

# EASTPARK70 METROPOLITAN DISTRICT

141 Union Boulevard, Suite 150  
Lakewood, Colorado 80228-1898  
Tel: 303-987-0835 · 800-741-3254  
Fax: 303-987-2032  
<https://eastpark70md.colorado.gov>

## NOTICE OF REGULAR MEETING AND AGENDA

<u>Board of Directors:</u>	<u>Office:</u>	<u>Term/Expires:</u>
Nathan J. Miles	President	2027/May 2027
Timothy Bertoch	Assistant Secretary	2025/May 2025
Carter Love	Assistant Secretary	2027/May 2027
<b>VACANT</b>		2027/May 2027
<b>VACANT</b>		2025/May 2025
Steve Beck	Secretary	

DATE: November 3, 2023

TIME: 10:00 a.m.

LOCATION: Zoom

1. To attend via Zoom Videoconference, use the following link:

<https://us02web.zoom.us/j/81324290119?pwd=bUkzeTg3dlRSTWJFVUpLbTR5R0xWdz09>

2. To attend via telephone, dial 1-719-359-4580 and enter the following additional information:

Meeting ID: 813 2429 0119  
Passcode: 700784  
One tap mobile  
+17193594580,,81324290119# US

### I. ADMINISTRATIVE MATTERS

- A. Present Disclosures of Potential Conflicts of Interest.
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- B. Approve Agenda, confirm location of the meeting and posting of meeting notices and designate 24-hour posting location.
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- C. Review and approve the Minutes of the November 4, 2022 Regular Meeting and December 6, 2022 Continued Meeting (enclosures).
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- D. Discuss results of the cancelled May 2, 2023 Regular Directors' Election (enclosure).
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- E. Acknowledge resignation of Lisa Crew from the Board of Directors, effective as of August 24, 2023 (enclosure).
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- F. Discuss Board vacancies.
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- G. Consider appointment of Officers:

President \_\_\_\_\_

Treasurer \_\_\_\_\_

Secretary \_\_\_\_\_

Asst. Secretary \_\_\_\_\_

Asst. Secretary \_\_\_\_\_

Asst. Secretary \_\_\_\_\_

- H. Discuss business to be conducted in 2024 and location (**virtual and/or physical**) or meetings. Consider regular meeting dates for 2024 (suggested dates are November 1, 2024 at 10:00 a.m. via Zoom Meeting). Review and consider adoption of Resolution Establishing Regular Meeting Dates, Time and Location, and Designating Location for Posting of 24-Hour Notices (enclosure).
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- I. Insurance Discussion
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1. Cyber Security and Increased Crime Coverage.
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2. Establish Insurance Committee to make final determinations regarding insurance, if necessary.
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3. Authorize renewal of District's insurance and Special District Association (SDA) membership for 2024.
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II. PUBLIC COMMENTS

- A. Members of the public may express their views to the Board on matters that affect the District. Comments will be limited to three (3) minutes.
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III. FINANCIAL MATTERS

- A. Review and ratify the approval of the payment of claims for the periods ending as follows (enclosures):

Fund	Period ending January 31, 2023	Period ending April 30, 2023	Period ending July 31, 2023	Period ending October 31, 2023
General	\$ 12,564.08	\$ 10,484.82	\$ 16,004.55	\$ 15,515.10
Debt	\$ -0-	\$ -0-	\$ 33,413.66	\$ -0-
Capital	\$ -0-	\$ -0-	\$ -0-	\$ -0-
<b>Total</b>	<b>\$ 12,564.08</b>	<b>\$ 10,484.82</b>	<b>\$ 49,418.21</b>	<b>\$ 15,515.10</b>

- B. Review and accept unaudited financial statements for the period ending September 30, 2023 and the schedule of cash position updated as of September 30, 2023 (enclosure).
- C. Ratify approval of Engagement Letter by and between the District and Scott C. Wright, Certified Public Accountant, for performance of the 2022 Audit (enclosure).
- D. Ratify approval of 2022 Audit and execution of representations letter (enclosure).
- E. Conduct Public Hearing to consider Amendment to 2023 Budget. If necessary, consider adoption of Resolution to Amend the 2023 Budget.
- F. Discuss and consider approval of Agreement Regarding Required Mill Levy for 2024 by and between the District and Cambridge Capital LLC (enclosure).
- G. Conduct Public Hearing on the proposed 2024 Budget and consider adoption of Resolution to Adopt the 2024 Budget and Appropriate Sums of Money and Resolution to Set Mill Levies (enclosures – preliminary AV, draft 2024 Budget, and Resolutions).
- H. Authorize District Accountant to prepare and sign the DLG-70 Certification of Tax Levies form (“Certification”), and Direct District Manager to file the Certification with the Board of County Commissioners and other interested parties.

- I. Discuss and consider adoption of Resolution Authorizing Adjustment of the District Mill Levy in Accordance with the Service Plan, if necessary.
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- J. Consider appointment of District Accountant to prepare the 2025 Budget.
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- K. Consider approval of Engagement Letter by and between the District and Scott C. Wright, Certified Public Accountant, for performance of the 2023 Audit.
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IV. LEGAL MATTERS

- A. Discuss requirements of Section 32-1-809, C.R.S., and direct staff regarding compliance for 2024 (District Transparency Notice).
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- B. Discuss and consider adoption of Resolution Amending Policy on Colorado Open Records Act Requests (enclosure).
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- C. Acknowledge approval of amendment(s) to the Aurora Regional Transportation Authority Establishment Agreement by and among HM Metropolitan District Nos. 1, 3, 4, 5, 6, 7, 8 and 9; SLC Metropolitan District Nos. 1, 2, 3 and 4; Fitzsimons Village Metropolitan District Nos. 1, 2 and 3; Harvest Crossing Metropolitan District Nos. 1, 2, 3, and 4; Sagebrush Farm Metropolitan District Nos. 1, 2, 3, 4, 5 and 6; Abilene Station Metropolitan District Nos. 1 and 2; Park70 Metropolitan District; EastPark70 Metropolitan District; ACC Metropolitan District; Waterstone Metropolitan District Nos. 1 and 2; Bristol Metropolitan District; Aurora High Point at DIA Metropolitan District; Colorado International Center Metropolitan District Nos. 4 and 5; East Bend Metropolitan District; Sky Dance Metropolitan District Nos. 1 and 2; TBC Metropolitan District; Powhaton Road Metropolitan District Nos. 8, 9, 10 and 11; MJC Metropolitan District; and Tollgate Creek Commons Metropolitan District Nos. 1 and 2.
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- 1. Consider appointment of Aurora Regional Transportation Authority board member representative.
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V. OTHER BUSINESS

- A. Discuss status of development.
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VI. ADJOURNMENT **THERE ARE NO MORE REGULAR MEETINGS SCHEDULED FOR 2023.**

Additional Enclosure:

- Notice of rate increase from Special District Management Services, Inc.

## RECORD OF PROCEEDINGS

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### MINUTES OF A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE EASTPARK70 METROPOLITAN DISTRICT HELD NOVEMBER 4, 2022

A Regular Meeting of the Board of Directors (“Board”) of the Eastpark70 Metropolitan District (“District”) was convened on Friday, the 4<sup>th</sup> day of November, 2022, at 10:00 A.M. This District Board meeting was held via Zoom. The meeting was open to the public.

