	62,319	62,319	-
Total Adjustments	1,262,875	1,000,201	651,815	2,111,650	5,026,541	63,113
Net Cash Provided (Used) by Operating Activities	949,646	1,947,991	489,068	3,014,291	6,400,996	427,347

The notes to the financial statements are an integral part of this statement.

NOTES TO THE FINANCIAL STATEMENTS



Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

I. Summary of Significant Accounting Policies

The Town of Telluride, Colorado (the “Town”) was founded in 1878 and, pursuant to the Article XX of the Colorado Constitution and the *Municipal Home Rule Act of 1971*, adopted its Home Rule Charter in 1977. The governing body of the Town is an elected seven-member Board of Town Council, including an elected Mayor. The Town provides the following services directly: general administration, Marshal, street construction and maintenance, affordable housing, community development, parks and open space, parking, recreation programs, and water and wastewater services. The Town is located in San Miguel County, Colorado.

The Town’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 Town are discussed below.

A. Financial Reporting Entity

The reporting entity consists of (a) the primary government (i.e., the Town), and (b) organizations for which the Town is financially accountable. The Town is considered to be financially accountable for a legally separate organization if 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 impose specific financial burdens on, the Town. Consideration is also given to other organizations that are fiscally dependent on the Town; that is, unable to adopt a budget, levy tax, or issue debt without approval by the Town. Organizations for which the nature and significance of their relationship with the Town are such that exclusion would cause the reporting entity’s financial statements to be misleading or incomplete are also included in the reporting entity.

The accompanying financial statements present the primary government and its component units; entities for which the government is considered to be financially accountable. Blended component units, although legally separate entities, are, in substance, part of the Town’s operations. Each component unit has a fiscal year end of December 31.

Blended Component Units

Block 23 Housing Corporation

Block 23 Housing Corporation, a Colorado nonprofit corporation, was incorporated in March 2000 to facilitate the construction of affordable housing for residents residing in San Miguel County that meet income limitations set by the Town’s affordable housing guidelines. The financial data of Block 23 Housing Corporation is reported as part of the primary government because it is fiscally dependent upon the Town, and Town exercises effective operational and financial control over Block 23 Housing Corporation. Block 23 Housing Corporation is reported as a special revenue fund of the Town. Block 23 Housing Corporation is exempt from Colorado’s Local Government Budget Law.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

I. Summary of Significant Accounting Policies (continued)

A. Financial Reporting Entity (continued)

Blended Component Units (continued)

Telluride Housing Authority

The Telluride Housing Authority (“THA”) provides housing for employees who work within the boundaries of the Telluride R-1 School District. THA is comprised of 134 apartments at Shandoka; 18 apartments and 3 tiny homes at Virginia Placer; 8 townhomes, 3 tiny homes, and 18 apartments at Sunnyside; 27 units and a 3,700 square foot commercial space at Voo Doo; and single and double occupancy rooms that accommodate 46 at the Telluride Boarding House. The financial data of THA is reported as part of the primary government because members of the Town Council sit as the THA Board of Directors and the Town manages the properties on behalf of THA.

Other Related Entities

The Town and the Town of Mountain Village, Colorado (“Mountain Village”) entered into an agreement for the joint construction and operation of a regional wastewater treatment facility. Each entity obtains its own financing for construction and improvements to the joint facility. The reserved capacity rights are 65% for the Town and 35% for Mountain Village. The Town owns and operates the joint facility. The Town reports its percentage interest in the joint facility as a capital asset and the entire joint facilities operating costs as an operating expense.

The Town has entered into an agreement with San Miguel County, Colorado to jointly fund the costs of transit services in the Telluride region.

Marketing Telluride, Inc. (“MTI”) – a Colorado nonprofit corporation – was formed primarily to provide the community of Telluride with services necessary to maintain, promote and manage tourism. MTI receives funding from the Town, the Telluride Ski and Golf Company, Mountain Village, and San Miguel County.

B. Government-wide and Fund Financial Statements

The Town’s basic financial statements include both government-wide (reporting the Town as a whole) and fund financial statements (reporting the Town’s major funds). Government-wide financial statements report information on all the activities of the Town and its component units. Both the government-wide and fund financial statements categorize primary activities as either governmental or business-type. The Town’s public safety, public works, transportation, culture and recreation, community and economic development, and general government functions are classified as governmental activities. The Town’s water and wastewater operations, parking, and THA are classified as business-type activities.

The government-wide Statement of Activities reports both the gross and net cost of each of the Town’s governmental functions and business-type activities. The governmental functions are also supported by general government revenues (property taxes, specific ownership taxes, sales taxes, investment earnings, etc.). The Statement of Activities reduces gross expenses (including depreciation) by related program revenues, operating and capital grants.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

I. Summary of Significant Accounting Policies (continued)

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

Program revenues must be directly associated with the governmental 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 Town as an entity and the change in the Town's net position resulting from the current year's operations.

C. Fund Financial Statements

The financial transactions of the Town are reported in individual fund financial statements. Each fund is accounted for by providing a separate set of self-balancing accounts that comprise assets, liabilities, fund equity, revenues, and expenditures/expenses.

The fund focus is on current available resources and budget compliance.

The Town reports the following major governmental funds:

The *General Fund* is the Town's primary operating fund. It accounts for all financial resources of the Town, except those required to be accounted for in another fund. Operations of the Transportation Fund are included in the General Fund as a sub-fund.

The *Capital Improvement Fund* accounts for general capital projects and outlays, economic and cultural development, public works and government facility maintenance, and transportation subsidies. It is financed primarily by real estate transfer taxes, which are assessed at a flat rate of 3%.

The *Affordable Housing Fund* accounts for the Town's 0.5% sales and use tax, a 2.5% Affordable Housing short-term rental excise tax, and a 2 mil property tax levy to finance the development and preservation of affordable housing.

The *Open Space Fund* accounts for the acquisition and maintenance of open space financed by 5% of unencumbered revenues generated from property, sales, and real estate transfer taxes and business licenses. Reserves are developed over time and are then utilized to acquire real properties to be dedicated as open spaces.

The Town reports the following major enterprise funds:

The *Water Fund* accounts for the charges to constituents for water provided by the Town and the expense to provide those services.

The *Wastewater Fund* accounts for revenues earned from providing sewer services to Town residents as well as residents of several nearby communities and the expenses to provide those services.

The *Parking Fund* accounts for all Town parking meter fees and parking permit fees and related activity.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

I. Summary of Significant Accounting Policies (continued)

C. Fund Financial Statements (continued)

THA accounts for the activity in the Shandoka, Sunnyside, Virginia Placer, and Voo Doo affordable housing projects, including rental income from the units and the costs to hold, manage and maintain the affordable housing units, together with related long-term debt financing.

Additionally, the Town reports the following fund types:

The *Internal Service Fund* accounts for the Town's self-insurance health insurance plan.

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 expenditures or expenses by function.

1. Long-term Economic Focus and Accrual Basis

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

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 and compensated absences are recorded only when payment is due.

Property taxes, sales taxes, intergovernmental revenues, charges for services, licenses, other taxes, and interest associated with the current fiscal period are all considered to be susceptible to accrual and have been recognized as revenues of the current fiscal period. Expenditure-driven grants are recognized as revenue when qualified expenditures have been incurred and all other grant requirements have been met. All other revenues items are considered to be measurable and available only when cash is received by the Town.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

I. Summary of Significant Accounting Policies (continued)

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

3. Financial Statement Presentation

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements. Exceptions to this general rule are payments where the amounts are reasonably equivalent to the value of the interfund services provided and other charges between the Town's water and wastewater operations and various other functions of the Town. Elimination of these charges would distort the direct costs and program revenues reported for the water and wastewater functions.

Amounts reported as program revenues include 1) fees, fines, and charges to customers or applicants who purchase, use or directly benefit from goods, services, or privileges provided by a given function or segment, and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. 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 Town's enterprise funds are from water and wastewater utility services provided, parking meters, and housing activities. 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, Cash Equivalents and Investments

Cash and cash equivalents are defined as deposits that can be withdrawn at any time without notice or penalty and investments with original maturities of three months or less. Investments are stated at fair value or net asset value. The change in fair value of investments is recognized as an increase or decrease to investment assets and investment income.

For the purposes of the Statement of Cash Flows, the Town defines cash and cash equivalents as amounts in demand deposits as well as short-term, highly liquid investments with original maturities of three months or less.

Certain proceeds of debt issuances, as well as certain resources set aside for their repayment, have been classified as restricted assets on the balance sheet because their use is limited by the applicable covenants. Restricted assets also include certain deposits that have been limited as to usage pursuant to escrow and similar agreements.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

I. Summary of Significant Accounting Policies (continued)

E. Financial Statement Accounts (continued)

1. Cash, Cash Equivalents and Investments (continued)

The Town is required to comply with State statutes which specify investment instruments meeting defined rating, maturity, custodial and concentration risk criteria in which local governments may invest, which include (with applicable minimum NRSRO credit rating restrictions):

- Obligations of the United States and certain U.S. agency securities
- General obligation and revenue bonds of U.S. local government entities (AA)
- Bankers' acceptance of certain banks (AA)
- Commercial paper and corporate bonds (A-1)
- Written repurchase agreements collateralized by certain authorized securities
- Certain money market funds (AAAm)
- Certificates of deposit – non-negotiable
- Local government investment pools (AAAm)

2. Receivables

All property tax and other receivables are shown net of an allowance for uncollectible accounts.

3. Leases

Town as Lessor

The Town is lessor in a non-cancellable lease of commercial space within the Voo Doo affordable housing project, as further described in Note III.F. In such arrangement, the Town recognizes a lease receivable and a deferred inflow of resources on the Statement of Net Position.

At lease commencement of a lease, the Town initially measures the lease receivable at the present value of payments expected to be received during the lease term. Subsequently, the lease receivable is reduced by the principal portion of lease payments received.

The deferred inflow of resources is initially measured as the initial amount of the lease receivable, adjusted for lease payments received at or before the lease commencement date. Subsequently, the deferred inflow of resources is recognized as revenue over the lease term.

Key estimates and judgments include how the Town determines the following:

Discount Rate: The Town utilizes the daily United States Treasury Yield Rate as the discount rate to discount the expected lease receipts to present value.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

I. Summary of Significant Accounting Policies (continued)

E. Financial Statement Accounts (continued)

3. Leases (continued)

Town as Lessor (continued)

Lease Term: The lease term includes the non-cancellable period of the lease and extended term(s) that the Town is reasonably certain the lessee will exercise.

Lease Receipts: Lease receipts included in the measurement of the lease receivable are composed of fixed payments and minimum guaranteed payments from the lessee.

The Town monitors changes in circumstances that would require a remeasurement of its leases, and will re-measure the lease receivable and deferred inflows of resources if certain changes occur that are expected to significantly affect the amount of the lease receivable.

4. Inventories

Inventories are valued at cost. Inventory in the Affordable Housing Fund consists of deed-restricted housing held for resale and is recorded as an expenditure at the time the individual item is sold.

5. Capital Assets

Capital assets, which include land, construction in progress, treatment plants and systems, infrastructure, buildings and improvements, and equipment and vehicles are reported in the applicable governmental or business-type activity columns in the government-wide financial statements. Capitalized assets are defined by the Town as assets that have a useful life of one or more years, and for which the initial, individual value equals or exceeds the following dollar amounts:

<u>Asset Class</u>	<u>Minimum dollar value</u>
Land	no minimum
Buildings	no minimum
Building and other improvements	\$ 20,000
Furniture, equipment, and vehicles	5,000
Infrastructure	25,000

Such assets are recorded at cost where historical records are available and at an estimated historical cost where no historical record exists. Donated capital assets are recorded at acquisition value.

The cost of normal maintenance and repairs that do not add to the value of the assets 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.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

I. Summary of Significant Accounting Policies (continued)

E. Financial Statement Accounts (continued)

5. Capital Assets (continued)

Capital outlay for projects is capitalized as projects are constructed. Costs related to the construction of assets including engineering, legal, surveying, and landscaping that were incurred from the beginning of construction until the assets were substantially complete are capitalized. Interest is expensed as incurred.

Capital assets (excluding land, water rights, easements, certain intangibles, and construction in progress) of the primary government and its component units are depreciated using the straight-line method over the following estimated useful lives:

<u>Asset Class</u>	<u>Estimated Useful Lives</u>
Buildings	25 - 40 years
Building and other improvements	15 years
Water and wastewater systems	25 to 35 years
Furniture, equipment, and vehicles	5 to 10 years
Infrastructure	15 to 40 years

6. Compensated Absences

The Town allows its employees to accumulate paid time off, based on the employee's length of service. Paid time off and compensatory time can be accrued up to a maximum of 280 and 80 hours, respectively. Paid time off and compensatory time is paid out upon termination up to the maximum accrual.

The Town allows full-time employees to accumulate paid sick leave, which is accrued at a rate of 80 hours a year, based on the anniversary of the employee's hire date. Part-time employees earn paid sick leave proportional to full-time employee entitlement based on annual hours worked as a percentage of full-time employment. Sick leave can be accrued up to a maximum of 480 hours. After two years' service, sick leave accrued during the current year may be paid out at 25% of its cash value.

The Town estimates how much of the leave is more likely than not to be used as paid leave and recognizes that portion as a liability for compensated absences. At December 31, 2024, the estimated value of accumulated paid time off, compensatory time, and sick leave is \$800,550.

Vested or accumulated leave that is expected to be liquidated with expendable available financial resources is reported as an expenditure and a fund liability of the obligated governmental fund only if they have matured (e.g., unused reimbursable leave still outstanding following an employee's resignation or retirement). Amounts of vested or accumulated vacation leave that are not expected to be liquidated with expendable available financial resources are reported in the governmental activities column in the government-wide financial statements. Vested or accumulated leave of the proprietary fund types are recorded as an expense and liability of that fund as the benefits accrue to employees.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

I. Summary of Significant Accounting Policies (continued)

E. Financial Statement Accounts (continued)

7. Deferred Outflows and Inflows of Resources

Deferred outflows of resources represent a consumption of net assets that applies to a future period and so will not be recognized as an outflow of resources (expenses/expenditures) until then. The Town has no items that qualify for reporting under this category.

Deferred inflows of resources represent an acquisition of net assets that applies to a future period and so will not be recognized as an inflow of resources (revenue) until that time. The Town has two items that qualify for reporting in this category: revenue from property taxes, and lease revenue. These amounts are deferred and recognized as an inflow from resources in the period that the amounts become available.

8. Fund Equity

Governmental accounting standards establishes 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 Nonspendable, Restricted, Committed, Assigned and Unassigned. These classifications reflect not only the nature of the funds, but also provide clarity to the level 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 fund balance is limited to negative residual fund balance. Further details on the various fund balance classifications are provided in Note III.I.

9. Interfund Transactions

Interfund services provided and used are accounted for as revenues, expenditures, or expenses. Transactions that constitute reimbursements to a fund for expenditures or expenses initially made from it that are properly applicable to another fund, are recorded as “due from other funds” or “due to other funds” on the balance sheet when they are expected to be liquidated within a reasonable amount of time. Any residual balances outstanding between the governmental activities and business-type activities are reported in the government-wide financial statements as “internal balances”.

10. Tap Fees

Water and wastewater tap fees substantially represent a contribution from developers or individuals for existing or contemplated new facilities to serve new customers. Therefore, such amounts are treated as systems development fees and are recorded as capital contributions in the Statement of Revenues, Expenses and Changes in Net Position.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

I. Summary of Significant Accounting Policies (continued)

F. Significant Accounting Policies

1. Use of Estimates

The preparation of financial statements in conformity with GAAP requires the Town'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. Credit Risk

Receivables in the Town's funds are primarily due from other governments. Management believes that the credit risk related to these receivables is minimal.

3. Restricted and Unrestricted Resources

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

II. Stewardship, Compliance, and Accountability

A. Budgetary Information

Annual appropriated expenditure budgets are adopted for all governmental funds on a basis consistent with GAAP. Annual appropriation budgets are also adopted for certain proprietary funds on a non-GAAP budget basis and are reconciled to GAAP below:

	<u>Water Fund</u>	<u>Wastewater Fund</u>	<u>Parking Fund</u>	<u>Shandoka Fund</u>
Change in net position - Budget basis	\$ 4,306,509	\$ 1,789,535	\$ (48,730)	\$ 512,891
Add(less):				
Bond principal payments	963,802	290,000	276,000	383,929
Depreciation and amortization	(1,468,500)	(470,516)	(589,490)	(330,857)
Proceeds from issuance of debt	(5,104,900)	-	-	(4,950,816)
Capitalized assets	1,477,317	2,873,225	67,249	6,096,528
Change in net position - GAAP basis	<u>\$ 174,228</u>	<u>\$ 4,482,244</u>	<u>\$ (294,971)</u>	<u>\$ 1,711,675</u>
	<u>Virginia Placer Fund</u>	<u>Sunnyside Fund</u>	<u>Voo Doo Fund</u>	
Change in net position - Budget basis	\$ (27,547)	\$ 285,350	\$ 1,395,376	
Add(less):				
Bond principal payments	288,000	245,000	2,000,000	
Depreciation and amortization	(287,567)	(517,516)	-	
Proceeds from issuance of debt	-	-	(14,643,692)	
Capitalized assets	-	-	13,489,057	
Change in net position - GAAP basis	<u>\$ (27,114)</u>	<u>\$ 12,834</u>	<u>\$ 2,240,741</u>	

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

II. Stewardship, Compliance, and Accountability (continued)

A. Budgetary Information (continued)

The Town followed these procedures in preparing, approving, and enacting its budget for 2024:

- (1) For the 2024 budget year, prior to December 10, 2023, the San Miguel County Assessor sent to the Town the final recertified assessed valuation of all taxable property within the Town's boundaries.
- (2) The Town Manager, or other qualified persons appointed by the Council, submitted to the Council, on or before the first regularly Scheduled meeting in October, a recommended budget which detailed the necessary property taxes needed along with other available revenues to meet the Town's operating requirements.
- (3) Notice of a public hearing of the budget was announced, the budget was made available in the office of the Finance Director and a public hearing was held more than 10 days after the budget was submitted to Council.
- (4) After the required public hearing, the Town Council adopted the proposed budget by resolution on or before the first regular meeting in November. The ordinance which legally appropriates expenditures for the upcoming year was passed on or before the first regular Council meeting in December.
- (5) The Town Council may make additional appropriations by ordinance during the fiscal year for unanticipated expenditures required by the Town, but such additional appropriations shall not exceed the amount by which actual and anticipated revenues of the year are exceeding the revenues as estimated in the budget, unless the appropriations are necessary to relieve an emergency endangering the public health, peace or safety. At any time during the year, the Town Council may, by affirmative vote of five or more members, transfer part or all of any unexpended funds from one department, fund, or office to another.
- (6) For the 2024 budget, on or before the first regular meeting in December, or such other date required by law, the Town Council computed and certified to the San Miguel County Commissioners a rate of levy that derived the necessary property taxes as computed in the proposed budget.
- (7) Taxes levied in one year are collected in the succeeding year. Thus, taxes certified in 2023 were collected in 2024 and taxes certified in 2024 will be collected in 2025. Taxes are due on January 1 in the year of collection; however, they may be paid in either one installment (no later than April 30) or two equal installments (not later than February 28 and June 15) without interest or penalty. Taxes that are not paid within the prescribed time bear interest at the rate of one percent (1%) per month until paid. Unpaid amounts and the accrued interest thereon become delinquent on June 16.

Changes enacted by the Colorado Legislature delayed the Certification of County tax rolls. In November 2023, a short-term property tax solution was passed during a special session, allowing Counties an extension to December 29, 2023 to provide final assessed valuations. The deadlines for the mill levy certifications were extended from December 15, 2023 to January 5, 2024.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

II. Stewardship, Compliance, and Accountability (continued)

A. Budgetary Information (continued)

Supplemental appropriations for the primary government during 2024 resulted in budget amendments as follows:

Fund	Original Amount	Final Amount
<u>Governmental Activities:</u>		
General	\$ 18,755,906	\$ 19,398,129
Capital Improvement Fund	15,650,483	11,562,038
Affordable Housing Fund	21,291,997	8,994,991
Open Space Fund	4,593,124	4,827,584
Transportation Fund	1,210,338	1,237,440
Debt Service Fund	50,060	25,601
Restricted Fund	65,800	76,800
Energy Mitigation Fund	190,750	200,750
Child Development Fund	349,099	351,394
Conservation Trust Fund	33,000	48,000
Airline Guarantee Fund	2,263,391	2,489,991
Town Lodgers' Tax Fund	1,142,937	1,374,963
Health Reserve Fund	-	2,200,000
<u>Business-type Activities:</u>		
Water Fund	5,240,423	6,837,008
Wastewater Fund	14,825,413	14,839,285
THA: Shandoka Fund	1,991,736	7,129,281
THA: Virginia Placer Fund	729,907	742,038
THA: Sunnyside Fund	740,076	776,472
THA: Voo Doo Fund	-	14,422,027

Expenditures and other financing uses in the following Town's funds exceeded appropriations, which may be a violation of state statute:

Fund	Final Budget, Including Transfers Out	2024 Expenditures	Over Budget
<u>Governmental Activities:</u>			
Airline Guarantee Fund	2,489,991	2,531,406	41,415
<u>Business-type Activities:</u>			
THA: Shandoka Fund	7,129,281	7,905,367	776,086
THA: Voo Doo Fund	14,422,027	16,226,556	1,804,529

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.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

II. Stewardship, Compliance, and Accountability (continued)

B. TABOR Amendment (continued)

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.

TABOR also requires local governments to establish an emergency reserve to be used for declared emergencies only. Emergencies, as defined by TABOR, exclude economic conditions, revenue shortfalls, or salary or fringe benefit increases. The reserve is calculated at 3% of fiscal year spending for fiscal years ending after December 31, 1995. Fiscal year spending excludes bonded debt service and enterprise spending. The Town has restricted \$1,376,000 of December 31, 2024 fund balances and net position for this purpose, which is the approximate required TABOR reserve.

In November 1994, Town voters approved a ballot question to exempt the Town from the revenue and expenditure limits of the TABOR amendment.

III. Detailed Notes on All Funds

A. Deposits and Investments

The Colorado Public Deposit Protection Act ("PDPA") requires that all units of local government deposit cash in eligible public depositories; eligibility is determined by State regulators. Amounts in deposit in excess of Federal insurance levels must be collateralized. The eligible collateral is determined by PDPA. The PDPA allows the institution to create a single collateral pool for all public funds. The pool is to be maintained by another institution or held in trust for all the uninsured public deposits as a group. The market value of collateral must be at least equal to the aggregate uninsured deposits.

Local Government Investment Pool – At December 31, 2024, the Town had invested \$38,825,244 in the Colorado Government Liquid Asset Trust ("COLOTRUST"). COLOTRUST is an investment vehicle established by State statute for local government entities in Colorado to pool surplus funds for investment purposes, and is registered with the State Securities Commissioner. A designated custodial bank provides safekeeping and depository services in connection with the direct investment and withdrawal functions of each pooled investment.

The majority of securities owned by COLOTRUST are held by the Federal Reserve Bank in the account maintained for the custodial bank. The custodian's internal records identify investments owned by COLOTRUST. COLOTRUST's investments consist of U.S. Treasury and U.S. agency securities, and repurchase agreements collateralized by U.S. Treasury and U.S. agency securities. These investments are not categorized because the underlying securities cannot be determined. Of the investments held in COLOTRUST at December 31, 2024, the Town had invested in COLOTRUST PLUS+, which operates similarly to money market funds and each share is equal in value to \$1.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

III. Detailed Notes on All Funds (continued)

A. Deposits and Investments (continued)

At December 31, 2024, the Town had the following cash and investments with the following maturities:

	<u>Standard & Poors Rating</u>	<u>Carrying amounts</u>	<u>Maturities</u>	
			<u>Less than one year</u>	<u>One to five years</u>
<u>Deposits:</u>				
Petty cash	Not Rated	\$ 1,065	\$ 1,065	\$ -
Checking	Not Rated	9,245,085	9,245,085	-
Savings	Not Rated	19,279,908	19,279,908	-
<u>Investments:</u>				
Investment pools	AAAm	38,825,244	38,825,244	-
Total Cash and Investments		<u>\$ 67,351,302</u>	<u>\$67,351,302</u>	<u>\$ -</u>

Reconciliation to Statement of Net Position:

Governmental activities - Unrestricted	37,376,565
Governmental activities - Restricted	1,704,581
Business-type activities - Unrestricted	17,807,443
Business-type activities - Restricted	<u>10,462,713</u>
Total Cash and Investments	<u>\$ 67,351,302</u>

Restricted cash and investments represent unspent bond proceeds.

The Town measures and records its investments using fair value measurement guidelines established by GAAP. At December 31, 2024, the Town had the following recurring fair value measurements:

<u>Investments Measured at Net Asset Value</u>	<u>Total</u>
COLOTRUST	<u>\$ 38,825,244</u>

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

III. Detailed Notes on All Funds (continued)

A. Receivables

Receivables as of December 31, 2024 for the Town's funds, including applicable allowances for uncollectible accounts, were as follows:

	General Fund	Capital Improvement Fund	Affordable Housing Fund	Non-major Governmental Funds
Taxes	\$ 1,118,910	\$ -	\$ 1,011,928	\$ -
Trade accounts	73,942	-	-	20,078
Intergovernmental	1,646,109	1,852	-	-
Notes	-	-	-	650,000
Other	-	47,287	-	382
Gross Receivables	<u>2,838,961</u>	<u>49,139</u>	<u>1,011,928</u>	<u>670,460</u>
Less: Allowance for uncollectibles	-	-	-	(14,439)
Net Receivables	<u>2,838,961</u>	<u>49,139</u>	<u>1,011,928</u>	<u>656,021</u>

	Water Fund	Wastewater Fund	Telluride Housing Authority	Internal Service Fund	Total
Taxes	\$ 557,971	\$ -	\$ -	\$ -	\$ 2,688,809
Trade accounts	143,714	303,767	49,505	-	591,006
Intergovernmental	-	306,546	1,900,000	-	3,854,507
Leases	-	-	1,113,988	-	1,763,988
Notes	-	-	-	-	650,000
Other	12,274	3,915	-	70,172	134,030
Gross Receivables	<u>713,959</u>	<u>614,228</u>	<u>3,063,493</u>	<u>70,172</u>	<u>9,682,340</u>
Less: Allowance for uncollectibles	-	-	-	-	(14,439)
Net Receivables	<u>713,959</u>	<u>614,228</u>	<u>3,063,493</u>	<u>70,172</u>	<u>9,667,901</u>

C. Interfund Payables and Transfers

Interfund balances at December 31, 2024 were as follows:

	Due from	Due to
General Fund	\$ 1,621,524	\$ -
Telluride Housing Authority:		
Voo Doo Fund	-	1,621,524
	<u>\$ 1,621,524</u>	<u>\$ 1,621,524</u>

Interfund balances at December 31, 2024 are a result of interfund services provided.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

III. Detailed Notes on All Funds (continued)

C. Interfund Payables and Transfers (continued)

Interfund transfers during 2024 were as follows:

Transferred From:	Transferred To:			
	General Fund	Transportation Fund	Non-major Governmental Funds	Enterprise Wastewater Fund
General Fund	\$ -	\$ -	\$ 167,856	\$ -
Transportation Sub-Fund	147,475	-	-	-
Capital Improvement Fund	145,818	1,000,000	2,332,171	-
Affordable Housing Fund	38,001	-	-	-
Open Space Fund	30,000	-	-	-
Non-major governmental funds	50,686	-	-	2,100,000
Water Fund	447,749	-	-	-
Wastewater Fund	447,749	-	-	-
Telluride Housing Authority: Shandoka Fund	133,206	-	-	-
	<u>\$ 1,440,684</u>	<u>\$ 1,000,000</u>	<u>\$ 2,500,027</u>	<u>\$ 2,100,000</u>

Transferred From:	Transferred To:			
	Enterprise Funds			
	THA Voo Doo Fund	THA Shandoka Fund	THA Sunnyside Fund	THA Virginia Placer
Capital Improvement Fund	\$ 359,690	\$ -	\$ -	\$ -
Affordable Housing Fund	272,800	1,096,087	20,000	97,000
	<u>\$ 632,490</u>	<u>\$ 1,096,087</u>	<u>\$ 20,000</u>	<u>\$ 97,000</u>

Transferred From:	Transferred To:	
	Enterprise Health Reserve	
	Fund	Total
General Fund	\$ 52,000	\$ 219,856
Transportation Sub-Fund	-	147,475
Capital Improvement Fund	-	3,837,679
Affordable Housing Fund	-	1,523,888
Open Space Fund	-	30,000
Non-major governmental funds	-	2,150,686
Water Fund	-	447,749
Wastewater Fund	-	447,749
Telluride Housing Authority: Shandoka Fund	-	133,206
	<u>\$ 52,000</u>	<u>\$ 8,938,288</u>

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

III. Detailed Notes on All Funds (continued)

C. Interfund Payables and Transfers (continued)

During the year ended December 31, 2024, the Town made the following significant one-time transfers:

1. A transfer of \$1,000,000 from the Capital Improvement Fund to the Transportation Fund to cover various staffing and operational costs.
2. A transfer of \$2,332,171 from the Capital Improvement Fund to the non-major Street Alley and Bridge Fund to accumulate reserves to fund large street infrastructure projects.
3. A transfer of \$447,749 from the Water Fund to the General Fund to cover various staffing and operational costs.
4. A transfer of \$447,749 from the Wastewater Fund to the General Fund to cover various staffing and operational costs.
5. A transfer of \$2,100,000 from the non-major Reserve Capital Improvement Fund to the Wastewater Fund to assist with payment of debt related to wastewater treatment plan improvements.
6. A transfer of \$1,096,087 from the Affordable Housing Fund to the Shandoka Fund to subsidize a portion of the Building F construction costs.

D. Interfund Loans

In 2003, the Affordable Housing Fund loaned \$963,000 to the Shandoka Fund to acquire real property. Terms of the interfund loan are annual principal and interest payments beginning in 2005 and ending in 2024, with interest at 4% per annum. At December 31, 2024, the principal of the loan had been paid in full.

Interest payments made by the Shandoka Fund to the Affordable Housing Fund during 2024 totaled \$1,957.

E. Note Receivable

In October 2023, the Town advanced \$650,000 to Telluride Hospital District (“THD”) under a promissory note, which provided funding for THD to continue its services and to address operating shortfalls. The note, which was non-interest bearing, was to mature October 31, 2024, but the Town and THD executed a new note in October 2024 to revise the terms of repayment and extend the maturity date to April 2028.

At December 31, 2024, THD owed the Town a principal balance of \$650,000, which is to be repaid as follows:

Year Ending December 31,	Governmental Activities		
	Principal	Interest	Total
2025	\$ 150,000	\$ -	\$ 150,000
2026	150,000	-	150,000
2027	175,000	-	175,000
2028	175,000	-	175,000
	\$ 650,000	\$ -	\$ 650,000

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

III. Detailed Notes on All Funds (continued)

F. Lease Receivable

Business-type Activities:

The Town leases commercial retail space within the Voo Doo affordable housing project to Cowgirl Coffee, LLC (the “lessee”), pursuant to a lease agreement effective November 1, 2024. The non-cancelable term of the lease agreement, including options to extend which the Town believes will be exercised by the lessee, is 10 years. The lease agreement has a fixed annual base rental payment of \$10,477 per month, which is increased annually by 2% throughout the lease term. Under the terms of the lease, the initial 6 months of rental payments (November 1, 2024, until April 30, 2025), are to be deferred, and will be paid by the lessee through equal incremental monthly payments over a repayment period of 5 years, in addition to the monthly base rent due.

The discount rate of the lease is 4.29%.

During 2024, the Town recognized \$0 in lease revenue, \$0 in interest revenue, and \$0 in variable payment revenue related to the lease.

At December 31, 2024, the Town’s receivable for lease payment was \$1,113,988, and the deferred inflow of resources associated with these leases, which will be recognized as revenue over the lease term, was \$1,113,988.

The following is a schedule of future principal and interest lease payments due under the terms of the lease, without regard to future variable payments, at December 31, 2024:

<u>Year Ending December 31,</u>	Business-type Activities		
	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2025	\$ 81,159	\$ 44,565	\$ 125,724
2026	87,198	41,041	128,239
2027	93,547	37,256	130,803
2028	100,123	33,296	133,419
2029	107,229	28,859	136,088
2030 - 2034	644,732	68,711	713,443
	<u>\$ 1,113,988</u>	<u>\$ 253,728</u>	<u>\$ 1,367,716</u>

In 2025, the lease was amended; consequently, remeasurement of the lease receivable and deferred inflows of resources will occur in 2025 to reflect the new terms of the modified lease agreement.



Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

III. Detailed Notes on All Funds (continued)

G. Capital Assets

Capital asset activity for the year ended December 31, 2024 was as follows:

	<u>Beginning Balance</u>	<u>Increases</u>	<u>Decreases</u>	<u>Ending Balance</u>
Governmental Activities:				
Capital assets, not being depreciated:				
Land	\$ 80,556,438	\$ -	\$ -	\$ 80,556,438
Construction in progress	360,747	1,486,812	(93,222)	1,754,337
Total capital assets, not being depreciated	<u>80,917,185</u>	<u>1,486,812</u>	<u>(93,222)</u>	<u>82,310,775</u>
Capital assets, being depreciated:				
Buildings	13,180,956	-	-	13,180,956
Infrastructure	37,937,485	-	-	37,937,485
Equipment and vehicles	5,862,872	1,181,601	(319,245)	6,725,228
Improvements	15,635,310	-	-	15,635,310
Total capital assets, being depreciated	<u>72,616,623</u>	<u>1,181,601</u>	<u>(319,245)</u>	<u>73,478,979</u>
Less accumulated depreciation for:				
Buildings	(7,940,684)	(264,596)	-	(8,205,280)
Infrastructure	(24,311,848)	(1,291,283)	-	(25,603,131)
Equipment and vehicles	(5,160,566)	(423,771)	319,245	(5,265,092)
Improvements	(6,801,682)	(1,028,118)	-	(7,829,800)
Total accumulated depreciation	<u>(44,214,780)</u>	<u>(3,007,768)</u>	<u>319,245</u>	<u>(46,903,303)</u>
Total depreciable capital assets, net	<u>28,401,843</u>	<u>(1,826,167)</u>	<u>-</u>	<u>26,575,676</u>
Capital Assets, Net	<u>\$ 109,319,028</u>	<u>\$ (339,355)</u>	<u>\$ (93,222)</u>	<u>\$ 108,886,451</u>
Business-type Activities				
Capital assets, not being depreciated:				
Land	\$ 4,721,011	\$ -	\$ -	\$ 4,721,011
Construction in progress	17,973,475	1,909,957	(16,329,586)	3,553,846
Total capital assets, not being depreciated	<u>22,694,486</u>	<u>1,909,957</u>	<u>(16,329,586)</u>	<u>8,274,857</u>
Capital assets, being depreciated:				
Treatment plants and systems	49,620,795	5,308,166	-	54,928,961
Infrastructure	207,269	-	-	207,269
Buildings and improvements	44,903,008	33,047,590	-	77,950,598
Equipment and vehicles	1,507,289	67,249	-	1,574,538
Total capital assets, being depreciated	<u>96,238,361</u>	<u>38,423,005</u>	<u>-</u>	<u>134,661,366</u>
Less accumulated depreciation for:				
Treatment plants and systems	(23,493,484)	(1,819,951)	-	(25,313,435)
Infrastructure	(74,882)	(13,818)	-	(88,700)
Buildings and improvements	(11,387,617)	(1,721,779)	-	(13,109,396)
Equipment and vehicles	(1,131,902)	(108,898)	-	(1,240,800)
Total accumulated depreciation	<u>(36,087,885)</u>	<u>(3,664,446)</u>	<u>-</u>	<u>(39,752,331)</u>
Total depreciable capital assets, net	<u>60,150,476</u>	<u>34,758,559</u>	<u>-</u>	<u>94,909,035</u>
Capital Assets, Net	<u>\$ 82,844,962</u>	<u>\$ 36,668,516</u>	<u>\$ (16,329,586)</u>	<u>\$ 103,183,892</u>