#### ATTENDANCE

#### Directors In Attendance Were:

Nathan J. Miles  
Lisa Crew

Following discussion, upon motion by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the absence of Director Bertoch was excused.

#### Also In Attendance Were:

Steve Beck; Special District Management Services, Inc.  
Erica Montague, Esq.; McGeady Becher P.C.  
Carter Love; Board Member Candidate

#### ADMINISTRATIVE MATTERS

Disclosure of Potential Conflicts of Interest: The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board of Directors and to the Secretary of State. Mr. Beck noted that a quorum was present and requested members of the Board to disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting, and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with State statute. It was further noted that all Directors’ Disclosure Statements have been filed.

Agenda: Mr. Beck distributed for the Board’s review and approval a proposed Agenda for the District’s Regular Meeting.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Agenda was approved, as amended.

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**Meeting Location/Manner and Posting of Meeting Notice:** The Board entered into a discussion regarding the requirements of Section 32-1-903(1), C.R.S., concerning the location of the District's Board meeting. It was noted that the District meeting was held and properly noticed to be held via Zoom video and/or telephone conference. The Board further noted that notice providing the meeting access information was duly posted and that they have not received any objections or any requests that the means of hosting the meeting be changed by taxpaying electors within the District's boundaries.

**Designation of 24-Hour Posting Location:** Following discussion, upon motion duly made by Director Miles, seconded by Director Crew and, upon vote unanimously carried, the Board determined that notices of meetings of the District Board required pursuant to Section 24-6-402(2)(c), C.R.S., shall be posted at least 24 hours prior to each meeting at the following location: on the District website, and if the website is unavailable, on a light pole located on the Southeast corner of Smith Road and Ensenada Street, Aurora, Colorado.

**Minutes:** The Board reviewed the Minutes of the November 5, 2021 Special Meeting.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Minutes of the November 5, 2021 Special Meeting were approved.

**Resignation and Appointment of Secretary to the Board:** The Board acknowledged the resignation of Ann Finn as Board Secretary and considered the appointment of Steve Beck as Secretary to the Board.

Following discussion, upon motion duly made by Director Miles, seconded by Director Crew and, upon vote unanimously carried, the Board acknowledged the resignation of Ann Finn as Secretary to the Board and appointed Steve Beck as Secretary to the Board.

**May 3, 2022 Election:** Attorney Montague informed the Board that the May 3, 2022 election was cancelled, as allowed under Colorado law, by the Designated Election Official because there were not more candidates than seats available on the Board. It was noted that Tim Bertoch was elected by acclamation to a term ending in May, 2025 and that there are two vacancies on the Board.

**Appointment of Director:** The Board discussed the vacancy on the Board. It was noted that pursuant to Section 32-1-808(2)(a)(I), C.R.S., publication of a Notice of Vacancy on the Board was published in a newspaper having general circulation in the District and that no Letters of Interest from

## RECORD OF PROCEEDINGS

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qualified eligible electors were received within ten (10) days of such publication.

As such, eligible elector, Carter Love, was nominated to serve on the Board. Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board appointed Carter Love to fill a vacancy on the Board. The District Manager was directed to coordinate administration of the Oath of Director.

**Appointment of Officers:** The Board entered into discussion regarding the appointment of officers.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the following slate of officers was appointed:

President	Nathan J. Miles
Treasurer	Lisa Crew
Secretary	Steve Beck
Assistant Secretary	Tim Bertoch
Assistant Secretary	Carter Love

**Resolution Establishing Regular Meeting Dates, Times and Location, and Designating Location for Posting 24-Hour Notices:** The Board discussed the Resolution Establishing Regular Meeting Dates, Times and Location, and Designating Location for Posting of 24-Hour Notices.

The Board reviewed the business to be conducted in 2023 to meet statutory compliance requirements. The Board determined to schedule a regular meeting on November 3, 2023, at 10:00 a.m., via Zoom.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board adopted the Resolution Establishing Regular Meeting Dates, Times and Location, and Designating Location for Posting of 24-Hour Notices. A copy of the is attached hereto and incorporated herein by this reference.

**Section 32-1-809, C.R.S. Reporting Requirements, Mode of Eligible Elector Notification:** The Board discussed Section 32-1-809, C.R.S. reporting requirements and mode of eligible elector notification.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board determined to post the required transparency notice information on the Special District Association's website and the District website.

## RECORD OF PROCEEDINGS

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**PUBLIC COMMENT**

**Public Comment:** There were no public comments.

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**FINANCIAL MATTERS**

**District Bank Accounts:** Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board authorized the addition of Director Carter Love as a signatory on the District bank accounts.

**Claims:** The Board considered ratifying the approval of the payment of claims through the periods ending:

Fund	Period ending Jan. 18, 2022	Period ending April 7, 2022	Period ending July 12, 2022	Period ending Oct 18, 2022
General	\$ 9,179.26	\$ 4,733.17	\$ 2,675.28	\$ 8,648.47
Debt	\$ 150.00	\$ 30,469.00	\$ -0-	\$ -0-
Capital	\$ -0-	\$ -0-	\$ -0-	\$ -0-
<b>Total</b>	<b>\$ 9,329.26</b>	<b>\$ 35,202.17</b>	<b>\$ 2,675.28</b>	<b>\$ 8,648.47</b>

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board ratified approval of the payment of claims, as presented.

**Unaudited Financial Statements:** Mr. Beck reviewed the unaudited financial statements of the District setting forth the cash deposits, investments, budget analysis, and accounts payable vouchers for the period ending September 30, 2022 and the schedule of cash position statement updated as of September 30, 2022.

Following review, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board accepted the unaudited financial statements for the period ending September 30, 2022 and the schedule of cash position statement updated as of September 30, 2022, as presented.

**District's Inability to Make a Scheduled Bond Payment Pursuant to Section 32-1-903(3), C.R.S.:** Attorney Montague discussed the requirements of Section 32-1-903(3), C.R.S. requiring that the Board provide notice of its determination not to make a scheduled bond payment. The Board noted that there are sufficient funds available to make the upcoming scheduled debt service payment, but that past payments due remain outstanding. Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board acknowledged its compliance with the requirements of Section 32-1-903(3), C.R.S. Director Miles informed the Board that he will work with the District Accountant to see about getting caught up on payment of past due amounts outstanding.

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**Morain Bakarich, CPAs for 2021 Audit:** The Board reviewed the proposal from Morain Bakarich, CPAs for preparation of the 2021 Audit.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board ratified approval of the proposal from Morain Bakarich, CPAs for preparation of the 2021 Audit, in the amount of \$5,000.00.

**2021 Audit:** Mr. Beck updated the Board regarding the status of the 2021 Audit, noting that it had not been completed to date.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board approved the 2021 Audit, subject to receipt of a clean opinion from the auditor.

**2022 Audit Preparation:** Following discussion, the Board declined to approve engagement of Morain Bakarich, CPAs for preparation of the 2022 Audit, due to their inability to complete the 2021 Audit in a timely manner. Mr. Beck was directed to seek proposals from other firms.

**2022 Budget Amendment Hearing:** The Board opened the public hearing to consider the Resolution to Amend the 2022 Budget and discuss related issues.