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

III. Detailed Notes on All Funds (continued)

G. Capital Assets (continued)

The Town had capital outlay and depreciation expense for the following functions/programs:

	Capital Outlay	Depreciation Expense
Governmental Activities:		
General government	\$ 115,376	\$ 105,098
Public safety	99,310	89,629
Public works	960,168	1,425,828
Community and economic development	-	7,830
Culture and recreation	1,280,527	1,319,124
Transportation	194,415	60,259
Total Governmental Activities	\$ 2,649,796	\$ 3,007,768
Business-type Activities:		
Water	\$ 1,477,317	\$ 1,468,500
Wastewater	2,873,225	470,516
Parking	67,249	589,490
THA:		
Shandoka	6,096,528	330,857
Virginia Placer	-	287,567
Sunnyside	-	517,516
Voo Doo	13,489,057	-
Total Business-type Activities	\$ 24,003,376	\$ 3,664,446

H. Long-Term Debt

Governmental Activities:

1. 2020 Sales Tax Revenue Bonds

The Town issued Taxable Sales Tax Revenue Bonds, Series 2020 in the principal amount of \$1,900,000 on December 1, 2020 to refund the Taxable Sales Tax Revenue Bonds, Series 2009. The bonds mature November 1, 2029 and are subject to mandatory sinking fund redemption, payable semi-annually on May 1 and November 1. The bonds bear an interest rate of 2.03% per annum. The bonds are subject to redemption prior to its maturity at the option of the Town, in whole but not in part, on November 1, 2025, and on any May 1 or November 1 thereafter, at a redemption price equal to the principal amount of the bonds then outstanding plus accrued interest to the redemption date without a premium. The refunding reduced total debt service payments over the next 9 years by \$336,657 and resulted in an economic gain of \$315,967.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

III. Detailed Notes on All Funds (continued)

H. Long-Term Debt (continued)

Governmental Activities (continued):

2. 2021 Refunding Certificates of Participation

In August 2021, the Town issued \$4,405,000 in Certificates of Participation to advance refund all outstanding Series 2013 Certificates of Participation, which were used to finance a municipal office building and finance the construction and additional other improvements to the Town's water treatment facility. The Certificates bear an effective interest rate not to exceed 2.85% and have a scheduled maturity of December 2033. \$275,312 of the issued 2021 Refunding Certificates of Participation are included as governmental activities, with the remaining \$4,129,688 reflected as business-type activities. The 2021 Refunding Certificates of Participation are serviced by the Town's Debt Service Fund and Water Fund.

3. Annual Debt Service Requirements – Governmental Activities

Debt service requirements to maturity at December 31, 2024 for bonds and certificates of participation associated with the Town's governmental activities are as follows:

Years Ending December 31,	Governmental Activities					
	2020 Sales Tax Revenue Bonds		2021 Refunding Certificates of Participation		Total Governmental Activities	
	Principal	Interest	Principal	Interest	Principal	Interest
2025	\$ 210,000	\$ 22,330	\$ 19,730	\$ 5,730	\$ 229,730	\$ 28,060
2026	215,000	18,067	20,420	5,168	235,420	23,235
2027	220,000	13,703	21,090	4,586	241,090	18,289
2028	225,000	9,237	21,742	3,985	246,742	13,222
2029	230,000	4,669	22,374	3,365	252,374	8,034
2030-2033	-	-	95,694	6,912	95,694	6,912
	<u>\$ 1,100,000</u>	<u>\$ 68,006</u>	<u>\$ 201,050</u>	<u>\$ 29,746</u>	<u>\$ 1,301,050</u>	<u>\$ 97,752</u>

Business-Type Activities:

4. 2017 Virginia Placer Revenue Bonds

The Town, when developing the Virginia Placer project (a sub fund of the THA Fund), issued the Series 2017 Housing Revenue Bonds in the principal amount of \$8,602,000 with semi-annual payments of approximately \$258,000 at a rate of 3.24% per annum and a final payment of \$2,875,846 to be paid on November 1, 2036. Pledged revenue comprises the rent revenue on the Virginia Placer housing units. Annual principal and interest payments on the bonds are expected to require approximately 100% of pledged revenues. The Bonds are secured by the land on which the Virginia Placer affordable housing units are constructed.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

III. Detailed Notes on All Funds (continued)

H. Long-Term Debt (continued)

Business-Type Activities (continued):

5. 2018 Parking Revenue Bonds

During 2018, the Town issued the Series 2018 Parking Revenue Bonds as two term bonds with an aggregate principal balance of \$4,200,000 to finance the construction of a parking garage and related facilities in the Town. The Series 2018 Parking Revenue Bonds require annual debt service payments of about \$410,000 including interest with interest rates of 4.21% per annum on \$1,718,000 of bonds maturing December 1, 2025 and 4.53% per annum on bonds maturing on December 1, 2032. Pledged revenue comprises parking fees collected by the Town. Annual principal and interest payments on the bonds are expected to require approximately 100% of pledged revenues.

6. 2020 Wastewater Revenue Loan

On May 1, 2020, the Town executed a loan agreement with the Colorado Water Resources and Power Development Authority ("CWRPDA") for \$7,400,000 to fund the acquisition, construction and completion of certain near-term improvements to the Telluride Regional Wastewater Treatment Plant. Payments of interest and principal are due semiannually and interest rates vary from 2% to 4% per annum. The loan had a premium of \$517,862 that is amortized over the term to maturity of the note in May 2040. The note is to be paid from fees collected in the Water Fund and from any other Town source as necessary.

7. 2021 Telluride Housing Authority – Shandoka Revenue Refunding Bonds

The Town issued the Telluride Housing Authority Revenue Refunding Bonds (Shandoka Housing Project) Taxable (Convertible Tax-Exempt), Series 2021, on August 3, 2021 in the principal amount of \$3,990,000 to refund the Telluride Housing Authority Multifamily Housing Revenue Bonds (Shandoka Apartment Project), Series 2002. The Series 2021 Bonds are initially issued as taxable, convertible to tax-exempt, on or after January 1, 2022. The bonds initially bear interest at the Taxable rate of 2.63% per annum but, upon conversion (if any), the Bonds bear interest at 2.08% per annum if the Bonds have been designated by the Authority as Bank Qualified, or 2.19% per annum if the Bonds have not been so designated as Bank Qualified. Interest is paid semiannually on May 1 and November 1 each year commencing November 1, 2021.

The Series 2021 Bonds mature November 1, 2032 and are subject to mandatory sinking fund redemption at a redemption price equal to 100% of the principal amount plus accrued interest to the redemption date, without premium. The Town contributed \$1,056,488 to pay off bonds in the amount of \$4,912,421. The refunding reduced total debt service payments over the next 10 years by \$449,933; the net present value of the savings from the bond refunding was \$160,448.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

IV. Detailed Notes on All Funds (continued)

H. Long-Term Debt (continued)

Business-Type Activities (continued):

8. Telluride Housing Authority – 2021 Sunnyside Revenue Bonds Series A and B

On January 21, 2021, the Town issued Telluride Housing Authority Tax-Exempt and Taxable Revenue Bonds, Series 2021A and Series 2021B, in the principal amounts of \$10,000,000 and \$1,965,000, respectively, to finance the Sunnyside Housing Project.

The Series 2021A Bonds are issued as a single-term bond in the maximum principal amount of \$10,000,000; with principal amounts advanced as needed for construction of the affordable housing project. The bond proceeds were deposited to a Project Fund. The Series 2021A Bonds mature December 1, 2040 and bear interest at 2.85% per annum on the unpaid balance of the total maximum principal. Interest payments are made semi-annually on June 1 and December 1 each year commencing June 1, 2021. The Series 2021A Bonds are subject to mandatory sinking fund redemption at a redemption price equal to 100% of the principal amount plus accrued interest to the redemption date, without premium beginning December 1, 2030.

The Series 2021B bonds are issued as a single-term bond in the maximum principal amount of \$1,965,000; with principal amounts advanced in 2021 and 2022 per the bond documents. The 2021B Bonds mature December 1, 2030 and bear interest at 3.5% per annum on the unpaid balance of the total advanced principal advanced on the 2021B Bonds from the respective Advance Dates to maturity or prior redemption. Interest is payable semi-annually on June 1 and December 1 each year, commencing June 1, 2021. The 2021B Bonds are subject to mandatory sinking fund redemption as a redemption price equal to 100% of the principal amount plus accrued interest to the redemption date, without premium. The 2021B Bonds are to be redeemed on December 1 annually, commencing in 2023, through 2030.

9. 2020 General Obligation Bonds

The Town issued General Obligation Refunding Bonds, Series 2020 for the purpose of refunding the Town's outstanding General Obligation Bonds, Series 2010B. The total principal balance of the Series 2020 Bonds was \$5,146,000 and the total amount paid to escrow, including a contribution from the Town, was \$5,670,000. The interest rate on the bonds is 1.42% per annum, with principal and interest payments due semiannually on June 1 and December 1, commencing June 1, 2021 with final maturity December 1, 2030. This refunding reduced total debt service payments over the next 10 years by approximately \$1,500,000. The net present value of the savings from the bond refunding was \$627,986.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

IV. Detailed Notes on All Funds (continued)

H. Long-Term Debt (continued)

Business-Type Activities (continued):

10. Telluride Housing Authority – 2022 Voo Doo Revenue Bonds Series A and B

On December 29, 2022, the Town issued Telluride Housing Authority Tax-Exempt and Taxable Revenue Bonds, Series 2022A and Series 2022B, in the principal amounts of \$6,070,000 and \$2,245,000, respectively, to finance the Voo Doo Housing Project.

The Series 2022A bonds are issued as a single-term bond in the maximum principal amount of \$6,070,000, or such lesser amount equal to the aggregate principal amount advanced to the Town. The bonds will mature December 1, 2032 and bear interest at 4.69% per annum on the unpaid balance of the total principal advanced on the 2022A bonds. Interest is payable semiannually on June 1 and December 1 of each year, commencing June 1, 2023. The 2022A bonds are subject to mandatory sinking fund redemption at a redemption price equal to 100% of the principal amount redeemed plus accrued interest. Principal payments are due on December 1 of each year. The initial advance on the 2022A bonds was \$52,361; thereafter, advances are to be made in the principal amount and at the times set forth in the bond purchase agreement.

The Series 2022B bonds are issued as a single-term bond in the maximum principal amount of \$2,245,000 or such lesser amount equal to the aggregate principal amount advanced by the purchaser to the Town in accordance with the bond purchase agreement. The 2022B bonds are to mature December 31, 2032 and bear interest equal to 5.86% per annum on the unpaid balance of the total principal advanced from the advance date to maturity. Interest is due semiannually on June 1 and December 1 each year, commencing June 1, 2023. The 2022B bonds are subject to mandatory sinking fund redemption at a redemption price equal to 100% of the principal amount redeemed plus accrued interest. Principal payments are due on December 1 of each year. The initial advance on the 2022B bonds was \$54,280; thereafter, advances are to be made in the principal amount and at the times set forth in the bond purchase agreement.

The advance dates for the Series 2022A and 2022B bonds are as follows:

<u>Advance Date</u>	<u>2022A Bonds</u>	<u>2022B Bonds</u>
Closing date	\$ 52,361	\$ 54,280
March 1, 2023	52,140	107,734
June 1, 2023	310,938	266,392
September 1, 2023	1,236,238	316,214
December 1, 2023	1,433,619	312,833
March 1, 2024	1,221,483	309,523
June 1, 2024	1,214,237	306,282
September 1, 2024	548,984	353,627
November 30, 2024	-	218,115
	<u>\$ 6,070,000</u>	<u>\$ 2,245,000</u>

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

IV. Detailed Notes on All Funds (continued)

H. Long-Term Debt (continued)

Business-Type Activities (continued):

11. Telluride Housing Authority – 2023 Voo Doo Revenue Bonds

On January 19, 2023, the Town issued Telluride Housing Authority Tax-Exempt Revenue Bonds, Series 2023A in the principal amount of \$13,750,000 to finance the Voo Doo Housing Project.

The Series 2023A bonds are issued as a single-term bond in the maximum amount of \$13,750,000, or such lesser amount equal to the aggregate principal amount advanced to the Town. The Series 2023A Bonds bear interest at 5.52% per annum on the unpaid balance of the total principal advanced on the 2023A bonds, mature in annual increments from December 1, 2025 through 2032, and are secured by tenant rental revenues. Interest is payable semiannually on June 1 and December 1 of each year, commencing June 1, 2023. The 2023A Bonds are subject to mandatory sinking fund redemption at a redemption price equal to 100% of the principal amount redeemed plus accrued interest.

At closing, the initial advance on the 2023A bonds was \$55,744; thereafter, advances are to be made in the principal amount and at the times set forth in the bond purchase agreement.

In 2024, the Town received a capital housing grant from the State of Colorado's Department of Local Affairs on behalf of the Division of Housing, which awarded \$2,000,000 for capital housing. The Town drew down \$1,900,000 on this grant in 2024, which was utilized to pay down the principal of the 2023A bonds.

The advance dates for the 2023 bonds are as follows:

Advance Date	Amount
Closing date	\$ 55,744
June 1, 2023	1,090,275
September 1, 2023	1,074,114
December 1, 2023	1,058,426
March 1, 2024	1,043,189
June 1, 2024	2,056,767
September 1, 2024	2,245,995
November 30, 2024	5,125,490
	\$ 13,750,000

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

IV. Detailed Notes on All Funds (continued)

H. Long-Term Debt (continued)

Business-Type Activities (continued):

12. 2024 Certificates of Participation

In January 2024, the Town issued \$9,265,000 in Certificates of Participation to 1) finance a portion of the costs of extending, bettering, improving and equipping the Town's water system, including the acquisition, construction, installation and improvement of the Mill Creek Water Treatment Plant (\$4,540,000) and 2) to plan for and remodel Building F of the Shandoka housing units under Telluride Housing Authority (\$4,725,000). The Series 2024 Certificates of Participation bear interest at 5% per annum, mature in annual increments from November 2024 through 2053, and are secured by water utility and housing rental revenues.

13. Annual Debt Service Requirements – Business-Type Activities

Debt service requirements to maturity at December 31, 2024 for bonds, loans, and certificates of participation associated with the Town's business-type activities are as follows:

Years Ending December 31,	Business-Type Activities					
	2017 Housing Bonds		2018 Parking Bonds		2020 Wastewater Loan	
	Principal	Interest	Principal	Interest	Principal	Interest
2025	\$ 298,000	\$ 221,659	\$ 289,000	\$ 121,463	\$ 300,000	\$ 217,800
2026	307,000	211,955	301,000	109,264	300,000	208,800
2027	316,000	201,960	314,000	95,628	310,000	196,600
2028	326,000	191,668	328,000	81,404	325,000	183,900
2029	337,000	181,046	343,000	66,546	340,000	170,600
2030-2034	1,858,000	733,255	1,126,000	103,511	1,900,000	635,000
2035-2039	3,449,000	191,619	-	-	2,285,000	252,850
2040	-	-	-	-	500,000	7,500
	<u>\$ 6,891,000</u>	<u>\$ 1,933,162</u>	<u>\$ 2,701,000</u>	<u>\$ 577,816</u>	<u>\$ 6,260,000</u>	<u>\$ 1,873,050</u>

Years Ending December 31,	Business-Type Activities					
	2021 Housing Bonds		2021A Sunnyside Bonds		2021B Sunnyside Bonds	
	Principal	Interest	Principal	Interest	Principal	Interest
2025	\$ 340,000	\$ 61,464	\$ -	\$ 285,000	\$ 255,000	\$ 51,056
2026	350,000	54,392	-	285,000	265,000	42,012
2027	355,000	47,112	-	285,000	290,000	32,754
2028	365,000	39,728	-	285,000	300,000	22,575
2029	375,000	32,136	-	285,000	315,000	12,031
2030-2034	1,170,000	49,088	1,715,000	1,329,869	55,000	1,765
2035-2039	-	-	2,115,000	1,059,167	-	-
2040	-	-	6,170,000	161,191	-	-
	<u>\$ 2,955,000</u>	<u>\$ 283,920</u>	<u>\$ 10,000,000</u>	<u>\$ 3,975,227</u>	<u>\$ 1,480,000</u>	<u>\$ 162,193</u>

(continued)

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

IV. Detailed Notes on All Funds (continued)

H. Long-Term Debt (continued)

Business-Type Activities (continued):

13. Annual Debt Service Requirements – Business-Type Activities (continued)

Business-Type Activities (continued)						
Years Ending December 31,	2020 General Obligation Bonds		2021 Certificates of Participation		2022A Voo Doo Bonds	
	Principal	Interest	Principal	Interest	Principal	Interest
2025	\$ 513,000	\$ 44,971	\$ 295,953	\$ 85,949	\$ 5,000	\$ 284,683
2026	517,000	37,687	306,293	77,515	5,000	284,449
2027	523,000	30,345	316,356	68,785	5,000	284,214
2028	530,000	22,919	326,131	59,769	5,000	283,980
2029	538,000	12,393	335,610	50,475	10,000	283,745
2030-2033	546,000	7,753	1,435,427	103,679	6,040,000	844,435
	<u>\$ 3,167,000</u>	<u>\$ 156,068</u>	<u>\$ 3,015,770</u>	<u>\$ 446,172</u>	<u>\$ 6,070,000</u>	<u>\$ 2,265,506</u>

Years Ending December 31,	2022B Voo Doo Bonds		2023A Voo Doo Bonds		2024 Certificates of Participation - Water	
	Principal	Interest	Principal	Interest	Principal	Interest
2025	\$ 5,000	\$ 131,557	\$ 5,000	\$ 648,600	\$ 145,000	\$ 218,500
2026	5,000	131,264	5,000	648,324	150,000	211,250
2027	5,000	130,971	5,000	648,048	160,000	203,750
2028	5,000	130,678	5,000	647,772	165,000	195,750
2029	5,000	130,385	5,000	647,496	175,000	187,500
2030-2034	2,220,000	389,397	11,725,000	1,940,832	1,005,000	797,750
2035-2039	-	-	-	-	1,290,000	519,750
2040-2043	-	-	-	-	1,280,000	164,250
	<u>\$ 2,245,000</u>	<u>\$ 1,044,252</u>	<u>\$ 11,750,000</u>	<u>\$ 5,181,072</u>	<u>\$ 4,370,000</u>	<u>\$ 2,498,500</u>

Years Ending December 31,	2024 Certificates of Participation - Shandoka		Total Business-Type Activities	
	Principal	Interest	Principal	Interest
2025	\$ -	\$ 213,569	\$ 2,450,953	\$ 2,586,271
2026	-	213,569	2,511,293	2,515,481
2027	90,000	213,569	2,689,356	2,438,736
2028	95,000	209,069	2,775,131	2,354,212
2029	100,000	204,319	2,878,610	2,263,672
2030-2034	565,000	943,344	31,360,427	7,879,678
2035-2039	720,000	787,094	9,859,000	2,810,480
2040-2044	925,000	587,844	8,875,000	920,785
2045-2049	1,140,000	366,544	1,140,000	366,544
2050-2053	1,090,000	114,881	1,090,000	114,881
	<u>\$ 4,725,000</u>	<u>\$ 3,853,802</u>	<u>65,629,770</u>	<u>24,250,740</u>

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

IV. Detailed Notes on All Funds (continued)

H. Long-Term Debt (continued)

13. Changes in Long-Term Debt

Changes in the Town's long-term obligations for the year ended December 31, 2024 are as follows:

	<u>Beginning Balance</u>	<u>Additions</u>	<u>Reductions</u>	<u>Ending Balance</u>	<u>Amounts Due in One Year</u>
<u>Governmental Activities:</u>					
Bonds payable:					
2020 Sales Tax Revenue Bonds	\$ 1,305,000	\$ -	\$ (205,000)	\$ 1,100,000	\$ 210,000
Certificates of participation:					
2021 Refunding Certificates of Participation	220,370	-	(19,320)	201,050	19,730
Compensated absences*	538,307	191,997	-	730,304	182,576
Total - Governmental Activities	<u>\$ 2,063,677</u>	<u>\$ 191,997</u>	<u>\$ (224,320)</u>	<u>\$ 2,031,354</u>	<u>\$ 412,306</u>
<u>Business-type Activities:</u>					
Bonds and notes payable:					
2017 Virginia Placer Housing Revenue Bonds	\$ 7,179,000	\$ -	\$ (288,000)	\$ 6,891,000	\$ 298,000
2018 Parking Revenue Bonds	2,977,000	-	(276,000)	2,701,000	289,000
2020 Wastewater Revenue Loan	6,550,000	-	(290,000)	6,260,000	300,000
2020 General Obligation Bonds	3,671,000	-	(504,000)	3,167,000	513,000
2021 Shandoka Housing Revenue Bonds	3,290,000	-	(335,000)	2,955,000	340,000
2021A Sunnyside Tax-Exempt Revenue Bonds	10,000,000	-	-	10,000,000	-
2021B Sunnyside Tax-Exempt Revenue Bonds	1,725,000	-	(245,000)	1,480,000	255,000
2022A Voo Doo Tax-Exempt Revenue Bonds	3,085,296	2,984,704	-	6,070,000	5,000
2022B Voo Doo Tax-Exempt Revenue Bonds	1,057,453	1,187,547	-	2,245,000	5,000
2023A Voo Doo Tax-Exempt Revenue Bonds	3,278,559	10,471,441	(2,000,000)	11,750,000	5,000
Deferred amounts:					
2020 Revenue Loan issuance premium	349,721	-	(37,726)	311,995	-
Bonds and notes payable, net	43,163,029	14,643,692	(3,975,726)	53,830,995	2,010,000
Certificates of participation:					
2021 Refunding Certificates of Participation	3,305,572	-	(289,802)	3,015,770	295,953
2024 Certificates of Participation:					
Water treatment plant	-	4,540,000	(170,000)	4,370,000	145,000
Shandoka Building F	-	4,725,000	-	4,725,000	-
Deferred amounts:					
Issuance premium - Water treatment plant	-	564,900	(47,050)	517,850	-
Issuance premium - Shandoka Building G	-	225,816	(11,475)	214,341	-
Compensated absences*	50,770	19,477	-	70,247	-
Total - Business-type Activities	<u>\$ 46,519,371</u>	<u>\$ 24,718,885</u>	<u>\$ (4,494,053)</u>	<u>\$ 66,744,203</u>	<u>\$ 2,450,953</u>

*The change in the compensated absences liability is presented as a net change.

The Town's compensated absences liability will be paid from the funds from which employees' salaries are paid, as follows: General Fund, Open Space Fund, Transportation Fund, Affordable Housing Fund, Water Fund, Wastewater Fund, and Shandoka Fund.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

IV. Detailed Notes on All Funds (continued)

H. Long-Term Debt (continued)

14. Debt Requirements

The Town is compliant in its ongoing disclosure requirements to the secondary bond market in accordance with the Securities and Exchange Commission's Rule 15c2-12.

15. Advance Refunding

The Town has advance-refunded several general obligation and revenue bonds. Sufficient U.S. government, state and local government securities were placed in an irrevocable trust for the purpose of generating resources for all future debt service payments of the refunded debt. As a result, the refunded bonds are considered to be defeased and the liability has not been recorded on the financial statements. The amount of defeased bonds outstanding at December 31, 2024 cannot be readily determined.

I. Fund Balance Disclosures

The Town classifies governmental fund balances as follows:

Non-spendable fund balance – includes fund balance amounts inherently non-spendable since they represent inventories, prepaid items, and long-term portions of loans receivable.

Spendable fund balances:

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 the Town Council. The Town's original budget legislation begins with combining historical data, assessment of needs for the upcoming year and the Town's platform to review and/or make changes to each department's budget. The budget is formally presented to the Town Council via an advertised public process for the review, revisions and final approval by year-end. All subsequent budget requests made during the year, after Town Council approval, must be presented via a public process and again approved by the Town Council. The Town must take formal action through resolution to establish, modify, or rescind committed fund balance amounts.

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 Town Council or its management designees. The Town Manager has the authority to establish, modify, or rescind assigned fund balance to a specific department or project within a fund, as stated in the Town's adopted financial policies.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

IV. Detailed Notes on All Funds (continued)

I. Fund Balance Disclosures (continued)

Spendable fund balances (continued):

Unassigned – includes residual positive fund balance within the 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 Town's restricted amounts are to be spent first when both restricted and unrestricted fund balance is available unless there are legal documents or contracts that prohibit this, such as grant agreements that require dollar for dollar spending. Additionally, the Town would first use committed, then assigned, and lastly unassigned amounts when expenditures are made.

Minimum fund balance policy: Town Council has adopted a financial policy to maintain a minimum of 35% of annual expenditures in the General Fund.

V. Other Information

A. Retirement Plans

The Town's full-time marshals are required to participate in the Town of Telluride Marshal's Plan, created in accordance with Internal Revenue Code section 401. In this defined contribution plan, benefits depend solely on amounts contributed to the plan plus investments earnings.

Both employees and the Town contribute 11% of qualifying annual compensation for the first five years of employment following hire and 12.5% of qualifying annual compensation thereafter. In 2024, the Town contributed \$115,430 to the plan.

For employees other than marshals, the Town has adopted the Town of Telluride Retirement Plan, created in accordance with the Internal Revenue Code section 401. In this defined contribution plan, benefits depend solely on amounts contributed to the plan plus investment earnings. All full-time employees, excluding elected officials, are required to participate in the plan. The Town and employees each contribute 3% of qualifying annual compensation for the first five years of employment following hire, 5% of qualifying annual compensation for the next five years of employment, and 6% of qualifying annual compensation after the 10-year anniversary. In 2024, the Town contributed \$272,757 to the plan.

The Town has adopted the Town of Telluride Executive Plan for the manager and attorney, in accordance with Internal Revenue Code section 401. In this defined contribution plan, benefits depend solely on amounts contributed to the plan plus investment earnings. The Town contributes 10% of qualifying annual compensation for the manager and the manager contributes 6%. The Town contributes 8% of qualifying annual compensation for the town attorney and the town attorney contributes 6%. During 2024, the Town contributed \$32,681 to the plan.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

V. Other Information (continued)

A. Retirement Plans (continued)

The Town offers its employees a deferred compensation plan, created in accordance with Internal Revenue Code section 457. The plan, available to all Town employees, permits them to defer a portion of their salary until future years. All amounts of compensation deferred under the plan, all property and rights purchased with those amounts, and all income attributable to those amounts, property, or rights are (until paid or made available to the employee or other beneficiary) held for the exclusive benefit of the participants or their beneficiaries. The Town has no ownership interest in the plan; nor is the Town liable for any losses under the plan.

B. Risk Management

1. Town Workers' Compensation Pool

The Town is exposed to various risks of loss related to injuries of employees while on the job. Pinnacol Assurance ("Pinnacol") was established as a political subdivision of the State of Colorado under provisions of the Workers' Compensation Act of Colorado (Title 8, Article 45 of the Colorado Revised Statutes, as amended) to operate as a domestic mutual insurance company for the benefit of injured employees and dependents of deceased employees in Colorado. As required under state law, Pinnacol provides an assured source of workers' compensation insurance to Colorado employers. Pinnacol shall not refuse to insure any Colorado employer or cancel any insurance policy due to the risk of loss or amount of premium, except as otherwise provided in Title 8, Article 45, C.R.S., as amended. Pinnacol sets rates annually for the Town based on industry standards and organizational performance.

2. Health Insurance

The Town has established two health insurance plans to provide medical benefits to eligible employees. Both plans are self-funded, and the potential claims liability is determined annually based on the previous year actual expenditures. The Town is responsible for the payment of these premiums as well as the claims submitted for payment to the self-funded plans. A third party stop-loss provider has been contracted to provide coverage of any claims against the self-funded plan in excess of claims incurred individually ranging from \$50,000 to \$200,000, or \$858,525 in the aggregate.

The Health Reserve Fund has been established to account for the health insurance plans provided by the Town to its employees. The premiums charged are allocated to the Town funds that employ those covered by the health insurance plans. Settlements have not exceeded coverage for each of the past three fiscal years.

Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

V. Other Information (continued)

B. Risk Management

2. Health Insurance

Incurred but not reported claims are recorded as a liability of the Health Reserve Fund. At December 31, 2024 these claims were estimated by the administrator at \$83,881.

	2024	2023
Unpaid claims, beginning	\$ 198,733	\$ 320,277
Incurred claims, including IBNRs	1,394,599	2,354,836
Claims paid	(1,477,902)	(2,476,380)
Unpaid claims, ending	\$ 115,430	\$ 198,733

3. Colorado Intergovernmental Risk Sharing Agency

The Town is also exposed to the risks of loss related to torts; theft of, damage to, and destruction of assets; and errors and omissions. To address such risks, the Town is a participant in a public entity risk pool administered by Colorado Intergovernmental Risk Sharing Agency ("CIRSA").

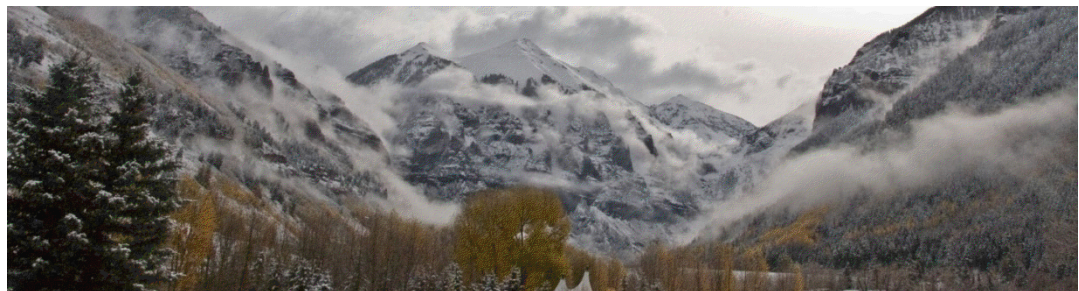
CIRSA's operations are funded by contributions from member governments. Coverage is provided in the amount of \$250,000 per claim or occurrence for property, \$1,000,000 per claim or occurrence for liability, and \$150,000 per claim or occurrence for crime. CIRSA has also acquired additional excess coverage from outside sources. While the Town may be liable for any losses in excess of this coverage, the Town does not anticipate such losses at December 31, 2024.

Surpluses or deficits realized by CIRSA for any given year are subject to change for such reasons as interest earnings on invested amounts for those years and funds, re-estimation of losses for those years and funds, and credits or distributions from surplus for those years and funds.

A copy of CIRSA's audit report can be obtained by writing to CIRSA, 3665 Cherry Creek North Drive, Denver, CO 80209, or by calling (800)-228-7136.

C. Pending Litigation

The Town is a defendant in various lawsuits. Although the outcome of these lawsuits is not presently determinable, it is the opinion of the Town attorney that the resolution of these matters will not have a material adverse effect on the financial condition of the government.



Town of Telluride, Colorado
Notes to the Financial Statements

December 31, 2024

V. Other Information (continued)

D. Construction Commitments

The Town has active construction projects ongoing at year-end.

At December 31, 2024, the Town's commitments with contractors are as follows:

<u>Project</u>	<u>Spent to Date</u>	<u>Remaining Commitment</u>
Warming hut	\$ 939,613	\$ 1,407,455
Shandoka Build F Phase 2	348,942	8,055,716
Mill Creek Water Treatment Plant - Part 2	2,391,010	129,491
Telluride Dewatering Wastewater Modeling Project	409,578	164,916
	<u>\$ 4,089,143</u>	<u>\$ 9,757,578</u>

E. Implementation of Accounting Standard

Effective January 1, 2024, the Town implemented GASB Statement No. 101, *Compensated Absences* ("GASB 101"), which requires that the Town recognize a liability for all forms of compensated absences. Including those not paid upon an employee's separation from service, such as sick leave. Under GASB 101, compensated absence liability is estimated based on historical data about the accumulation and forfeiture of leave balances, rather than solely on termination payouts. The implementation of GASB 101 was applied retroactively, but the adoption of this standard resulted in no change or restatement to the Town's net position for governmental activities or business-type activities.

REQUIRED SUPPLEMENTARY INFORMATION



Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
General Fund (including Transportation Sub-Fund)
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Taxes:					
Property tax	974,994	1,059,860	870,467	(189,393)	723,955
Sales tax	10,387,619	9,965,699	8,207,705	(1,757,994)	7,893,018
Use tax	620,330	1,690,330	1,350,025	(340,305)	473,050
Motor vehicle use tax	300,000	300,000	248,545	(51,455)	280,912
Franchise tax	282,000	282,000	275,431	(6,569)	277,633
Occupation tax	600	600	208	(392)	542
Ownership tax	41,730	41,730	30,076	(11,654)	39,850
Festival attendance taxes	225,000	225,000	212,970	(12,030)	222,260
Other	104,900	104,900	83,759	(21,141)	106,620
Total - Taxes	<u>12,937,173</u>	<u>13,670,119</u>	<u>11,279,186</u>	<u>(2,390,933)</u>	<u>10,017,840</u>
Licenses and permits:					
Business licenses	543,800	543,800	413,931	(129,869)	449,163
Other licenses	30,175	30,175	32,105	1,930	36,474
Short-term rental licenses	410,000	410,000	346,006	(63,994)	-
Building permits	265,000	600,000	579,403	(20,597)	288,735
Miscellaneous	53,517	155,117	152,696	(2,421)	108,424
Total - Licenses and permits	<u>1,302,492</u>	<u>1,739,092</u>	<u>1,524,141</u>	<u>(214,951)</u>	<u>882,796</u>
Intergovernmental:					
Grants	3,000	3,000	2,165	(835)	8,761
Other	153,738	153,738	153,740	2	227,858
Total - Intergovernmental	<u>156,738</u>	<u>156,738</u>	<u>155,905</u>	<u>(833)</u>	<u>236,619</u>
Charges for services and fees:					
Historic and architectural review fees	60,000	60,000	71,385	11,385	63,285
Zoning and subdivision fees	25,000	25,000	17,312	(7,688)	22,740
Plan check fees	165,000	410,000	408,409	(1,591)	207,970
Resource recovery fees	580,320	580,320	560,456	(19,864)	565,086
Park and recreational fees	534,375	548,375	590,028	41,653	502,418
Fines and forfeitures	59,000	71,000	70,309	(691)	54,354
Other	29,050	124,050	119,196	(4,854)	33,925
Total - Charges for services and fees	<u>1,452,745</u>	<u>1,818,745</u>	<u>1,837,095</u>	<u>18,350</u>	<u>1,449,778</u>
Investment earnings:					
Investment earnings:	660,000	1,058,000	1,103,892	45,892	831,673
Miscellaneous:					
Miscellaneous:	34,041	34,041	13,859	(20,182)	79,342
Total Revenues	<u>16,543,189</u>	<u>18,476,735</u>	<u>15,914,078</u>	<u>(2,562,657)</u>	<u>13,498,048</u>

(Continued)