It was noted that publication of Notice stating that the Board would consider adoption of a Resolution to Amend the 2022 Budget and the date, time and place of the public hearing was made in a newspaper having general circulation within the District. No written objections were received prior to this public hearing. No public comments were received and the public hearing was closed.

Following review and discussion, Director Crew moved to adopt the Resolution to Amend 2022 Budget, Director Miles seconded the motion and, upon vote unanimously carried, the Board adopted the Resolution to Amend the 2022 Budget. A copy of the adopted Resolution is attached hereto and incorporated herein by this reference.

**2023 Budget Public Hearing:** The Board opened the public hearing to consider the proposed 2023 Budget and to discuss related issues.

It was noted that Notice stating that the Board would consider adoption of the 2023 Budget and the date, time and place of the public hearing was published pursuant to statute. No written objections were received prior to the public hearing.

## RECORD OF PROCEEDINGS

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No public comments were received. Director Miles informed the Board that he would like to compile and review additional information regarding mill levies imposed by similar developments.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote, unanimously carried, the Board determined to continue the public hearing to consider adoption of the 2023 Budget to December 6, 2022, at 10:00 a.m., via Zoom.

**DLG-70 Mill Levy Certification Form**: The Board considered authorizing the District Accountant to prepare and sign the DLG-70 Mill Levy Certification form for certification to the Board of County Commissioners and other interested parties.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board authorized the District Accountant to prepare and sign the DLG-70 Mill Levy Certification form for certification to the Board of County Commissioners and other interested parties.

**Preparation of the 2024 Budget**: The Board discussed preparation of the 2024 Budget.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board appointed the District Accountant to prepare the 2024 Budget.

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### **LEGAL MATTERS**

**Agreement Regarding Required Mill Levy for 2023 by and between the District and Cambridge Capital LLC**: The Board deferred consideration of this matter to the continued meeting scheduled on December 6, 2022, at 10:00 a.m., via Zoom.

**2022 New Legislation**: Attorney Montague provided an update to the Board regarding new legislation and changes to property valuation calculations.

**Election Resolution**: The Board discussed the Resolution Calling a Regular Election for Directors on May 2, 2023, appointing the Designated Election Official (“DEO”) and authorizing the DEO to perform all tasks required for the conduct of a mail ballot election.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Board adopted the Resolution Calling a Regular Election for Directors on May 2, 2023, appointing the DEO and authorizing the DEO to perform all tasks required

## RECORD OF PROCEEDINGS

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for the conduct of a mail ballot election. A copy of the adopted Resolution is attached hereto and incorporated herein by this reference.

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### **OTHER BUSINESS**

**Status of Construction:** Director Miles provided an update to the Board, noting that construction of Buildings 5 and 6 is nearly complete and the buildings are expected to be leased / occupied in late 2023. The construction of Building 7 has been deferred.

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### **CONTINUATION OF MEETING**

Upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the meeting was continued to December 6, 2022 at 10:00 a.m. via Zoom.

Respectfully submitted,

By: \_\_\_\_\_  
Secretary for the Meeting



## RECORD OF PROCEEDINGS

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### MINUTES OF A CONTINUED MEETING OF THE BOARD OF DIRECTORS OF THE EASTPARK70 METROPOLITAN DISTRICT HELD DECEMBER 6, 2022

A Continued Meeting of the Board of Directors (“Board”) of the Eastpark70 Metropolitan District (“District”) was reconvened on Tuesday, the 6<sup>th</sup> day of December, 2022, at 10:00 A.M. This District Board meeting was held via Zoom. The meeting was open to the public.

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#### **ATTENDANCE**

##### **Directors In Attendance Were:**

Nathan J. Miles  
Lisa Crew  
Carter Love  
Tim Bertoch

##### **Also In Attendance Were:**

Larry Loften and Steve Beck; Special District Management Services, Inc.  
Elisabeth A. Cortese, Esq.; McGeady Becher P.C.

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#### **ADMINISTRATIVE MATTERS**

**Disclosure of Potential Conflicts of Interest:** The Board discussed the requirements pursuant to the Colorado Revised Statutes to disclose any potential conflicts of interest or potential breaches of fiduciary duty to the Board of Directors and to the Secretary of State. Mr. Beck noted that a quorum was present and requested members of the Board to disclose any potential conflicts of interest with regard to any matters scheduled for discussion at this meeting, and incorporated for the record those applicable disclosures made by the Board members prior to this meeting in accordance with State statute. It was further noted that all Directors’ Disclosure Statements have been filed.

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**Agenda:** Mr. Beck distributed for the Board’s review and approval a proposed Agenda for the District’s Continued Meeting.

Following discussion, upon motion duly made by Director Crew, seconded by Director Miles and, upon vote unanimously carried, the Agenda was approved, as presented.

**Meeting Location/Manner and Posting of Meeting Notice:** The Board entered into a discussion regarding the requirements of Section 32-1-903(1), C.R.S., concerning the location of the District’s Board meeting. It was noted

## RECORD OF PROCEEDINGS

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that the District meeting was held and properly noticed to be held via Zoom video and/or telephone conference. The Board further noted that notice providing the meeting access information was duly posted and that they have not received any objections or any requests that the means of hosting the meeting be changed by taxpaying electors within the District's boundaries.

### PUBLIC COMMENT

**Public Comment:** There were no public comments.

### FINANCIAL MATTERS

**2023 Budget Hearing:** The President reconvened the public hearing to consider the proposed 2023 Budget and discuss related issues.

It was noted that publication of Notice stating that the Board would consider adoption of the 2023 Budget and the date, time and place of the public hearing was made in a newspaper having general circulation within the District. No written objections were received prior to or at this public hearing. No public comments were received, and the President closed the public hearing.

Mr. Beck reviewed the estimated year-end 2022 revenues and expenditures and the proposed 2023 estimated revenues and expenditures. Discussion ensued regarding status of bond payments received by Cambridge Capital, LLC. Following discussion, upon motion duly made by Director Bertoch, seconded by Director Miles and, upon vote unanimously carried, the Board authorized Mr. Beck to make an additional bond payment in an amount that would make the total amount paid in 2022 equivalent to the amount budgeted for payment in the Debt Service Fund.

Following discussion, the Board considered the adoption of the Resolution to Adopt the 2023 Budget and Appropriate Sums of Money and the Resolution to Set Mill Levies (General Fund at 1.500 mills, the Debt Service Fund at 22.500 mills, and Contractual Obligations at 1.000 mills for a total of 25.000 mills). Upon motion duly made by Director Bertoch, seconded by Director Miles and, upon vote unanimously carried, the Resolutions were adopted, as discussed, and execution of the Certification of Budget and Certification of Mill Levies was authorized, subject to receipt of final Certification of Assessed Valuation from the County on or before December 10, 2022. The District Accountant was authorized to transmit the Certification of Mill Levies to the Board of County Commissioners of Adams County and the Division of Local Government not later than December 15, 2022. The District Accountant was also authorized to transmit the Certification of Budget to the Division of Local Government not later than January 30, 2023. Copies of the adopted Resolutions are attached hereto and incorporated herein by this reference.