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
General Fund (including Transportation Sub-Fund)
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)
(Continued)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Expenditures:					
General government:					
Council and commissions	357,075	359,865	331,996	27,869	357,251
Municipal court	56,677	62,762	61,713	1,049	53,307
Manager	654,571	634,713	586,099	48,614	1,143,463
Finance	799,740	855,895	848,631	7,264	680,642
Attorney	505,278	529,689	522,073	7,616	470,389
Clerk	535,378	546,774	524,556	22,218	450,949
Planning	359,530	323,578	303,548	20,030	268,921
Human resources	419,297	429,929	391,507	38,422	367,668
General services	1,143,944	1,228,506	1,191,837	36,669	1,410,853
Community support	414,305	414,305	414,305	-	385,400
Building	340,569	340,569	294,579	45,990	309,756
Contract services	841,756	841,756	768,334	73,422	788,626
Media support	-	-	-	-	61,289
Information technology	860,235	865,926	764,773	101,153	-
Miscellaneous operations and maintenance	289,204	289,204	250,854	38,350	226,750
Salary, bonus, and benefit reserve	150,000	-	-	-	-
Total - General government	<u>7,727,559</u>	<u>7,723,471</u>	<u>7,254,805</u>	<u>468,666</u>	<u>6,975,264</u>
Public safety:					
Law enforcement	<u>2,564,965</u>	<u>2,602,086</u>	<u>2,581,053</u>	<u>21,033</u>	<u>2,154,378</u>
Public works:					
Road and utility	1,658,153	1,672,640	1,543,074	129,566	1,387,139
Administration and engineering	982,666	981,166	852,048	129,118	771,487
Total - Public works	<u>2,640,819</u>	<u>2,653,806</u>	<u>2,395,122</u>	<u>258,684</u>	<u>2,158,626</u>
Transportation:					
Transportation	<u>1,062,863</u>	<u>1,089,965</u>	<u>962,093</u>	<u>127,872</u>	<u>912,215</u>
Culture and recreation:					
Park maintenance	1,086,260	1,081,260	878,088	203,172	893,603
Recreation service	1,464,590	1,555,751	1,497,752	57,999	1,353,882
Historic preservation	375,822	431,822	384,415	47,407	306,919
CASE	271,975	271,975	271,975	-	253,000
Total - Culture and recreation	<u>3,198,647</u>	<u>3,340,808</u>	<u>3,032,230</u>	<u>308,578</u>	<u>2,807,404</u>
Economic development:					
Community services	-	213,198	184,860	28,338	-
Total Expenditures	<u>17,194,853</u>	<u>17,623,334</u>	<u>16,410,163</u>	<u>1,213,171</u>	<u>15,007,887</u>
Excess (Deficiency) of Revenues Over Expenditures	(651,664)	853,401	(496,085)	(1,349,486)	(1,509,839)
Other Financing Sources (Uses):					
Insurance proceeds	-	6,400	6,402	2	19,004
Transfers in	2,611,171	2,435,265	2,440,684	5,419	2,547,034
Transfers (out)	(2,771,391)	(3,012,235)	(367,331)	2,644,904	(188,306)
Total Other Financing Sources (Uses)	<u>(160,220)</u>	<u>(570,570)</u>	<u>2,079,755</u>	<u>2,650,325</u>	<u>2,377,732</u>
Net Change in Fund Balance	(811,884)	282,831	1,583,670	1,300,839	867,893
Fund Balance - Beginning of Year	<u>9,015,696</u>	<u>11,026,351</u>	<u>11,026,360</u>	<u>9</u>	<u>10,158,467</u>
Fund Balance - End of Year	<u>8,203,812</u>	<u>11,309,182</u>	<u>12,610,030</u>	<u>1,300,848</u>	<u>11,026,360</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Special Revenue Fund - Open Space Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Taxes:					
Property tax	40,147	44,390	43,756	(634)	146,473
Sales and use tax	562,623	591,277	602,096	10,819	1,674,514
Real estate transfer tax	312,000	482,000	481,976	(24)	887,695
Total - Taxes	<u>914,770</u>	<u>1,117,667</u>	<u>1,127,828</u>	<u>10,161</u>	<u>2,708,682</u>
Licenses and permits:					
Business licenses	25,558	25,558	31,832	6,274	100,753
Intergovernmental:					
Grants	-	34,046	34,046	-	-
Investment earnings	180	180	-	(180)	7,516
Miscellaneous	1,100	2,100	1,000	(1,100)	2,018
Total Revenues	<u>941,608</u>	<u>1,179,551</u>	<u>1,194,706</u>	<u>15,155</u>	<u>2,818,969</u>
Expenditures:					
Culture and recreation:					
Administrative	166,800	169,930	176,373	(6,443)	108,815
Stewardship	4,418,449	4,627,279	574,836	4,052,443	354,633
Debt service:					
Principal	-	-	-	-	5,755,000
Interest	-	-	-	-	28,991
Total Expenditures	<u>4,585,249</u>	<u>4,797,209</u>	<u>751,209</u>	<u>4,046,000</u>	<u>6,247,439</u>
Excess (Deficiency) of Revenues Over Expenditures	(3,643,641)	(3,617,658)	443,497	4,061,155	(3,428,470)
Other Financing Sources (Uses):					
Transfers (out)	(7,875)	(30,375)	(30,000)	375	(196,747)
Net Change in Fund Balance	(3,651,516)	(3,648,033)	413,497	4,061,530	(3,625,217)
Fund Balance - Beginning of Year	3,651,516	3,860,346	3,860,346	-	7,485,563
Fund Balance - End of Year	<u>-</u>	<u>212,313</u>	<u>4,273,843</u>	<u>4,061,530</u>	<u>3,860,346</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Special Revenue Fund - Affordable Housing Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Taxes:					
Property tax	1,030,672	1,030,672	1,005,276	(25,396)	701,580
Sales tax	1,291,517	1,229,402	1,256,011	26,609	1,228,837
Use tax	76,670	216,670	211,321	(5,349)	73,145
Ownership tax	41,748	41,748	34,579	(7,169)	32,202
Short-term rental excise taxes and regulatory fee	2,493,222	2,493,222	2,338,532	(154,690)	1,165,950
Total - Taxes	4,933,829	5,011,714	4,845,719	(165,995)	3,201,714
Licenses and permits:					
Short-term rental business licenses	-	-	-	-	174,565
Intergovernmental:					
Grants	2,050,000	50,000	10,026	(39,974)	-
Charges for services:					
Housing mitigation and THA fees	710,000	1,760,000	1,583,909	(176,091)	936,884
Rent income	22,000	22,000	15,366	(6,634)	14,331
Total - Charges for services	732,000	1,782,000	1,599,275	(182,725)	951,215
Investment earnings	68,000	85,000	88,509	3,509	136,872
Miscellaneous	-	-	150	150	300
Total Revenues	7,783,829	6,928,714	6,543,679	(385,035)	4,464,666
Expenditures:					
Economic development:					
Housing set aside	20,202,601	8,203,306	1,626,995	6,576,311	4,882,124
Personnel	253,068	256,198	273,940	(17,742)	118,488
Administration	123,840	126,495	129,423	(2,928)	124,147
Operating support	22,500	22,500	55,734	(33,234)	13,556
Total - Economic development	20,602,009	8,608,499	2,086,092	6,522,407	5,138,315
Debt service:					
Principal	205,000	205,000	205,000	-	565,200
Interest	446,988	26,492	26,492	-	111,139
Total Expenditures	21,253,997	8,839,991	2,317,584	6,522,407	5,814,654
Excess (Deficiency) of Revenues Over Expenditures	(13,470,168)	(1,911,277)	4,226,095	6,137,372	(1,349,988)
Other Financing Sources (Uses):					
Sale of assets	50,886	50,886	50,886	-	50,886
Purchase of housing units	-	-	(1,039,897)	(1,039,897)	-
Sale of housing units	-	2,347,217	1,023,687	(1,323,530)	-
Bond proceeds	13,456,145	-	-	-	-
Transfers (out)	(38,000)	(155,000)	(1,523,888)	(1,368,888)	(148,763)
Total Other Financing Sources (Uses)	13,469,031	2,243,103	(1,489,212)	(3,732,315)	(97,877)
Net Change in Fund Balance	(1,137)	331,826	2,736,883	2,405,057	(1,447,865)
Fund Balance - Beginning of Year	1,137	328,678	328,678	-	1,776,543
Fund Balance - End of Year	-	660,504	3,065,561	2,405,057	328,678

SUPPLEMENTARY INFORMATION



Town of Telluride, Colorado
Combining Balance Sheet
General Fund and Related Sub-Fund
December 31, 2024

	<u>General Fund</u>	<u>Transportation Fund</u>	<u>Total</u>
Assets:			
Cash and investments - Unrestricted	10,948,243	277,450	11,225,693
Accounts receivable, net:			
Property taxes	1,118,910	-	1,118,910
Trade accounts	73,942	-	73,942
Intergovernmental	1,646,109	-	1,646,109
Due from other funds	1,621,524	-	1,621,524
Total Assets	<u>15,408,728</u>	<u>277,450</u>	<u>15,686,178</u>
Liabilities:			
Accounts payable	332,401	19,782	352,183
Accrued payroll and related liabilities	235,408	-	235,408
Unearned revenue	614,783	-	614,783
Deposits payable	754,864	-	754,864
Total Liabilities	<u>1,937,456</u>	<u>19,782</u>	<u>1,957,238</u>
Deferred Inflows of Resources:			
Unavailable property taxes	<u>1,118,910</u>	<u>-</u>	<u>1,118,910</u>
Fund Balances:			
Restricted:			
Emergencies	934,000	-	934,000
Assigned:			
Transportation	-	257,668	257,668
Unassigned	11,418,362	-	11,418,362
Total Fund Balances	<u>12,352,362</u>	<u>257,668</u>	<u>12,610,030</u>
Total Liabilities, Deferred Inflows of Resources, and Fund Balances	<u>15,408,728</u>	<u>277,450</u>	<u>15,686,178</u>

Town of Telluride, Colorado
Combining Statement of Revenues, Expenditures, and Changes in Fund Balances
General Fund and Related Sub-Fund
For the Year Ended December 31, 2024

	<u>General Fund</u>	<u>Transportation Fund</u>	<u>Total</u>
Revenues:			
Taxes:			
Property tax	870,467	-	870,467
Sales tax	8,207,705	-	8,207,705
Use tax	1,350,025	-	1,350,025
Motor vehicle use tax	248,545	-	248,545
Franchise tax	275,431	-	275,431
Occupation tax	208	-	208
Ownership tax	30,076	-	30,076
Festival attendance taxes	212,970	-	212,970
Other	83,759	-	83,759
Total - Taxes	<u>11,279,186</u>	<u>-</u>	<u>11,279,186</u>
Licenses and permits:			
Business licenses	413,931	-	413,931
Other licenses	32,105	-	32,105
Short-term rental licenses	346,006	-	346,006
Building permits	579,403	-	579,403
Miscellaneous	152,696	-	152,696
Total - Licenses and permits	<u>1,524,141</u>	<u>-</u>	<u>1,524,141</u>
Intergovernmental:			
Grants	2,165	-	2,165
Other	-	153,740	153,740
Total - Intergovernmental	<u>2,165</u>	<u>153,740</u>	<u>155,905</u>
Charges for services and fees:			
Historic and architectural review fees	71,385	-	71,385
Zoning and subdivision fees	17,312	-	17,312
Plan check fees	408,409	-	408,409
Resource recovery fees	560,456	-	560,456
Park and recreational fees	590,028	-	590,028
Fines and forfeitures	70,309	-	70,309
Other	116,742	2,454	119,196
Total - Charges for services and fees	<u>1,834,641</u>	<u>2,454</u>	<u>1,837,095</u>
Investment earnings:			
Investment earnings	1,103,892	-	1,103,892
Miscellaneous:			
Miscellaneous	13,859	-	13,859
Total Revenues	<u>15,757,884</u>	<u>156,194</u>	<u>15,914,078</u>

(Continued)

Town of Telluride, Colorado
Combining Statement of Revenues, Expenditures, and Changes in Fund Balances
General Fund and Related Sub-Fund
For the Year Ended December 31, 2024
(Continued)

	<u>General Fund</u>	<u>Transportation Fund</u>	<u>Total</u>
Expenditures:			
General government:			
Council and commissions	331,996	-	331,996
Municipal court	61,713	-	61,713
Manager	586,099	-	586,099
Finance	848,631	-	848,631
Attorney	522,073	-	522,073
Clerk	524,556	-	524,556
Planning	303,548	-	303,548
Human resources	391,507	-	391,507
General services	1,191,837	-	1,191,837
Community support	414,305	-	414,305
Building	294,579	-	294,579
Contract services	768,334	-	768,334
Information technology	764,773	-	764,773
Miscellaneous operations and maintenance	250,854	-	250,854
Total - General government	<u>7,254,805</u>	<u>-</u>	<u>7,254,805</u>
Public safety:			
Law enforcement	2,581,053	-	2,581,053
Public works:			
Road and utility	1,543,074	-	1,543,074
Administration and engineering	852,048	-	852,048
Total - Public works	<u>2,395,122</u>	<u>-</u>	<u>2,395,122</u>
Transportation:			
Transportation	-	962,093	962,093
Culture and recreation:			
Park maintenance	878,088	-	878,088
Recreation service	1,497,752	-	1,497,752
Historic preservation	384,415	-	384,415
CASE	271,975	-	271,975
Total - Culture and recreation	<u>3,032,230</u>	<u>-</u>	<u>3,032,230</u>
Economic development:			
Community services	184,860	-	184,860
Total Expenditures	<u>15,448,070</u>	<u>962,093</u>	<u>16,410,163</u>
Excess (Deficiency) of Revenues Over Expenditures	309,814	(805,899)	(496,085)
Other Financing Sources (Uses):			
Insurance proceeds	6,402	-	6,402
Transfers in	1,440,684	1,000,000	2,440,684
Transfers (out)	(219,856)	(147,475)	(367,331)
Total Other Financing Sources (Uses)	<u>1,227,230</u>	<u>852,525</u>	<u>2,079,755</u>
Net Change in Fund Balances	1,537,044	46,626	1,583,670
Fund Balances - Beginning of Year	<u>10,815,318</u>	<u>211,042</u>	<u>11,026,360</u>
Fund Balance - End of Year	<u><u>12,352,362</u></u>	<u><u>257,668</u></u>	<u><u>12,610,030</u></u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Capital Projects Fund - Capital Improvement Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Taxes:					
Real estate transfer tax	6,240,000	9,640,000	7,711,612	(1,928,388)	5,432,285
Intergovernmental:					
Grants	608,368	814,526	438,789	(375,737)	9,186
Investment earnings	-	-	-	-	1,148
Total Revenues	<u>6,848,368</u>	<u>10,454,526</u>	<u>8,150,401</u>	<u>(2,304,125)</u>	<u>5,442,619</u>
Expenditures:					
Capital outlay:					
Equipment and other	2,255,460	2,857,052	1,738,163	1,118,889	339,379
Capital construction	4,446,150	2,421,807	1,561,505	860,302	334,792
Municipal building maintenance	-	147,500	47,233	100,267	-
Housing	1,952,519	305,259	-	305,259	734,346
Computer systems	2,070,000	370,000	115,376	254,624	100,310
Total Expenditures	<u>10,724,129</u>	<u>6,101,618</u>	<u>3,462,277</u>	<u>2,639,341</u>	<u>1,508,827</u>
Excess (Deficiency) of Revenues Over Expenditures	(3,875,761)	4,352,908	4,688,124	335,216	3,933,792
Other Financing Sources (Uses):					
Sale of assets	12,000	12,000	-	(12,000)	172,596
Bond proceeds	1,187,547	-	-	-	-
Transfers (out)	(4,926,354)	(5,460,420)	(3,837,679)	1,622,741	(3,692,973)
Total Other Financing Sources (Uses)	<u>(3,726,807)</u>	<u>(5,448,420)</u>	<u>(3,837,679)</u>	<u>1,610,741</u>	<u>(3,520,377)</u>
Net Change in Fund Balance	(7,602,568)	(1,095,512)	850,445	1,945,957	413,415
Fund Balance - Beginning of Year	<u>9,821,178</u>	<u>11,300,653</u>	<u>11,300,653</u>	<u>-</u>	<u>10,887,238</u>
Fund Balance - End of Year	<u>2,218,610</u>	<u>10,205,141</u>	<u>12,151,098</u>	<u>1,945,957</u>	<u>11,300,653</u>

Town of Telluride, Colorado
Combining Balance Sheet
Non-major Governmental Funds
December 31, 2024

	Debt Service Fund	Capital Projects Fund	Special Revenue Funds							Totals	
	Debt Service Fund	Reserve Capital Improvement Fund	Restricted Fund	Energy Mitigation Fund	Child Development Fund	Street Alley and Bridge Fund	Conservation Trust Fund	Airline Guarantee Fund	Town Lodgers' Tax Fund		Block 23 Housing Corporation
Assets:											
Cash and investments - Unrestricted	20,114	1,869,849	178,881	423,719	7,596	1,835,275	202,699	701,302	456,500	218,111	5,914,046
Accounts receivable, net:											
Trade accounts	-	-	-	-	5,639	-	-	-	-	-	5,639
Notes	-	-	-	-	-	-	-	-	650,000	-	650,000
Other	-	-	382	-	-	-	-	-	-	-	382
Total Assets	<u>20,114</u>	<u>1,869,849</u>	<u>179,263</u>	<u>423,719</u>	<u>13,235</u>	<u>1,835,275</u>	<u>202,699</u>	<u>701,302</u>	<u>1,106,500</u>	<u>218,111</u>	<u>6,570,067</u>
Liabilities and Fund Balances:											
Liabilities:											
Accounts payable	-	-	-	13,150	1,945	311,711	-	701,302	70,830	-	1,098,938
Total Liabilities	<u>-</u>	<u>-</u>	<u>-</u>	<u>13,150</u>	<u>1,945</u>	<u>311,711</u>	<u>-</u>	<u>701,302</u>	<u>70,830</u>	<u>-</u>	<u>1,098,938</u>
Fund Balances:											
Restricted for:											
Parks and open space	-	-	-	-	-	-	202,699	-	-	-	202,699
Debt service	20,114	-	-	-	-	-	-	-	-	-	20,114
Committed for:											
Capital projects	-	-	-	-	-	1,523,564	-	-	-	-	1,523,564
Culture and recreation	-	1,869,849	179,263	-	-	-	-	-	-	-	2,049,112
Energy mitigation	-	-	-	410,569	-	-	-	-	-	-	410,569
Assigned for:											
Marketing	-	-	-	-	-	-	-	-	1,035,670	-	1,035,670
Affordable housing	-	-	-	-	-	-	-	-	-	218,111	218,111
Community services	-	-	-	-	11,290	-	-	-	-	-	11,290
Total Fund Balances	<u>20,114</u>	<u>1,869,849</u>	<u>179,263</u>	<u>410,569</u>	<u>11,290</u>	<u>1,523,564</u>	<u>202,699</u>	<u>-</u>	<u>1,035,670</u>	<u>218,111</u>	<u>5,471,129</u>
Total Liabilities and Fund Balances	<u>20,114</u>	<u>1,869,849</u>	<u>179,263</u>	<u>423,719</u>	<u>13,235</u>	<u>1,835,275</u>	<u>202,699</u>	<u>701,302</u>	<u>1,106,500</u>	<u>218,111</u>	<u>6,570,067</u>

Town of Telluride, Colorado
Combining Statement of Revenues, Expenditures and Changes in Fund Balances
Non-major Governmental Funds
For the Year Ended December 31, 2024

	Debt Service Fund	Capital Projects Fund	Special Revenue Funds							Totals	
		Reserve Capital Improvement Fund	Restricted Fund	Energy Mitigation Fund	Child Development Fund	Street Alley and Bridge Fund	Conservation Trust Fund	Airline Guarantee Fund	Town Lodgers' Tax Fund		Block 23 Housing Corporation
Revenues:											
Taxes	-	3,383,484	-	-	-	186,039	-	2,531,406	1,196,742	-	7,297,671
Licenses and permits	-	95,496	-	-	-	-	-	-	-	-	95,496
Intergovernmental	-	-	-	-	45,723	91,847	31,808	-	-	-	169,378
Charges for services and fees	-	-	20,153	425,471	181,270	-	-	-	-	12,350	639,244
Investment earnings	-	-	-	-	-	-	-	-	-	601	601
Miscellaneous	-	-	4,542	9,504	-	-	-	-	-	209	14,255
Total Revenues	-	3,478,980	24,695	434,975	226,993	277,886	31,808	2,531,406	1,196,742	13,160	8,216,645
Expenditures:											
General government	-	-	-	141,754	325,703	-	-	-	-	-	467,457
Public safety	-	-	2,500	-	-	-	-	-	-	-	2,500
Public works	-	-	-	-	-	1,857,811	-	-	-	-	1,857,811
Culture and recreation	-	-	64,251	-	-	-	4,649	-	-	-	68,900
Economic development	-	-	-	-	-	-	-	2,480,720	1,201,983	6,635	3,689,338
Debt service:											
Principal	19,320	-	-	-	-	-	-	-	-	-	19,320
Interest	6,280	-	-	-	-	-	-	-	-	-	6,280
Total Expenditures	25,600	-	66,751	141,754	325,703	1,857,811	4,649	2,480,720	1,201,983	6,635	6,111,606
Excess (Deficiency) of Revenues Over Expenditures	(25,600)	3,478,980	(42,056)	293,221	(98,710)	(1,579,925)	27,159	50,686	(5,241)	6,525	2,105,039
Other Financing Sources (Uses):											
Transfers in	25,601	-	32,255	-	110,000	2,332,171	-	-	-	-	2,500,027
Transfers (out)	-	(2,100,000)	-	-	-	-	-	(50,686)	-	-	(2,150,686)
Total Other Financing Sources (Uses)	25,601	(2,100,000)	32,255	-	110,000	2,332,171	-	(50,686)	-	-	349,341
Net Change in Fund Balance	1	1,378,980	(9,801)	293,221	11,290	752,246	27,159	-	(5,241)	6,525	2,454,380
Fund Balances - Beginning of Year	20,113	490,869	189,064	117,348	-	771,318	175,540	-	1,040,911	211,586	3,016,749
Fund Balances - End of Year	20,114	1,869,849	179,263	410,569	11,290	1,523,564	202,699	-	1,035,670	218,111	5,471,129

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Debt Service Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Miscellaneous	-	-	-	-	-
Total Revenues	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Expenditures:					
Debt service:					
Principal	19,320	19,320	19,320	-	18,897
Interest	30,740	6,281	6,280	1	6,818
Total Expenditures	<u>50,060</u>	<u>25,601</u>	<u>25,600</u>	<u>1</u>	<u>25,715</u>
Excess (Deficiency) of Revenues Over Expenditures	(50,060)	(25,601)	(25,600)	1	(25,715)
Other Financing Sources (Uses):					
Transfers in	50,060	25,601	25,601	-	45,828
Net Change in Fund Balance	-	-	1	1	20,113
Fund Balance - Beginning of Year	<u>4</u>	<u>20,113</u>	<u>20,113</u>	<u>-</u>	<u>-</u>
Fund Balance - End of Year	<u><u>4</u></u>	<u><u>20,113</u></u>	<u><u>20,114</u></u>	<u><u>1</u></u>	<u><u>20,113</u></u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Capital Projects Fund - Reserve Capital Improvement Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	<u>2024</u>			Final Budget Variance Positive (Negative)	<u>2023</u>
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Taxes:					
Property tax	120,440	133,170	131,268	(1,902)	5,260
Sales tax	1,687,870	1,773,832	1,806,289	32,457	511,991
Real estate transfer tax	936,000	1,446,000	1,445,927	(73)	470,377
Total - Taxes	<u>2,744,310</u>	<u>3,353,002</u>	<u>3,383,484</u>	<u>30,482</u>	<u>987,628</u>
Licenses and permits	75,265	75,265	95,496	20,231	3,241
Total Revenues	<u>2,819,575</u>	<u>3,428,267</u>	<u>3,478,980</u>	<u>50,713</u>	<u>990,869</u>
Expenditures:					
Miscellaneous	-	-	-	-	-
Total Expenditures	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Excess (Deficiency) of Revenues Over Expenditures	2,819,575	3,428,267	3,478,980	50,713	990,869
Other Financing Sources (Uses):					
Transfers (out)	<u>(2,100,000)</u>	<u>(2,100,000)</u>	<u>(2,100,000)</u>	<u>-</u>	<u>(500,000)</u>
Net Change in Fund Balance	719,575	1,328,267	1,378,980	50,713	490,869
Fund Balance - Beginning of Year	<u>-</u>	<u>-</u>	<u>490,869</u>	<u>490,869</u>	<u>-</u>
Fund Balance - End of Year	<u>719,575</u>	<u>1,328,267</u>	<u>1,869,849</u>	<u>541,582</u>	<u>490,869</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Special Revenue Fund - Restricted Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	<u>2024</u>			Final Budget Variance Positive (Negative)	<u>2023</u>
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Charges for services	9,100	20,100	20,153	53	22,059
Miscellaneous:					
Donations	3,600	3,600	4,542	942	5,749
Total Revenues	<u>12,700</u>	<u>23,700</u>	<u>24,695</u>	<u>995</u>	<u>27,808</u>
Expenditures:					
Public safety	2,000	2,000	2,500	(500)	4,160
Culture and recreation	63,800	74,800	64,251	10,549	22,061
Total Expenditures	<u>65,800</u>	<u>76,800</u>	<u>66,751</u>	<u>10,049</u>	<u>26,221</u>
Excess (Deficiency) of Revenues Over Expenditures	(53,100)	(53,100)	(42,056)	11,044	1,587
Other Financing Sources (Uses):					
Transfers in	-	32,255	32,255	-	50,000
Net Change in Fund Balance	(53,100)	(20,845)	(9,801)	11,044	51,587
Fund Balance - Beginning of Year	154,579	189,064	189,064	-	137,477
Fund Balance - End of Year	<u>101,479</u>	<u>168,219</u>	<u>179,263</u>	<u>11,044</u>	<u>189,064</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Special Revenue Fund - Energy Mitigation Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	<u>2024</u>			Final Budget Variance Positive (Negative)	<u>2023</u>
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Charges for services	150,000	435,000	425,471	(9,529)	152,711
Miscellaneous	7,200	7,200	9,504	2,304	10,184
Total Revenues	<u>157,200</u>	<u>442,200</u>	<u>434,975</u>	<u>(7,225)</u>	<u>162,895</u>
Expenditures:					
General government:					
Energy projects	190,750	200,750	141,754	58,996	338,394
Total Expenditures	<u>190,750</u>	<u>200,750</u>	<u>141,754</u>	<u>58,996</u>	<u>338,394</u>
Net Change in Fund Balance	(33,550)	241,450	293,221	51,771	(175,499)
Fund Balance - Beginning of Year	<u>36,462</u>	<u>117,348</u>	<u>117,348</u>	-	<u>292,847</u>
Fund Balance - End of Year	<u>2,912</u>	<u>358,798</u>	<u>410,569</u>	<u>51,771</u>	<u>117,348</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Special Revenue Fund - Child Development Fund
For the Year Ended December 31, 2024

	Original Budget	Final Budget	Actual	Final Budget Variance Positive (Negative)
Revenues:				
Intergovernmental	62,500	62,500	45,723	(16,777)
Charges for services	202,885	202,885	181,270	(21,615)
Total Revenues	<u>265,385</u>	<u>265,385</u>	<u>226,993</u>	<u>(38,392)</u>
Expenditures:				
General government:				
Personnel	332,509	334,804	313,541	21,263
Purchased services	7,955	7,955	1,969	5,986
Materials and equipment	5,982	5,982	6,302	(320)
Utilities	2,653	2,653	3,891	(1,238)
Total Expenditures	<u>349,099</u>	<u>351,394</u>	<u>325,703</u>	<u>25,691</u>
Excess (Deficiency) of Revenues Over Expenditures	(83,714)	(86,009)	(98,710)	(12,701)
Other Financing Sources (Uses):				
Transfers in	85,000	110,000	110,000	-
Net Change in Fund Balance	1,286	23,991	11,290	(12,701)
Fund Balance - Beginning of Year	-	-	-	-
Fund Balance - End of Year	<u>1,286</u>	<u>23,991</u>	<u>11,290</u>	<u>(12,701)</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Street Alley and Bridge Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Taxes:					
County road and bridge	343,519	343,519	186,039	(157,480)	332,318
Intergovernmental:					
Highway users tax	81,063	81,063	91,847	10,784	77,835
Total Revenues	<u>424,582</u>	<u>424,582</u>	<u>277,886</u>	<u>(146,696)</u>	<u>410,153</u>
Expenditures:					
Public works:					
Parking lot and sidewalk maintenance	250,000	65,297	41,349	23,948	145,109
Street mill and overlay	400,000	400,000	466,233	(66,233)	250,628
Asphalt mill and overlay	900,000	900,000	784,922	115,078	309,472
Bridge replacement	125,000	125,000	47,242	77,758	-
ADA accessibility improvements	650,000	650,000	53,754	596,246	50,507
Miscellaneous projects	475,000	659,703	464,311	195,392	389,175
Total Expenditures	<u>2,800,000</u>	<u>2,800,000</u>	<u>1,857,811</u>	<u>942,189</u>	<u>1,144,891</u>
Excess (Deficiency) of Revenues Over Expenditures	(2,375,418)	(2,375,418)	(1,579,925)	795,493	(734,738)
Other Financing Sources (Uses):					
Transfers in	2,332,171	2,332,171	2,332,171	-	1,289,492
Net Change in Fund Balance	(43,247)	(43,247)	752,246	795,493	554,754
Fund Balance - Beginning of Year	43,247	771,318	771,318	-	216,564
Fund Balance - End of Year	<u>-</u>	<u>728,071</u>	<u>1,523,564</u>	<u>795,493</u>	<u>771,318</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Special Revenue Fund - Conservation Trust Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	<u>2024</u>			<u>Final Budget</u>	<u>2023</u>
	<u>Original</u>	<u>Final</u>	<u>Actual</u>	<u>Variance</u>	<u>Actual</u>
	<u>Budget</u>	<u>Budget</u>		<u>Positive</u>	
				<u>(Negative)</u>	
Revenues:					
Intergovernmental:					
State of Colorado lottery	33,355	33,355	31,808	(1,547)	36,671
Investment earnings	71	71	-	(71)	83
Total Revenues	<u>33,426</u>	<u>33,426</u>	<u>31,808</u>	<u>(1,618)</u>	<u>36,754</u>
Expenditures:					
Culture and recreation:					
Parks improvements	33,000	48,000	4,649	43,351	14,362
Total Expenditures	<u>33,000</u>	<u>48,000</u>	<u>4,649</u>	<u>43,351</u>	<u>14,362</u>
Net Change in Fund Balance	426	(14,574)	27,159	41,733	22,392
Fund Balance - Beginning of Year	<u>152,045</u>	<u>175,540</u>	<u>175,540</u>	-	<u>153,148</u>
Fund Balance - End of Year	<u><u>152,471</u></u>	<u><u>160,966</u></u>	<u><u>202,699</u></u>	<u><u>41,733</u></u>	<u><u>175,540</u></u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Special Revenue Fund - Airline Guarantee Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	<u>2024</u>			Final Budget Variance Positive (Negative)	<u>2023</u>
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Taxes:					
Excise taxes	2,263,391	2,489,991	2,531,406	41,415	2,739,295
Total Revenues	<u>2,263,391</u>	<u>2,489,991</u>	<u>2,531,406</u>	<u>41,415</u>	<u>2,739,295</u>
Expenditures:					
Economic development	2,218,123	2,440,191	2,480,720	(40,529)	2,684,516
Total Expenditures	<u>2,218,123</u>	<u>2,440,191</u>	<u>2,480,720</u>	<u>(40,529)</u>	<u>2,684,516</u>
Excess (Deficiency) of Revenues Over Expenditures	45,268	49,800	50,686	886	54,779
Other Financing Sources (Uses):					
Transfers (out)	(45,268)	(49,800)	(50,686)	(886)	(54,779)
Net Change in Fund Balance	-	-	-	-	-
Fund Balance - Beginning of Year	-	-	-	-	-
Fund Balance - End of Year	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Special Revenue Fund - Town Lodgers' Tax Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	<u>2024</u>			Final Budget Variance Positive (Negative)	<u>2023</u>
	Original Budget	Final Budget	Actual		Actual
Revenues:					
Taxes:					
Lodging tax	1,151,900	1,151,900	1,196,742	44,842	1,236,711
Total Revenues	<u>1,151,900</u>	<u>1,151,900</u>	<u>1,196,742</u>	<u>44,842</u>	<u>1,236,711</u>
Expenditures:					
Economic development:					
Marketing	1,142,937	1,374,963	1,201,983	172,980	377,176
Total Expenditures	<u>1,142,937</u>	<u>1,374,963</u>	<u>1,201,983</u>	<u>172,980</u>	<u>377,176</u>
Excess (Deficiency) of Revenues Over Expenditures	8,963	(223,063)	(5,241)	217,822	859,535
Other Financing Sources (Uses):					
Transfers (out)	-	-	-	-	(500,000)
Net Change in Fund Balance	8,963	(223,063)	(5,241)	217,822	359,535
Fund Balance - Beginning of Year	<u>903,098</u>	<u>1,040,911</u>	<u>1,040,911</u>	<u>-</u>	<u>681,376</u>
Fund Balance - End of Year	<u><u>912,061</u></u>	<u><u>817,848</u></u>	<u><u>1,035,670</u></u>	<u><u>217,822</u></u>	<u><u>1,040,911</u></u>

Town of Telluride, Colorado
Schedule of Revenues, Expenditures and Changes in Fund Balance
Budget (GAAP Basis) and Actual
Special Revenue Fund - Block 23 Housing Corporation
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024		Final Budget Variance Positive (Negative)	2023
	Original and Final Budget	Actual		Actual
Revenues:				
Charges for services:				
Rent income	-	12,350	12,350	38,175
Investment earnings	-	601	601	53
Miscellaneous	-	209	209	185
Total Revenues	-	13,160	13,160	38,413
Expenditures:				
Economic development:				
Administration	-	4,813	(4,813)	9,766
Operating support	-	1,822	(1,822)	7,977
Total Expenditures	-	6,635	(6,635)	17,743
Net Change in Fund Balance	-	6,525	6,525	20,670
Fund Balance - Beginning of Year	-	211,586	211,586	190,916
Fund Balance - End of Year	-	218,111	218,111	211,586

Town of Telluride, Colorado
Combining Balance Sheets
Telluride Housing Authority
December 31, 2024

	Shandoka Fund	Virginia Placer Fund	Sunnyside Fund	Voo Doo Fund	Total
Assets:					
Current assets:					
Cash and investments - Unrestricted	1,561,999	257,400	612,524	-	2,431,923
Accounts receivable, net:					
Trade accounts	42,830	6,570	105	-	49,505
Intergovernmental	-	-	-	1,900,000	1,900,000
Leases	-	-	-	1,113,988	1,113,988
Total - Current assets	<u>1,604,829</u>	<u>263,970</u>	<u>612,629</u>	<u>3,013,988</u>	<u>5,495,416</u>
Noncurrent assets:					
Cash and investments - Restricted	271,258	275,512	-	5,793	552,563
Capital assets, not being depreciated	5,463,489	-	-	-	5,463,489
Capital assets, net of depreciation	10,180,890	6,725,619	14,835,460	27,289,200	59,031,169
Total - Noncurrent assets	<u>15,915,637</u>	<u>7,001,131</u>	<u>14,835,460</u>	<u>27,294,993</u>	<u>65,047,221</u>
Total Assets	<u><u>17,520,466</u></u>	<u><u>7,265,101</u></u>	<u><u>15,448,089</u></u>	<u><u>30,308,981</u></u>	<u><u>70,542,637</u></u>
Liabilities:					
Current liabilities:					
Accounts payable	563,624	11,206	20,396	467,435	1,062,661
Accrued interest payable	27,798	36,943	56,009	153,740	274,490
Security deposits payable	179,301	58,777	73,005	72,740	383,823
Due to other funds	-	-	-	1,621,524	1,621,524
Current portion of long-term debt	340,000	298,000	255,000	15,000	908,000
Total - Current liabilities	<u>1,110,723</u>	<u>404,926</u>	<u>404,410</u>	<u>2,330,439</u>	<u>4,250,498</u>
Noncurrent liabilities:					
Accrued compensated absences	24,627	-	-	-	24,627
Certificates of participation payable	4,939,341	-	-	-	4,939,341
Bonds and notes payable	2,615,000	6,593,000	11,225,000	20,050,000	40,483,000
Total - Noncurrent liabilities	<u>7,578,968</u>	<u>6,593,000</u>	<u>11,225,000</u>	<u>20,050,000</u>	<u>45,446,968</u>
Total Liabilities	<u>8,689,691</u>	<u>6,997,926</u>	<u>11,629,410</u>	<u>22,380,439</u>	<u>49,697,466</u>
Deferred Inflows of Resources:					
Leases	-	-	-	1,113,988	1,113,988
Net Position:					
Net investment in capital assets	7,568,613	110,132	3,355,460	6,921,024	17,955,229
Restricted for emergencies	105,000	21,000	-	90,000	216,000
Unrestricted	1,157,162	136,043	463,219	(196,470)	1,559,954
Total Net Position	<u><u>8,830,775</u></u>	<u><u>267,175</u></u>	<u><u>3,818,679</u></u>	<u><u>6,814,554</u></u>	<u><u>19,731,183</u></u>