## RECORD OF PROCEEDINGS

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**LEGAL MATTERS**    **Agreement Regarding Required Mill Levy for 2023 by and between the District and Cambridge Capital LLC:** Attorney Montague reviewed the Agreement Regarding Required Mill Levy for 2023 by and between the District and Cambridge Capital LLC with the Board.

Following discussion, upon motion duly made by Director Bertoch, seconded by Director Miles and, upon vote unanimously carried, the Board approved the Agreement Regarding Required Mill Levy for 2023 with the Debt Service Mill Levy to be 22.500 mills.

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**OTHER BUSINESS**    **2021 Audit:** Mr. Beck reported on the status of the 2021 Audit, noting that he will continue to follow-up with Morain Bakarich, CPAs regarding the filing of the 2021 Audit, and that he will obtain proposals to engage an auditor for performance of the 2022 Audit.

**Status of Construction:** Director Miles updated the Board on the status of Buildings 5, 6 and 7.

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**ADJOURNMENT**    There being no further business to come before the Board at this time, upon motion duly made by Director Miles , seconded and by Director Crew and, upon vote unanimously carried, the meeting was adjourned.

Respectfully submitted,

By: \_\_\_\_\_  
Secretary for the Meeting

**CANCELLATION OF ELECTION AND  
DECLARATION DEEMING CANDIDATES  
ELECTED FOR  
EASTPARK70 METROPOLITAN DISTRICT**

The Designated Election Official of the Eastpark70 Metropolitan District has been duly authorized by the Board of Directors to cancel and declare candidates elected if, at the close of business on the sixty-third (63<sup>rd</sup>) day before the election, there are not more candidates than offices to be filled at the election to be conducted on May 2, 2023; and

As of the close of business on March 1, 2023, there were not more candidates for Director than offices to be filled, including candidates filing affidavits of intent to be write-in candidates.

Pursuant to Section 1-13.5-513(1), C.R.S., the Designated Election Official hereby cancels the regular election to be conducted on May 2, 2023.

**THE ELECTION IS CANCELLED AND THE FOLLOWING CANDIDATES ARE DECLARED ELECTED FOR THE FOLLOWING TERMS:**

Vacant, 2-Year Term  
Lisa Crew, 4-Year Term  
Carter Love, 4-Year Term  
Nathan Miles, 4-Year Term

DATED this 1st day of March, 2023.

/s/ Steve Beck  
Designated Election Official

Contact Person for District:  
Steve Beck

Telephone Number of District:  
303-987-0835

Address of District:  
141 Union Boulevard, Suite 150  
Lakewood, Colorado 80228

**CANCELACIÓN DE ELECCIONES Y  
DECLARACIÓN DE CONSIDERACIÓN DE LOS  
CANDIDATOS ELEGIDOS PARA  
EASTPARK70 METROPOLITAN DISTRICT**

El Funcionario Electoral Designado del Eastpark70 Metropolitan District ha sido debidamente autorizado por la Junta Directiva para cancelar y declarar candidatos electos si, al cierre de actividades del sexagésimo tercer (63) día antes de la elección, no hay más candidatos que cargos por cubrir. llenarse en la elección que se llevará a cabo el 2 de mayo de 2023; y

Al cierre de operaciones del 1 de marzo de 2023, no había más candidatos para Director que cargos por cubrir, incluidos los candidatos que presentaron declaraciones juradas de intención de ser candidatos por escrito.

De conformidad con la Sección 1-13.5-513(1), C.R.S., el Oficial Electoral Designado cancela por la presente la elección regular que se llevará a cabo el 2 de mayo de 2023.

**SE ANULA LA ELECCIÓN Y SE DECLARAN ELEGIDOS LOS SIGUIENTES CANDIDATOS PARA LOS SIGUIENTES TÉRMINOS:**

Vacante, Término de dos años  
Lisa Crew, Término de cuatro años  
Carter Love, Término de cuatro años  
Nathan Miles, Término de cuatro años

FECHADO este 1st día de marzo de 2023.

/s/ Steve Beck  
Oficial Electoral Designado

Número de teléfono del distrito:  
303-987-0835

Dirección del Distrito:  
141 Union Boulevard, Suite 150  
Lakewood, Colorado 80228

**From:** Lisa Crew [<mailto:lcrew@ciginvest.com>]

**Sent:** Monday, August 14, 2023 1:58 PM

**To:** Steve Beck <[sbeck@sdmsi.com](mailto:sbeck@sdmsi.com)>

**Cc:** Tim Bertoch <[tbertoch@ciginvest.com](mailto:tbertoch@ciginvest.com)>; Emily Hemaïdan <[ehemaidan@ciginvest.com](mailto:ehemaidan@ciginvest.com)>

**Subject:** Lisa Crew-resignation Eastpark 70 Metropolitan District

Hello Steve,

As of August 24<sup>th</sup>, 2023 I am no longer eligible to be a Director and I am resigning as of that date from the Eastpark 70 Metropolitan District Board of Directors.

Thank you,

**Lisa**

Lisa Crew, CPA

Assistant Controller

Consolidated Investment Group, LLC

18 Inverness Pl East, Englewood, CO 80112

303-789-2664 x 261

720-339-0461 Cell

[www.ciginvest.com](http://www.ciginvest.com)



**RESOLUTION NO. 2023-11-01**

**RESOLUTION OF THE BOARD OF DIRECTORS OF  
THE EASTPARK70 METROPOLITAN DISTRICT  
ESTABLISHING REGULAR MEETING DATES, TIME, AND LOCATION, AND  
DESIGNATING LOCATION FOR POSTING OF 24-HOUR NOTICES**

A. Pursuant to Section 32-1-903(1.5), C.R.S., special districts are required to designate a schedule for regular meetings, indicating the dates, time and location of said meetings.

B. Pursuant to Section 32-1-903(5), C.R.S., “location” means the physical, telephonic, electronic, or virtual place, or a combination of such means where a meeting can be attended. “Meeting” has the same meaning as set forth in Section 24-6-402(1)(b), C.R.S., and means any kind of gathering, convened to discuss public business, in person, by telephone, electronically, or by other means of communication.

C. Pursuant to Section 24-6-402(2)(c)(I), C.R.S., special districts are required to designate annually at the board of directors of the district’s first regular meeting of each calendar year, the public place at which notice of the date, time and location of regular and special meetings (“**Notice of Meeting**”) will be physically posted at least 24 hours prior to each meeting (“**Designated Public Place**”). A special district is deemed to have given full and timely notice of a regular or special meeting if it posts its Notice of Meeting at the Designated Public Place at least 24 hours prior to the meeting.

D. Pursuant to Section 24-6-402(2)(c)(III), C.R.S., special districts are relieved of the requirement to post the Notice of Meeting at the Designated Public Place, and are deemed to have given full and timely notice of a public meeting if a special district posts the Notice of Meeting online on a public website of the special district (“**District Website**”) at least 24 hours prior to each regular and special meeting.

E. Pursuant to Section 24-6-402(2)(c)(III), C.R.S., if a special district is unable to post a Notice of Meeting on the District Website at least 24 hours prior to the meeting due to exigent or emergency circumstances, then it must physically post the Notice of Meeting at the Designated Public Place at least 24 hours prior to the meeting.

F. Pursuant to Section 32-1-903(1.5), C.R.S., all meetings of the board that are held solely at physical locations must be held at physical locations that are within the boundaries of the district or that are within the boundaries of any county in which the district is located, in whole or in part, or in any county so long as the physical location does not exceed twenty (20) miles from the district boundaries unless such provision is waived.

G. The provisions of Section 32-1-903(1.5), C.R.S., may be waived if: (1) the proposed change of the physical location of a meeting of the board appears on the agenda of a meeting; and (2) a resolution is adopted by the board stating the reason for which meetings of the board are to be held in a physical location other than under Section 32-1-903(1.5), C.R.S., and further stating the date, time and physical location of such meeting.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the Eastpark70 Metropolitan District (the “**District**”), Adams County, Colorado:

1. That the provisions of Section 32-1-903(1.5), C.R.S., be waived pursuant to the adoption of this Resolution.

That the Board of Directors (the “**District Board**”) has determined that conducting meetings at a physical location pursuant to Section 32-1-903(1.5), C.R.S., would be inconvenient and costly for the directors and consultants of the District in that they live and/or work outside of the twenty (20) mile radius requirement.

2. That regular meetings of the District Board for the year 2024 shall be held on November 1, 2024 at 10:00 a.m., via Zoom Meeting.

That special meetings of the District Board shall be held as often as the needs of the District require, upon notice to each director.

3. That, until circumstances change, and a future resolution of the District Board so designates, the physical location and/or method or procedure for attending meetings of the District Board virtually (including the conference number or link) shall appear on the agenda(s) of said meetings.

That the residents and taxpaying electors of the District shall be given an opportunity to object to the meeting(s) physical location(s), and any such objections shall be considered by the District Board in setting future meetings.

4. That the District has established the following District Website, <https://eastpark70md.colorado.gov>, and the Notice of Meeting of the District Board shall be posted on the District Website at least 24 hours prior to meetings pursuant to Section 24-6-402(2)(c)(III), C.R.S. and Section 32-1-903(2), C.R.S.

That, if the District is unable to post the Notice of Meeting on the District Website at least 24 hours prior to each meeting due to exigent or emergency circumstances, the Notice of Meeting shall be posted within the boundaries of the District at least 24 hours prior to each meeting, pursuant to Section 24-6-402(2)(c)(I) and (III), C.R.S., at the following Designated Public Place:

(a) On a light pole located on the Southeast corner of Smith Road and Ensenada Street

5. Special District Management Services, Inc., or his/her designee, is hereby appointed to post the above-referenced notices.

**[SIGNATURE PAGE TO RESOLUTION ESTABLISHING REGULAR MEETING  
DATES, TIME, AND LOCATION, AND DESIGNATING LOCATION FOR 24-HOUR  
NOTICES]**

RESOLUTION APPROVED AND ADOPTED on November 3, 2023.

**EASTPARK70 METROPOLITAN  
DISTRICT**

By: \_\_\_\_\_  
President

Attest:

\_\_\_\_\_  
Secretary



Check No and Date	Payee	Invoice No	GL Account Title	GL Acct	Amount	Total
1628 <i>m</i>						
01/13/2023	Aurora Media Group	104155	Miscellaneous	1-685	35.85	35.85
Total 1628:						35.85
1629 <i>m</i>						
01/13/2023	McGeady Becher P.C.	718C 09/2022	Legal	1-675	2,099.00	2,099.00
01/13/2023	McGeady Becher P.C.	718C 10/2022	Legal	1-675	3,655.35	3,655.35
01/13/2023	McGeady Becher P.C.	718C 11/2022	Legal	1-675	1,767.50	1,767.50
Total 1629:						7,521.85
1630 <i>C</i>						
01/13/2023	Special Dist Management Servic	10/2022	Accounting	1-612	1,110.00	1,110.00
01/13/2023	Special Dist Management Servic	10/2022	Management	1-680	856.10	856.10
01/13/2023	Special Dist Management Servic	11/2022	Accounting	1-612	325.60	325.60
01/13/2023	Special Dist Management Servic	11/2022	Election	1-635	14.80	14.80
01/13/2023	Special Dist Management Servic	11/2022	Management	1-680	402.08	402.08
01/13/2023	Special Dist Management Servic	12/2022	Accounting	1-612	444.00	444.00
01/13/2023	Special Dist Management Servic	12/2022	Election	1-635	59.20	59.20
01/13/2023	Special Dist Management Servic	12/2022	Management	1-680	1,644.60	1,644.60
Total 1630:						4,856.38
1631 <i>m</i>						
01/13/2023	UMB Bank, N.A.	935489	Paying Agent Fees	2-668	150.00	150.00
Total 1631:						150.00
Grand Totals:						12,564.08

Check No and Date	Payee	Invoice No	GL Account Title	GL Acct	Amount	Total
1628						
01/13/2023	Aurora Media Group	104155	Miscellaneous	1-685	35.85	35.85
Total 1628:						35.85
1629						
01/13/2023	McGeady Becher P.C.	718C 09/2022	Legal	1-675	2,099.00	2,099.00
01/13/2023	McGeady Becher P.C.	718C 10/2022	Legal	1-675	3,655.35	3,655.35
01/13/2023	McGeady Becher P.C.	718C 11/2022	Legal	1-675	1,767.50	1,767.50
Total 1629:						7,521.85
1630						
01/13/2023	Special Dist Management Servic	10/2022	Accounting	1-612	1,110.00	1,110.00
01/13/2023	Special Dist Management Servic	10/2022	Management	1-680	856.10	856.10
01/13/2023	Special Dist Management Servic	11/2022	Accounting	1-612	325.60	325.60
01/13/2023	Special Dist Management Servic	11/2022	Election	1-635	14.80	14.80
01/13/2023	Special Dist Management Servic	11/2022	Management	1-680	402.08	402.08
01/13/2023	Special Dist Management Servic	12/2022	Accounting	1-612	444.00	444.00
01/13/2023	Special Dist Management Servic	12/2022	Election	1-635	59.20	59.20
01/13/2023	Special Dist Management Servic	12/2022	Management	1-680	1,644.60	1,644.60
Total 1630:						4,856.38
1631						
01/13/2023	UMB Bank, N.A.	935489	Paying Agent Fees	2-668	150.00	150.00
Total 1631:						150.00
Grand Totals:						12,564.08

Eastpark 70 Metropolitan District  
January-23

	General	Debt	Capital	Totals
Disbursements	\$ 12,564.08		\$ -	\$ 12,564.08
<b>Total Disbursements from Checking Acct</b>	<b>\$ 12,564.08</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 12,564.08</b>

OCT 20 2022



3033 S Parker Rd Ste 208 • Aurora, CO 80014 • 303-750-7555

# Invoice

<b>Ad # 104155</b>
<b>Date: 10/12/2022</b>
<b>Terms: Net 30</b>
<b>Rep: LC</b>

Bill to: Account ID: 12003

Kenlyne Dodson Eastpark70 Metropolitan District 141 Union Blvd., Suite 150 Lakewood, CO 80228-1898
---

Sold to: Account ID: 12003

Kenlyne Dodson Eastpark70 Metropolitan District 141 Union Blvd., Suite 150 Lakewood, CO 80228-1898
---

**Charges from 10/20/22 to 10/20/22**

PO: noc of budget

Date	Pub	Type	Description	Pg	Lvl	Price	Discount	Applied	Due
10/20/22	AS	Ad	Legals: EASTPARK70			\$34.85			\$34.85
10/20/22	AS	Clip Charge	Clip Charge			\$1.00			\$1.00

\$35.85			\$35.85
---------	--	--	---------

Dist. Name EP70 MD

G/L Code	Amount
1685	35.85
Dist. Mgr. Initials	<i>JD</i>

Please return this portion with your payment

## Display Invoice

**Remit Payment to:**  
Aurora Media Group  
3033 S Parker Rd Ste 208  
Aurora, CO 80014  
Phone: 303-750-7555  
Fax: 720-324-4965

**Amount Due \$35.85**

<b>Amount Enclosed</b> _____
------------------------------

Kenlyne Dodson  
Eastpark70 Metropolitan District  
141 Union Blvd., Suite 150  
Lakewood, CO 80228-1898

**Issue Date:** 10/20/2022  
**Invoice Date:** 10/12/2022  
**Ad #** 104155  
**Account #** 12003

**EASTPARK70 METROPOLITAN  
DISTRICT  
NOTICE CONCERNING 2022 BUDGET  
AMENDMENT  
AND PROPOSED 2023 BUDGET**

**NOTICE IS HEREBY GIVEN** to all interested parties that the necessity has arisen to amend the Eastpark70 Metropolitan District 2022 Budget and that a proposed 2023 Budget has been submitted to the Board of Directors of the Eastpark70 Metropolitan District; and that copies of the proposed Amended 2022 Budget and 2023 Budget have been filed at the District's offices, 141 Union Boulevard, Suite 150, Lakewood, Colorado, where the same is open for public inspection; and that adoption of Resolutions Amending the 2022 Budget and Adopting the 2023 Budget will be considered at a public meeting of the Board of Directors of the District to be held on Friday, November 4, 2022 at 10:00 a.m. This District Board meeting will be held by Zoom Meeting and can be joined through the directions below:

[https://us02web.zoom.us/j/84409700709?  
pwd=MzFUTUp3SGRoK0RXTjdreWxSM  
GpZUT09](https://us02web.zoom.us/j/84409700709?pwd=MzFUTUp3SGRoK0RXTjdreWxSMGpZUT09)

Phone: 1 (719) 359-4580  
Meeting ID: 844 0970 0709  
Password: 124197

**EASTPARK70  
METROPOLITAN DISTRICT  
By: /s/ Steve Beck  
Secretary**

Publication: October 20, 2022  
Sentinel


OCT 20 2022

McGEADY BECHER P.C.  
 450 E. 17th Avenue, Ste 400  
 Denver, CO 80203  
 (303) 592-4380

Eastpark 70 Metropolitan District  
 SDMSI  
 141 Union Boulevard  
 Suite 150  
 Lakewood CO 80228

ATTN: Accounts Payable (1)

Dist. Name EP70 MD

G/L Code	Amount	Account No.
1675	2099.00	
Dist. Mgr. Initials 		

Page 1  
 09/30/2022  
 718C

**Payments received after 09/30/2022 are not included on this statement.**

McGEADY BECHER P.C.

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0003 RULES AND REGULATIONS					
24.00	0.00	0.00	0.00	0.00	\$24.00
718-0004 BOARD MEETINGS					
190.00	1,264.00	0.00	0.00	0.00	\$1,454.00
718-0005 BUDGETS					
337.50	138.00	0.00	0.00	0.00	\$475.50
718-0013 ELECTIONS					
72.00	72.00	0.00	0.00	0.00	\$144.00
718-0014 DIRECTORS' OATHS AND BONDS					
263.00	0.00	0.00	0.00	0.00	\$263.00
718-0015 AUDITS					
96.00	453.50	0.00	0.00	0.00	\$549.50
718-0299 OFFICIAL RECORDS MAINTENANCE					
0.00	171.50	0.00	0.00	0.00	\$171.50
718-1299 ANNUAL REPORT SERVICE PLAN					
1,190.50	0.00	0.00	0.00	0.00	\$1,190.50
<u>2,173.00</u>	<u>2,099.00</u> ✓	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>\$4,272.00</u>

McGEADY BECHER P.C.  
450 E. 17th Avenue, Ste 400  
Denver, CO 80203  
(303) 592-4380

Eastpark 70 Metropolitan District  
SDMSI  
141 Union Boulevard  
Suite 150  
Lakewood CO 80228

Page 1  
09/30/2022  
Account No. 718-0003C  
Invoice No. 111961

ATTN: Accounts Payable (1)

RULES AND REGULATIONS

*Payments received after 09/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$24.00

BALANCE DUE: \$24.00

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	24.00	0.00	0.00	0.00

BOARD MEETINGS

*Payments received after 09/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$190.00

		HOURS	AMOUNT
09/13/2022	Attention to website tracking; update 2023 compliance spreadsheet; email to Ms. Will regarding same	0.10	22.50
09/19/2022	Review files; Email correspondence to Ms. Cortese regarding status of Post-Meeting Memorandum from November meeting	0.20	48.00
09/22/2022	Telephone conference with Ms. McGeady regarding Aurora Regional Transportation Authority; Follow-up regarding same	0.30	142.50
09/23/2022	Attention to action items	0.40	190.00
09/26/2022	Email correspondence regarding status of draft 2021 Minutes and post-meeting memorandum	0.10	24.00
	Attention to action items	0.30	142.50
09/28/2022	Review Post Meeting Memorandum from 11/5/21 Board meeting to identify action items	0.10	28.50
	Review Post-Meeting Memorandum from Ms. Cortese; Email correspondence regarding post-meeting follow-up matters	0.40	96.00
	Draft post-meeting memorandum; Attention to action items	1.20	570.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	3.10	1,264.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.70	\$240.00	\$168.00
Elisabeth A. Cortese	2.20	475.00	1,045.00
Erica L. Montague	0.10	285.00	28.50
Andrew M. Bryant	0.10	225.00	22.50

TOTAL CURRENT BALANCE: 1,264.00

BALANCE DUE: \$1,454.00

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1,264.00	0.00	190.00	0.00	0.00	0.00



BUDGETS

*Payments received after 09/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$337.50

		HOURS	AMOUNT
09/06/2022	Review and analyze Service Plan and other District documents to evaluate Mill Levy adjustment limitations; Update chart tracking same	0.40	114.00
09/23/2022	Review Budget Hearing schedule; Calendar publication deadline	<u>0.10</u>	<u>24.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.50	138.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00
Erica L. Montague	0.40	285.00	114.00

TOTAL CURRENT BALANCE: 138.00

BALANCE DUE: \$475.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
475.50	0.00	0.00	0.00	0.00	0.00

ELECTIONS

*Payments received after 09/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$72.00

		HOURS	AMOUNT
09/28/2022	Prepare Resolution Calling May 2023 Election	0.30	72.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.30	72.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.30	\$240.00	\$72.00

TOTAL CURRENT BALANCE: 72.00

BALANCE DUE: \$144.00

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
72.00	0.00	24.00	48.00	0.00	0.00

Eastpark 70 Metropolitan District

Page 5

09/30/2022

Account No.

718-0014C

Invoice No.

111961

DIRECTORS' OATHS AND BONDS

*Payments received after 09/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$263.00

BALANCE DUE: \$263.00

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	239.00	24.00	0.00	0.00

AUDITS

*Payments received after 09/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$96.00

		HOURS	AMOUNT
09/12/2022	Email correspondence regarding status of draft Audit	0.10	24.00
09/16/2022	Audit review preparation	0.40	96.00
09/19/2022	Attention to status of 2021 draft audit	0.10	47.50
09/26/2022	Attention to audit matters	0.20	95.00
09/28/2022	Prepare 2021 Minutes Abstract	0.30	72.00
09/30/2022	Email correspondence with Accountant regarding Audit Request		
	Letter and status of draft Audit	0.10	24.00
	Attention to status of 2021 Audit and related correspondence	0.20	95.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	1.40	453.50

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.90	\$240.00	\$216.00
Elisabeth A. Cortese	0.50	475.00	237.50

TOTAL CURRENT BALANCE: 453.50

BALANCE DUE: \$549.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
477.50	0.00	72.00	0.00	0.00	0.00

OFFICIAL RECORDS MAINTENANCE

*Payments received after 09/30/2022 are not included on this statement.*

		HOURS	AMOUNT
09/21/2022	Provide materials in response to Request for Information from City of Aurora; Email correspondence regarding same	0.10	28.50
	Collection of data in response City of Aurora request for Title 32 District information	0.10	24.00
09/26/2022	Telephone conference with Ms. Dancy, Mr. Rulla, Ms. McGeady, and Ms. Williams regarding City information request; Follow-up regarding same	0.20	95.00
	Continued collection of data in response City of Aurora request for Title 32 District information	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	<u>0.50</u>	<u>171.50</u>

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Elisabeth A. Cortese	0.20	\$475.00	\$95.00
Erica L. Montague	0.10	285.00	28.50
Lisa A. Jacoby	0.20	240.00	48.00

TOTAL CURRENT BALANCE: 171.50

BALANCE DUE: \$171.50

ANNUAL REPORT SERVICE PLAN

*Payments received after 09/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$1,190.50

BALANCE DUE: \$1,190.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	1,190.50	0.00	0.00	0.00

TOTAL BALANCE DUE: \$4,272.00



October 15, 2022

Dear Client:

Our Firm prides itself on providing the highest level of service in the most efficient manner. In the current economic environment, we are facing increased costs in all areas of the business. In order to continue to provide consistent high-level service we have found it necessary to implement a rate increase.

In accordance with the Firm's fee engagement letter, this letter is to advise you that effective January 1, 2023, the hourly rates of selected attorneys and staff will be adjusted. Hourly rates will be as follows: Shareholders \$425 - \$550; Of Counsel \$380 - \$425; Associates \$275 - \$375; Paralegals and Directors \$225 - \$240; Law Clerks \$150; File Clerks \$30.

Commencing on January 1, 2023, we will begin charging most costs incurred on your behalf as an administrative fee equal to 1% of the legal fees charged in a given month. This fee includes such costs as long-distance telephone calls, research requiring a subscription database, in-office photocopies and faxes, ordinary postage, and messenger and delivery services, and includes a small overhead component. This fee may be adjusted with notice.

This fee is based on our historic experience, as well as client feedback, that invoices that itemize every photocopy, fax, and delivery charge are confusing. Any advances made on behalf of the client as well as major costs, such as major travel expenses, application/submittal/recording fees, election expenses, court costs, publication costs, express delivery, and conference calls and videoconferencing where a third-party provider is used, will be separately invoiced at our actual cost. If you have any questions or concerns about this change, please let us know.

We appreciate your continued trust and confidence in our Firm and look forward to representing your interests in 2023 and beyond.

Very truly yours,

McGEADY BECHER P.C.

A handwritten signature in black ink that reads 'Cheryl L. Matlosz'. The signature is written in a cursive, flowing style.

Cheryl L. Matlosz  
Firm Administrator

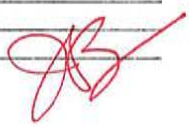
NOV 21 2022

McGEADY BECHER P.C.  
450 E. 17th Avenue, Ste 400  
Denver, CO 80203  
(303) 592-4380

Eastpark 70 Metropolitan District  
SDMSI  
141 Union Boulevard  
Suite 150  
Lakewood CO 80228

ATTN: Accounts Payable (1)

Dist. Name EPDMO

G/L Code	Amount	Account No.
1675	3655.35	✓
Dist. Mgr. Initials		

Page 1  
10/31/2022  
718C

**Payments received after 10/31/2022 are not included on this statement.**

McGEADY BECHER P.C.

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0000 MAIN COVER 0.00	0.00	0.00	31.60	0.00	\$31.60
718-0003 RULES AND REGULATIONS 24.00	0.00	0.00	0.00	0.00	\$24.00
718-0004 BOARD MEETINGS 1,454.00	1,604.25	0.00	0.00	0.00	\$3,058.25
718-0005 BUDGETS 475.50	823.00	0.00	0.00	0.00	\$1,298.50
718-0013 ELECTIONS 144.00	24.00	0.00	0.00	0.00	\$168.00
718-0014 DIRECTORS' OATHS AND BONDS 263.00	144.00	0.00	0.00	0.00	\$407.00
718-0015 AUDITS 549.50	48.00	0.00	0.00	0.00	\$597.50
718-0019 CONFLICT OF INTEREST DISCLOSURES 0.00	120.00	0.00	9.00	0.00	\$129.00
718-0299 OFFICIAL RECORDS MAINTENANCE 171.50	368.00	0.00	0.00	0.00	\$539.50
718-1299 ANNUAL REPORT SERVICE PLAN 1,190.50	0.00	0.00	0.00	0.00	\$1,190.50



PREVIOUS BALANCE	FEEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-2601 DIRECTORS' QUALIFICATION					
0.00	483.50	0.00	0.00	0.00	\$483.50
<u>4,272.00</u>	<u>3,614.75</u>	<u>0.00</u>	<u>40.60</u>	<u>0.00</u>	<u>\$7,927.35</u>

McGEADY BECHER P.C.  
450 E. 17th Avenue, Ste 400  
Denver, CO 80203  
(303) 592-4380

Eastpark 70 Metropolitan District  
SDMSI  
141 Union Boulevard  
Suite 150  
Lakewood CO 80228

Page 1  
10/31/2022  
Account No. 718-0000C  
Invoice No. 114822

MAIN COVER

*Payments received after 10/31/2022 are not included on this statement.*

10/20/2022	Publication Costs - Aurora Media Group	<u>31.60</u>
	TOTAL ADVANCES:	31.60
	TOTAL CURRENT BALANCE:	31.60
	BALANCE DUE:	<u>\$31.60</u>

Eastpark 70 Metropolitan District

Page 2  
10/31/2022  
Account No. 718-0003C  
Invoice No. 114822

RULES AND REGULATIONS

*Payments received after 10/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$24.00

BALANCE DUE: \$24.00

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	0.00	24.00	0.00	0.00

BOARD MEETINGS

*Payments received after 10/31/2022 are not included on this statement.*

	PREVIOUS BALANCE THIS MATTER:		\$1,454.00
		HOURS	AMOUNT
10/10/2022	Attention to meeting scheduling and action items	0.20	95.00
10/11/2022	Email correspondence regarding quorum for regular meeting and action items	0.30	72.00
10/13/2022	Email correspondence with District Manager's office regarding meeting preparation matters	0.10	24.00
10/14/2022	Review and revise draft Minutes	1.00	240.00
10/21/2022	Email correspondence with District Manager's office regarding draft Agenda	0.10	24.00
	Review and revise draft Agenda; Compile and route draft Agenda and Minutes for attorney review	1.00	240.00
	Emails regarding preparations for 11/4/22 Board meeting	0.10	28.50
10/24/2022	Review and analyze draft agenda for 11/4/22 Board meeting and minutes from 11/5/21 meeting; Emails regarding same	0.40	114.00
10/25/2022	Review and comment on 11/4/22 draft Agenda and draft Minutes; Attention to pre-meeting matters	0.40	190.00
10/26/2022	Prepare for and attend pre-meeting conference	0.60	285.00
	Conference with with Ms. Cortese and Ms. Pino regarding preparations for 11/4/22 Board meeting	0.40	114.00
	Telephone conference with Ms. Cortese and Ms. Montague regarding draft Agenda and Minutes; Revise Agenda per attorney comments; Email correspondence to District Manager's office regarding revised drafts and meeting packet enclosures	0.60	144.00
10/31/2022	Attention to meeting agenda		33.75
	FOR CURRENT SERVICES RENDERED THIS MATTER:	5.20	1,604.25

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	3.10	\$240.00	\$744.00
Elisabeth A. Cortese	1.20	475.00	570.00
District Maintenance	0.00	0.00	33.75
Erica L. Montague	0.90	285.00	256.50

TOTAL CURRENT BALANCE: 1,604.25

Eastpark 70 Metropolitan District

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BOARD MEETINGS

BALANCE DUE: \$3,058.25

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1,604.25	1,241.50	0.00	190.00	0.00	22.50

BUDGETS

*Payments received after 10/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$475.50

		HOURS	AMOUNT
10/12/2022	Review email correspondence regarding publication of Notice of Budget Hearing	0.10	24.00
10/17/2022	Email correspondence regarding status of draft 2023 Budget	0.10	24.00
10/19/2022	Emails regarding status of draft 2023 budget	0.10	28.50
	Email correspondence regarding status of draft Budget	0.10	24.00
10/21/2022	Email correspondence regarding draft Budget for review	0.10	24.00
	Emails regarding draft 2023 budget review	0.10	28.50
10/24/2022	Prepare Mill Levy Certification sheets for Budget hearing	0.10	24.00
	Review and analyze draft 2023 budget; Draft 2023 Budget Review Memo; Emails regarding same; Update Supporting Document		
	Review Memo; Draft 2023 Mill Levy Agreement	1.60	456.00
10/25/2022	Review and comment on 2023 draft Budget and related documents	<u>0.40</u>	<u>190.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	2.70	823.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.50	\$240.00	\$120.00
Elisabeth A. Cortese	0.40	475.00	190.00
Erica L. Montague	1.80	285.00	513.00

TOTAL CURRENT BALANCE: 823.00

BALANCE DUE: \$1,298.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
823.00	138.00	337.50	0.00	0.00	0.00

ELECTIONS

*Payments received after 10/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$144.00

		HOURS	AMOUNT
10/21/2022	Update draft Election Resolution to reflect anticipated appointment	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

TOTAL CURRENT BALANCE: 24.00

BALANCE DUE: \$168.00

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
24.00	72.00	0.00	24.00	48.00	0.00

DIRECTORS' OATHS AND BONDS

*Payments received after 10/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$263.00

		HOURS	AMOUNT
10/11/2022	Email correspondence regarding board vacancies; Prepare and transmit Board Member Profile form for completion; Prepare and transmit Notice of Vacancies for publication, review and approve proof	0.50	120.00
	Email correspondence with Mr. Love regarding Board Member Profile form	<u>0.10</u>	<u>24.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.60	144.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.60	\$240.00	\$144.00

TOTAL CURRENT BALANCE: 144.00

BALANCE DUE: \$407.00

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
144.00	0.00	0.00	239.00	24.00	0.00



AUDITS

*Payments received after 10/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$549.50

		HOURS	AMOUNT
10/06/2022	Email correspondence regarding status of 2021 Audit filing	0.10	24.00
10/14/2022	Email correspondence regarding status of draft 2021 Audit	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.20	48.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.20	\$240.00	\$48.00

TOTAL CURRENT BALANCE: 48.00

BALANCE DUE: \$597.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
48.00	453.50	24.00	72.00	0.00	0.00

CONFLICT OF INTEREST DISCLOSURES

*Payments received after 10/31/2022 are not included on this statement.*

		HOURS	AMOUNT
10/27/2022	Prepare draft Conflict Disclosures for Mr. Love	0.10	24.00
10/31/2022	Compile and file Conflict Disclosures with Secretary of State; Email correspondence with Mr. Love regarding review of draft Conflict Disclosure	0.40	96.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	<u>0.50</u>	<u>120.00</u>

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.50	\$240.00	\$120.00

10/31/2022	Secretary of State - Conflict of Interest	9.00
	TOTAL ADVANCES:	<u>9.00</u>
	TOTAL CURRENT BALANCE:	129.00
	BALANCE DUE:	<u>\$129.00</u>

OFFICIAL RECORDS MAINTENANCE

**Payments received after 10/31/2022 are not included on this statement.**

PREVIOUS BALANCE THIS MATTER: \$171.50

		HOURS	AMOUNT
09/20/2022	Compile and respond to City of Aurora's request for Aurora Metropolitan District information	0.10	24.00
10/10/2022	Continued research and collection of information for City of Aurora Metro District Survey	0.30	72.00
10/11/2022	Continued research and collection of information for City of Aurora Metro District Survey	0.30	72.00
	Conference with Ms. Jacoby regarding request from COA for District information; Research District files for information required to respond to COA request for information; Review and update response to COA; Conference with Ms. Jacoby regarding research to update chart to reflect status of ARI mill levy pledges	0.20	105.00
10/12/2022	Complete response to City of Aurora request	0.20	95.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	1.10	368.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
MaryAnn M. McGeady	0.20	\$525.00	\$105.00
Elisabeth A. Cortese	0.20	475.00	95.00
Lisa A. Jacoby	0.70	240.00	168.00

TOTAL CURRENT BALANCE: 368.00

BALANCE DUE: \$539.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
368.00	171.50	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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Invoice No. 114822

ANNUAL REPORT SERVICE PLAN

*Payments received after 10/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$1,190.50

BALANCE DUE: \$1,190.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	0.00	1,190.50	0.00	0.00

DIRECTORS' QUALIFICATION

*Payments received after 10/31/2022 are not included on this statement.*

		HOURS	AMOUNT
10/11/2022	Review emails regarding resignation of Mr. Ellen and appointment of Mr. Love	0.10	28.50
10/27/2022	Prepare Agreement for Sale and Purchase of Real Estate and Promissory Note for Mr. Love; Prepare Termination of Agreement for Sale and Purchase of Real Estate for Mr. Ellen; Route same for attorney review; Update Director Qualification Spreadsheet	0.50	120.00
	Review draft purchase and sale agreement and related documents; Draft correspondence regarding same	0.40	190.00
10/31/2022	