Town of Telluride, Colorado
Combining Statement of Revenues, Expenses, and Changes in Net Position
Telluride Housing Authority
For the Year Ended December 31, 2024

	Shandoka Fund	Virginia Placer Fund	Sunnyside Fund	Voo Doo Fund	Total
Operating Revenues:					
Charges for services:					
Rent, net of vacancies	1,886,614	558,416	637,751	121,034	3,203,815
Tenant charges	30,388	1,530	33,706	163,897	229,521
Laundry and vending	17,845	3,617	-	-	21,462
	<u>1,934,847</u>	<u>563,563</u>	<u>671,457</u>	<u>284,931</u>	<u>3,454,798</u>
Miscellaneous	7,930	-	-	-	7,930
Total Operating Revenues	<u>1,942,777</u>	<u>563,563</u>	<u>671,457</u>	<u>284,931</u>	<u>3,462,728</u>
Operating Expenses:					
Personnel	341,301	23,567	27,841	206	392,915
Operating supplies and equipment	183,591	5,578	6,096	-	195,265
Purchased services	239,165	73,584	12,252	12,675	337,676
Utilities	261,650	78,441	121,467	9,165	470,723
Depreciation expense	330,857	287,567	517,516	-	1,135,940
Other	14,894	578	12,096	-	27,568
Total Operating Expenses	<u>1,371,458</u>	<u>469,315</u>	<u>697,268</u>	<u>22,046</u>	<u>2,560,087</u>
Operating Income (Loss)	<u>571,319</u>	<u>94,248</u>	<u>(25,811)</u>	<u>262,885</u>	<u>902,641</u>
Non-Operating Revenues (Expenses):					
Investment income	377,578	10,357	347,586	160,819	896,340
Grants and contributions awarded	-	-	15,000	1,900,000	1,915,000
Interest expense	(251,103)	(228,719)	(343,941)	(715,453)	(1,539,216)
Insurance recoveries	51,000	-	-	-	51,000
Total Non-Operating Revenues (Expenses)	<u>177,475</u>	<u>(218,362)</u>	<u>18,645</u>	<u>1,345,366</u>	<u>1,323,124</u>
Income (Loss) before Contributions and Transfers	<u>748,794</u>	<u>(124,114)</u>	<u>(7,166)</u>	<u>1,608,251</u>	<u>2,225,765</u>
Transfers in	1,096,087	97,000	20,000	632,490	1,845,577
Transfers (out)	(133,206)	-	-	-	(133,206)
Change in Net Position	<u>1,711,675</u>	<u>(27,114)</u>	<u>12,834</u>	<u>2,240,741</u>	<u>3,938,136</u>
Net Position - Beginning of Year	<u>7,119,100</u>	<u>294,289</u>	<u>3,805,845</u>	<u>4,573,813</u>	<u>15,793,047</u>
Net Position - End of Year	<u>8,830,775</u>	<u>267,175</u>	<u>3,818,679</u>	<u>6,814,554</u>	<u>19,731,183</u>

Town of Telluride, Colorado
Combining Statement of Cash Flows
Telluride Housing Authority
For the Year Ended December 31, 2024

	Shandoka Fund	Virginia Placer Fund	Sunnyside Fund	Voo Doo Fund	Total
Cash Flows From Operating Activities:					
Cash received from customers	1,897,803	561,662	668,599	284,931	3,412,995
Cash payments to suppliers	(212,214)	(164,335)	(148,903)	445,595	(79,857)
Cash payments to employees	(332,511)	(23,567)	(32,812)	(206)	(389,096)
Net receipt (return) of customer deposits	(15,834)	881	4,532	72,740	62,319
Other cash receipts	7,930	-	-	-	7,930
Net Cash Provided (Used) by Operating Activities	1,345,174	374,641	491,416	803,060	3,014,291
Cash Flows From Non-Capital Financing Activities:					
Transfers (to) from other funds	962,881	97,000	20,000	632,490	1,712,371
Operating grants	-	-	15,000	-	15,000
Net Cash (Used) by Non-Capital Financing Activities	962,881	97,000	35,000	632,490	1,727,371
Cash Flows From Capital and Related Financing Activities:					
Transfers (to) from other funds	-	-	-	(120,983)	(120,983)
Proceeds from issuance of debt	4,950,816	-	-	14,643,692	19,594,508
Repayments (to) from other funds	(48,929)	-	-	-	(48,929)
Interest paid on bonds	(248,956)	(230,283)	(345,375)	(624,228)	(1,448,842)
Principal repaid on bonds	(335,000)	(288,000)	(245,000)	(2,000,000)	(2,868,000)
Acquisition and construction of capital assets	(6,045,528)	-	-	(13,489,057)	(19,534,585)
Net Cash Provided (Used) by Capital and Related Financing Activities	(1,727,597)	(518,283)	(590,375)	(1,590,576)	(4,426,831)
Cash Flows From Investing Activities:					
Interest income received	377,578	10,357	347,586	160,819	896,340
Net Cash Provided by Investing Activities	377,578	10,357	347,586	160,819	896,340
Net Change in Cash and Cash Equivalents	958,036	(36,285)	283,627	5,793	1,211,171
Cash and Cash Equivalents - Beginning of Year	875,221	569,197	328,897	-	1,773,315
Cash and Cash Equivalents - End of Year	1,833,257	532,912	612,524	5,793	2,984,486
Cash and Cash Equivalents - End of Year comprises:					
Cash and investments - Unrestricted	1,561,999	257,400	612,524	-	2,431,923
Cash and investments - Restricted	271,258	275,512	-	5,793	552,563
Total	1,833,257	532,912	612,524	5,793	2,984,486
Reconciliation of operating income (loss) to net cash provided (used) by operating activities:					
Operating income (loss)	571,319	94,248	(25,811)	262,885	902,641
Adjustments to reconcile operating income (loss) to net cash provided (used) by operating activities:					
Depreciation and amortization	330,857	287,567	517,516	-	1,135,940
(Increase) decrease in accounts receivable	(32,342)	-	-	-	(32,342)
Increase (decrease) in accounts payable and accruals	495,876	(6,154)	(1,963)	467,435	955,194
Increase (decrease) in unearned revenue	(4,702)	(1,901)	(2,858)	-	(9,461)
Increase (decrease) in customer deposits	(15,834)	881	4,532	72,740	62,319
Total Adjustments	773,855	280,393	517,227	540,175	2,111,650
Net Cash Provided (Used) by Operating Activities	1,345,174	374,641	491,416	803,060	3,014,291

Town of Telluride, Colorado
Schedule of Revenues, Expenses, and Changes in Net Position
Budget (Non-GAAP Basis) and Actual With Reconciliation to GAAP Basis
Enterprise Fund - Water Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	<u>2024</u>			<u>Final Budget</u>	<u>2023</u>
	<u>Original Budget</u>	<u>Final Budget</u>	<u>Actual</u>	<u>Variance Positive (Negative)</u>	<u>Actual</u>
Operating Revenues:					
Charges for services:					
Water user fees	2,350,540	2,350,540	2,089,804	(260,736)	2,254,261
Meter sales	21,130	21,130	19,816	(1,314)	25,375
Out of town surcharges	24,885	24,885	24,583	(302)	23,813
Miscellaneous	30,000	50,000	41,159	(8,841)	45,947
Total Operating Revenues	<u>2,426,555</u>	<u>2,446,555</u>	<u>2,175,362</u>	<u>(271,193)</u>	<u>2,349,396</u>
Operating Expenses:					
Water plant:					
Personnel	389,835	390,287	451,220	(60,933)	339,793
Operating supplies and equipment	167,667	207,042	104,431	102,611	67,441
Purchased services	265,077	265,077	223,477	41,600	130,142
Utilities	71,980	71,980	68,961	3,019	58,152
Miscellaneous	3,000	3,000	-	3,000	-
Water system:					
Operating supplies and equipment	170,835	170,836	148,337	22,499	114,456
Purchased services	20,000	20,000	5,626	14,374	545
Utilities	20,591	20,591	18,039	2,552	11,917
Capital outlay	2,720,600	3,812,660	1,477,317	2,335,343	2,511,949
Total Operating Expenses	<u>3,829,585</u>	<u>4,961,473</u>	<u>2,497,408</u>	<u>2,464,065</u>	<u>3,234,395</u>
Operating Income (Loss) - Budget Basis	<u>(1,403,030)</u>	<u>(2,514,918)</u>	<u>(322,046)</u>	<u>2,192,872</u>	<u>(884,999)</u>
Non-Operating Revenues (Expenses):					
Property taxes	556,128	556,128	540,732	(15,396)	556,551
Specific ownership taxes	25,200	25,200	18,655	(6,545)	25,600
Penalties and interest on property taxes	1,200	1,200	1,263	63	1,206
Treasurer's fees	(16,170)	(16,170)	(10,842)	5,328	(11,155)
Gain (loss) on disposition of assets	-	-	-	-	(181)
Investment income	-	200,000	220,615	20,615	-
Grants and contributions awarded	-	8,500	8,500	-	789,596
Interest expense	(152,617)	(342,414)	(305,760)	36,654	(127,529)
Paying agent fees	(500)	(500)	(275)	225	(275)
Issuance costs	-	(104,900)	(104,900)	-	(18,500)
Proceeds from issuance of debt	5,000,000	5,000,000	5,104,900	104,900	-
Bond and certificates of participation principal payments	(793,802)	(963,802)	(963,802)	-	(782,450)
Total Non-Operating Revenues (Expenses)	<u>4,619,439</u>	<u>4,363,242</u>	<u>4,509,086</u>	<u>145,844</u>	<u>432,863</u>
Income (Loss) before Contributions and Transfers	3,216,409	1,848,324	4,187,040	2,338,716	(452,136)
Capital contributions - Tap fees	300,000	565,000	567,218	2,218	232,936
Capital asset transfers (to) from other funds	-	-	-	-	69,239
Transfers in	-	-	-	-	2,000,000
Transfers (out)	(447,749)	(447,749)	(447,749)	-	(509,529)
Change in Net Position - Budget Basis	<u>3,068,660</u>	<u>1,965,575</u>	4,306,509	<u>2,340,934</u>	1,340,510
Reconciliation to GAAP Basis:					
Bond and certificates of participation principal payments			963,802		782,450
Capitalized assets			1,477,317		2,511,949
Proceeds from issuance of debt			(5,104,900)		-
Depreciation expense			(1,468,500)		(1,471,234)
Total Adjustments			<u>(4,132,281)</u>		<u>1,823,165</u>
Change in Net Position - GAAP Basis			174,228		3,163,675
Net Position - Beginning of Year			<u>19,365,987</u>		<u>16,202,312</u>
Net Position - End of Year			<u>19,540,215</u>		<u>19,365,987</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenses, and Changes in Net Position
Budget (Non-GAAP Basis) and Actual With Reconciliation to GAAP Basis
Enterprise Fund - Wastewater Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Operating Revenues:					
Charges for services:					
Wastewater user fees	3,387,737	3,387,737	3,290,556	(97,181)	3,015,162
Miscellaneous	30,000	30,000	64,378	34,378	35,485
Total Operating Revenues	<u>3,417,737</u>	<u>3,417,737</u>	<u>3,354,934</u>	<u>(62,803)</u>	<u>3,050,647</u>
Operating Expenses:					
Treatment facility:					
Personnel	595,109	595,856	569,345	26,511	426,115
Operating supplies and equipment	323,560	323,560	229,130	94,430	158,547
Purchased services	434,000	434,000	372,298	61,702	372,786
Utilities	281,295	281,295	164,318	116,977	177,300
Other	124,000	124,000	98,174	25,826	79,305
Wastewater system:					
Operating supplies and equipment	841,000	841,000	471,222	369,778	310,742
Purchased services	111,000	111,000	28,979	82,021	9,500
Utilities	4,000	4,000	3,162	838	3,190
Other	10,000	10,000	-	10,000	718
Capital outlay	11,140,000	11,153,125	2,873,225	8,279,900	1,048,693
Total Operating Expenses	<u>13,863,964</u>	<u>13,877,836</u>	<u>4,809,853</u>	<u>9,067,983</u>	<u>2,586,896</u>
Operating Income (Loss) - Budget Basis	<u>(10,446,227)</u>	<u>(10,460,099)</u>	<u>(1,454,919)</u>	<u>9,005,180</u>	<u>463,751</u>
Non-Operating Revenues (Expenses):					
Gain (loss) on disposition of assets	-	-	-	-	(14,415)
Investment income	144,000	144,000	442,036	298,036	484,484
Contributions and grants - Mountain Village	3,960,500	3,960,500	864,914	(3,095,586)	885,100
Interest expense	(223,700)	(223,700)	(180,632)	43,068	(186,160)
Bond principal payment	(290,000)	(290,000)	(290,000)	-	(285,000)
Total Non-Operating Revenues (Expenses)	<u>3,590,800</u>	<u>3,590,800</u>	<u>836,318</u>	<u>(2,754,482)</u>	<u>884,009</u>
Income (Loss) before Contributions and Transfers	<u>(6,855,427)</u>	<u>(6,869,299)</u>	<u>(618,601)</u>	<u>6,250,698</u>	<u>1,347,760</u>
Capital contributions	300,000	750,000	755,885	5,885	232,727
Capital asset transfers (to) from other funds	-	-	-	-	(8,752)
Transfers in	2,100,000	2,100,000	2,100,000	-	500,000
Transfers (out)	(447,749)	(447,749)	(447,749)	-	(509,529)
Change in Net Position - Budget Basis	<u>(4,903,176)</u>	<u>(4,467,048)</u>	<u>1,789,535</u>	<u>6,256,583</u>	<u>1,562,206</u>
Reconciliation to GAAP Basis:					
Bond principal payment			290,000		285,000
Capitalized assets			2,873,225		1,048,693
Depreciation expense			(470,516)		(477,590)
Total Adjustments			<u>2,692,709</u>		<u>856,103</u>
Change in Net Position - GAAP Basis			<u>4,482,244</u>		<u>2,418,309</u>
Net Position - Beginning of Year			<u>16,119,151</u>		<u>13,700,842</u>
Net Position - End of Year			<u>20,601,395</u>		<u>16,119,151</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenses, and Changes in Net Position
Budget (Non-GAAP Basis) and Actual With Reconciliation to GAAP Basis
Enterprise Fund - Parking Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	<u>2024</u>			Final Budget Variance Positive (Negative)	<u>2023</u>
	Original Budget	Final Budget	Actual		Actual
Operating Revenues:					
Charges for services:					
Parking permits	133,000	133,000	97,327	(35,673)	74,665
Meter sales	533,558	533,558	312,836	(220,722)	220,304
Fees and fines	120,000	120,000	224,973	104,973	217,451
Total Operating Revenues	<u>786,558</u>	<u>786,558</u>	<u>635,136</u>	<u>(151,422)</u>	<u>512,420</u>
Operating Expenses:					
Zones:					
Purchased services	474,000	474,000	122,543	351,457	90,875
Parking Facility:					
Purchased services	93,361	93,361	71,341	22,020	69,749
Utilities	12,600	12,600	14,509	(1,909)	15,342
Capital outlay	-	-	67,249	(67,249)	122,198
Total Operating Expenses	<u>579,961</u>	<u>579,961</u>	<u>275,642</u>	<u>304,319</u>	<u>298,164</u>
Operating Income (Loss) - Budget Basis	<u>206,597</u>	<u>206,597</u>	<u>359,494</u>	<u>152,897</u>	<u>214,256</u>
Non-Operating Revenues (Expenses):					
Interest expense	(133,114)	(133,114)	(132,224)	890	(155,315)
Bond principal payment	(276,000)	(276,000)	(276,000)	-	(265,000)
Total Non-Operating Revenues (Expenses)	<u>(409,114)</u>	<u>(409,114)</u>	<u>(408,224)</u>	<u>890</u>	<u>(420,315)</u>
Change in Net Position - Budget Basis	<u>(202,517)</u>	<u>(202,517)</u>	<u>(48,730)</u>	<u>153,787</u>	<u>(206,059)</u>
Reconciliation to GAAP Basis:					
Bond principal payment			276,000		265,000
Capitalized assets			67,249		122,198
Depreciation expense			(589,490)		(568,065)
Total Adjustments			<u>(246,241)</u>		<u>(180,867)</u>
Change in Net Position - GAAP Basis			(294,971)		(386,926)
Net Position - Beginning of Year			<u>3,408,457</u>		<u>3,795,383</u>
Net Position - End of Year			<u>3,113,486</u>		<u>3,408,457</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenses, and Changes in Net Position
Budget (Non-GAAP Basis) and Actual With Reconciliation to GAAP Basis
Enterprise Fund - Telluride Housing Authority
Shandoka Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Operating Revenues:					
Charges for services:					
Rent, net of vacancies	1,913,931	1,913,931	1,886,614	(27,317)	1,936,578
Tenant charges	37,000	37,000	30,388	(6,612)	47,455
Laundry and vending	18,000	18,000	17,845	(155)	21,340
Miscellaneous	8,500	8,500	7,930	(570)	8,597
Total Operating Revenues	<u>1,977,431</u>	<u>1,977,431</u>	<u>1,942,777</u>	<u>(34,654)</u>	<u>2,013,970</u>
Operating Expenses:					
Personnel	542,283	551,261	341,301	209,960	451,853
Operating supplies and equipment	51,500	51,500	42,105	9,395	71,252
Purchased services	198,356	198,356	239,165	(40,809)	221,423
Utilities	356,839	356,839	261,650	95,189	356,599
Other	23,234	23,234	14,894	8,340	26,196
Capital outlay	232,000	5,182,000	6,238,014	(1,056,014)	777,387
Total Operating Expenses	<u>1,404,212</u>	<u>6,363,190</u>	<u>7,137,129</u>	<u>(773,939)</u>	<u>1,904,710</u>
Operating Income (Loss) - Budget Basis	<u>573,219</u>	<u>(4,385,759)</u>	<u>(5,194,352)</u>	<u>(808,593)</u>	<u>109,260</u>
Non-Operating Revenues (Expenses):					
Investment income	180,050	355,050	377,578	22,528	220,424
Interest expense	(70,389)	(248,956)	(251,103)	(2,147)	(31,195)
Insurance recoveries	-	51,000	51,000	-	-
Proceeds from issuance of debt	-	4,950,000	4,950,816	816	-
Bond principal payment	(383,929)	(383,929)	(383,929)	-	(377,047)
Total Non-Operating Revenues (Expenses)	<u>(274,268)</u>	<u>4,723,165</u>	<u>4,744,362</u>	<u>21,197</u>	<u>(187,818)</u>
Income (Loss) before Contributions and Transfers	<u>298,951</u>	<u>337,406</u>	<u>(449,990)</u>	<u>(787,396)</u>	<u>(78,558)</u>
Capital contributions	-	-	-	-	712,352
Transfers in	-	-	1,096,087	1,096,087	-
Transfers (out)	(133,206)	(133,206)	(133,206)	-	(131,728)
Change in Net Position - Budget Basis	<u>165,745</u>	<u>204,200</u>	<u>512,891</u>	<u>308,691</u>	<u>502,066</u>
Reconciliation to GAAP Basis:					
Bond principal payment			383,929		377,047
Capitalized assets			6,096,528		741,428
Proceeds from issuance of debt			(4,950,816)		-
Depreciation expense			(330,857)		(329,826)
Total Adjustments			<u>1,198,784</u>		<u>788,649</u>
Change in Net Position - GAAP Basis			<u>1,711,675</u>		<u>1,290,715</u>
Net Position - Beginning of Year			<u>7,119,100</u>		<u>5,828,385</u>
Net Position - End of Year			<u>8,830,775</u>		<u>7,119,100</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenses, and Changes in Net Position
Budget (Non-GAAP Basis) and Actual With Reconciliation to GAAP Basis
Enterprise Fund - Telluride Housing Authority
Virginia Placer Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Operating Revenues:					
Charges for services:					
Rent, net of vacancies	604,687	604,687	558,416	(46,271)	556,225
Tenant charges	3,940	3,940	1,530	(2,410)	3,526
Laundry and vending	2,200	2,200	3,617	1,417	2,600
Total Operating Revenues	<u>610,827</u>	<u>610,827</u>	<u>563,563</u>	<u>(47,264)</u>	<u>562,351</u>
Operating Expenses:					
Personnel	36,116	36,247	23,567	12,680	4,893
Operating supplies and equipment	18,100	18,100	5,578	12,522	7,111
Purchased services	71,720	83,720	73,584	10,136	61,000
Utilities	84,110	84,110	78,441	5,669	80,470
Other	1,578	1,578	578	1,000	639
Total Operating Expenses	<u>211,624</u>	<u>223,755</u>	<u>181,748</u>	<u>42,007</u>	<u>154,113</u>
Operating Income (Loss) - Budget Basis	<u>399,203</u>	<u>387,072</u>	<u>381,815</u>	<u>(5,257)</u>	<u>408,238</u>
Non-Operating Revenues (Expenses):					
Investment income	-	10,000	10,357	357	3,085
Interest expense	(230,283)	(230,283)	(228,719)	1,564	(277,911)
Bond principal payment	(288,000)	(288,000)	(288,000)	-	(279,000)
Total Non-Operating Revenues (Expenses)	<u>(518,283)</u>	<u>(508,283)</u>	<u>(506,362)</u>	<u>1,921</u>	<u>(553,826)</u>
Income (Loss) before Contributions and Transfers	<u>(119,080)</u>	<u>(121,211)</u>	<u>(124,547)</u>	<u>(3,336)</u>	<u>(145,588)</u>
Transfers in	-	97,000	97,000	-	-
Change in Net Position - Budget Basis	<u>(119,080)</u>	<u>(24,211)</u>	<u>(27,547)</u>	<u>(3,336)</u>	<u>(145,588)</u>
Reconciliation to GAAP Basis:					
Bond principal payment			288,000		279,000
Depreciation expense			(287,567)		(287,567)
Total Adjustments			<u>433</u>		<u>(8,567)</u>
Change in Net Position - GAAP Basis			<u>(27,114)</u>		<u>(154,155)</u>
Net Position - Beginning of Year			<u>294,289</u>		<u>448,444</u>
Net Position - End of Year			<u>267,175</u>		<u>294,289</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenses, and Changes in Net Position
Budget (Non-GAAP Basis) and Actual With Reconciliation to GAAP Basis
Enterprise Fund - Telluride Housing Authority
Sunnyside Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Operating Revenues:					
Charges for services:					
Rent, net of vacancies	678,510	673,510	637,751	(35,759)	506,957
Tenant charges	42,217	42,217	33,706	(8,511)	28,071
Total Operating Revenues	<u>720,727</u>	<u>715,727</u>	<u>671,457</u>	<u>(44,270)</u>	<u>535,028</u>
Operating Expenses:					
Personnel	18,899	30,295	27,841	2,454	42,661
Operating supplies and equipment	6,900	6,900	6,096	804	713
Purchased services	14,200	14,200	12,252	1,948	4,738
Utilities	94,590	119,590	121,467	(1,877)	89,376
Other	15,112	15,112	12,096	3,016	33,494
Capital outlay	-	-	-	-	1,719,471
Total Operating Expenses	<u>149,701</u>	<u>186,097</u>	<u>179,752</u>	<u>6,345</u>	<u>1,890,453</u>
Operating Income (Loss) - Budget Basis	<u>571,026</u>	<u>529,630</u>	<u>491,705</u>	<u>(37,925)</u>	<u>(1,355,425)</u>
Non-Operating Revenues (Expenses):					
Investment income	257,000	357,000	347,586	(9,414)	429,785
Grants and contributions awarded	15,000	15,000	15,000	-	35,000
Interest expense	(345,375)	(345,375)	(343,941)	1,434	(352,373)
Bond principal payment	(245,000)	(245,000)	(245,000)	-	(240,000)
Total Non-Operating Revenues (Expenses)	<u>(318,375)</u>	<u>(218,375)</u>	<u>(226,355)</u>	<u>(7,980)</u>	<u>(127,588)</u>
Income (Loss) before Contributions and Transfers	252,651	311,255	265,350	(45,905)	(1,483,013)
Capital contributions	-	-	-	-	1,719,471
Transfers in	-	20,000	20,000	-	-
Change in Net Position - Budget Basis	<u>252,651</u>	<u>331,255</u>	285,350	<u>(45,905)</u>	236,458
Reconciliation to GAAP Basis:					
Bond principal payment			245,000		240,000
Capitalized assets			-		1,719,471
Depreciation expense			(517,516)		(172,505)
Total Adjustments			<u>(272,516)</u>		<u>1,786,966</u>
Change in Net Position - GAAP Basis			12,834		2,023,424
Net Position - Beginning of Year			<u>3,805,845</u>		<u>1,782,421</u>
Net Position - End of Year			<u>3,818,679</u>		<u>3,805,845</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenses, and Changes in Net Position
Budget (Non-GAAP Basis) and Actual With Reconciliation to GAAP Basis
Enterprise Fund - Telluride Housing Authority
Voo Doo Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	2024			Final Budget Variance Positive (Negative)	2023
	Original Budget	Final Budget	Actual		Actual
Operating Revenues:					
Charges for services:					
Rent, net of vacancies	-	252,589	121,034	(131,555)	-
Tenant charges	-	163,777	163,897	120	-
Total Operating Revenues	<u>-</u>	<u>416,366</u>	<u>284,931</u>	<u>(131,435)</u>	<u>-</u>
Operating Expenses:					
Personnel	-	-	206	(206)	-
Operating supplies and equipment	-	250	-	250	-
Purchased services	-	13,700	12,675	1,025	-
Utilities	-	7,780	9,165	(1,385)	-
Other	-	500	-	500	-
Capital outlay	-	13,775,533	13,489,057	286,476	11,416,125
Total Operating Expenses	<u>-</u>	<u>13,797,763</u>	<u>13,511,103</u>	<u>286,660</u>	<u>11,416,125</u>
Operating Income (Loss) - Budget Basis	<u>-</u>	<u>(13,381,397)</u>	<u>(13,226,172)</u>	<u>155,225</u>	<u>(11,416,125)</u>
Non-Operating Revenues (Expenses):					
Investment income	-	175,000	160,819	(14,181)	-
Grants and contributions awarded	-	2,000,000	1,900,000	(100,000)	-
Interest expense	-	(624,264)	(715,453)	(91,189)	(82,621)
Issuance costs	-	-	-	-	(105,100)
Bond advances of principal	-	12,643,692	14,643,692	2,000,000	-
Bond principal payment	-	-	(2,000,000)	(2,000,000)	-
Total Non-Operating Revenues (Expenses)	<u>-</u>	<u>14,194,428</u>	<u>13,989,058</u>	<u>(205,370)</u>	<u>(187,721)</u>
Income (Loss) before Contributions and Transfers	<u>-</u>	<u>813,031</u>	<u>762,886</u>	<u>(50,145)</u>	<u>(11,603,846)</u>
Capital contributions	-	-	-	-	2,484,157
Transfers in	-	54,431	632,490	578,059	-
Transfers (out)	-	-	-	-	-
Change in Net Position - Budget Basis	<u>-</u>	<u>867,462</u>	<u>1,395,376</u>	<u>527,914</u>	<u>(9,119,689)</u>
Reconciliation to GAAP Basis:					
Debt service - Principal			2,000,000		-
Capitalized assets			13,489,057		11,416,125
Bond advances of principal			(14,643,692)		-
Total Adjustments			<u>845,365</u>		<u>11,416,125</u>
Change in Net Position - GAAP Basis			2,240,741		2,296,436
Net Position - Beginning of Year			<u>4,573,813</u>		<u>2,277,377</u>
Net Position - End of Year			<u>6,814,554</u>		<u>4,573,813</u>

Town of Telluride, Colorado
Schedule of Revenues, Expenses, and Changes in Net Position
Budget (GAAP Basis) and Actual
Internal Service Fund - Health Reserve Fund
For the Year Ended December 31, 2024
(With Comparative Actual Amounts for December 31, 2023)

	<u>2024</u>			Final Budget Variance Positive (Negative)	<u>2023</u>
	Original Budget	Final Budget	Actual		Actual
Operating Revenues:					
Charges for services	-	2,066,500	2,158,914	92,414	1,490,372
Reinsurance	-	200,000	244,744	44,744	1,190,492
Miscellaneous	-	85,000	106,173	21,173	7,226
Total Operating Revenues	-	2,351,500	2,509,831	158,331	2,688,090
Operating Expenses:					
Claims	-	1,500,000	1,394,599	105,401	2,371,590
Premiums	-	-	578,011	(578,011)	315,667
Administrative costs	-	700,000	172,987	527,013	66,858
Total Operating Expenses	-	2,200,000	2,145,597	54,403	2,754,115
Income (Loss) before Contributions and Transfers	-	151,500	364,234	212,734	(66,025)
Transfers in	-	52,000	52,000	-	-
Change in Net Position - Budget Basis	-	203,500	416,234	212,734	(66,025)
Net Position (Deficit) - Beginning of Year			<u>(66,025)</u>		<u>-</u>
Net Position (Deficit) - End of Year			<u>350,209</u>		<u>(66,025)</u>

LOCAL HIGHWAY FINANCE REPORT



LOCAL HIGHWAY FINANCE REPORT	STATE: COLORADO
	YEAR ENDING (mm/yy): 12/31/2024

This Information From The Records Of: Town of Telluride	Prepared By: Kailey Ranta
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I. DISPOSITION OF HIGHWAY-USER REVENUES AVAILABLE FOR LOCAL GOVERNMENT EXPENDITURE

ITEM	A. Local Motor-Fuel Taxes	B. Local Motor-Vehicle Taxes	C. Receipts from State Highway-User Taxes	D. Receipts from Federal Highway Administration
1. Total receipts available				
2. Minus amount used for collection expenses				
3. Minus amount used for nonhighway purposes				
4. Minus amount used for mass transit				
5. Remainder used for highway purposes				

II. RECEIPTS FOR ROAD AND STREET PURPOSES		III. EXPENDITURES FOR ROAD AND STREET PURPOSES	
ITEM	AMOUNT	ITEM	AMOUNT
A. Receipts from local sources:		A. Local highway expenditures:	
1. Local highway-user taxes		1. Capital outlay (from page 2)	\$ 460,737
a. Motor Fuel (from Item I.A.5.)		2. Maintenance:	\$ 1,632,988
b. Motor Vehicle (from Item I.B.5.)		3. Road and street services:	
c. Total (a.+b.)		a. Traffic control operations	\$ 222,487
2. General fund appropriations	\$ 2,309,400	b. Snow and ice removal	\$ 385,769
3. Other local imposts (from page 2)	\$ 820,418	c. Other	
4. Miscellaneous local receipts (from page 2)	\$ 6,127	d. Total (a. through c.)	\$ 608,256
5. Transfers from toll facilities		4. General administration & miscellaneous	\$ 315,258
6. Proceeds of sale of bonds and notes:		5. Highway law enforcement and safety	\$ 219,131
a. Bonds - Original Issues		6. Total (1 through 5)	\$ 3,236,370
b. Bonds - Refunding Issues		B. Debt service on local obligations:	
c. Notes		1. Bonds:	
d. Total (a. + b. + c.)	\$ -	a. Interest	
7. Total (1 through 6)	\$ 3,135,945	b. Redemption	
B. Private Contributions		c. Total (a. + b.)	\$ -
C. Receipts from State government (from page 2)	\$ 100,425	2. Notes:	
D. Receipts from Federal Government (from page 2)	\$ -	a. Interest	
E. Total receipts (A.7 + B + C + D)	\$ 3,236,370	b. Redemption	
		c. Total (a. + b.)	\$ -
		3. Total (1.c + 2.c)	\$ -
		C. Payments to State for highways	
		D. Payments to toll facilities	
		E. Total expenditures (A.6 + B.3 + C + D)	\$ 3,236,370

IV. LOCAL HIGHWAY DEBT STATUS
(Show all entries at par)

	Opening Debt	Amount Issued	Redemptions	Closing Debt
A. Bonds (Total)				\$ -
1. Bonds (Refunding Portion)				\$ -
B. Notes (Total)				\$ -

V. LOCAL ROAD AND STREET FUND BALANCE (RECEIPTS AND DISBURSEMENTS ONLY)

	A. Beginning Balance	B. Total Receipts	C. Total Disbursements	D. Ending Balance	E. Reconciliation
	\$ -	\$ 3,236,370	\$ 3,236,370	\$ -	\$ -

Notes and Comments:

LOCAL HIGHWAY FINANCE REPORT

STATE:
COLORADO
 YEAR ENDING (mm/yy):
 12/31/2024

II. RECEIPTS FOR ROAD AND STREET PURPOSES - DETAIL

ITEM	AMOUNT	ITEM	AMOUNT
A.3. Other local imposts:		A.4. Miscellaneous local receipts:	
a. Property Taxes and Assesments		a. Interest on investments	
b. Other local imposts:		b. Traffic Fines & Penalties	\$ 6,127
1. Sales Taxes	\$ 604,303	c. Parking Garage Fees	
2. Infrastructure & Impact Fees	\$ 186,039	d. Parking Meter Fees	
3. Liens		e. Sale of Surplus Property	
4. Licenses		f. Charges for Services	
5. Specific Ownership &/or Other	\$ 30,076	g. Other Misc. Receipts	
6. Total (1. through 5.)	\$ 820,418	h. Other	
c. Total (a. + b.)	\$ 820,418	i. Total (a. through h.)	\$ 6,127
<i>(Carry forward to page 1)</i>		<i>(Carry forward to page 1)</i>	

ITEM	AMOUNT	ITEM	AMOUNT
C. Receipts from State Government		D. Receipts from Federal Government	
1. Highway-user taxes (from Item I.C.5.)	\$ 91,847	1. FHWA (from Item I.D.5.)	
2. State general funds		2. Other Federal agencies:	
3. Other State funds:		a. Forest Service	
a. State bond proceeds		b. FEMA	
b. Project Match		c. HUD	
c. Motor Vehicle Registrations	\$ 8,578	d. Federal Transit Administration	
d. DOLA Grant		e. U.S. Corps of Engineers	
e. Other		f. Other Federal ARPA	
f. Total (a. through e.)	\$ 8,578	g. Total (a. through f.)	\$ -
4. Total (1. + 2. + 3.f)	\$ 100,425	3. Total (1. + 2.g)	\$ -
<i>(Carry forward to page 1)</i>		<i>(Carry forward to page 1)</i>	

III. EXPENDITURES FOR ROAD AND STREET PURPOSES - DETAIL

	ON NATIONAL HIGHWAY SYSTEM (a)	OFF NATIONAL HIGHWAY SYSTEM (b)	TOTAL (c)
A.1. Capital outlay:			
a. Right-Of-Way Costs			\$ -
b. Engineering Costs			\$ -
c. Construction:			
(1). New Facilities			\$ -
(2). Capacity Improvements			\$ -
(3). System Preservation		\$ 460,737	\$ 460,737
(4). System Enhancement And Operation			\$ -
(5). Total Construction (1)+(2)+(3)+(4)	\$ -	\$ 460,737	\$ 460,737
d. Total Capital Outlay (Lines 1.a. + 1.b. + 1.c.4)	\$ -	\$ 460,737	\$ 460,737
<i>(Carry forward to page 1)</i>			

Notes and Comments: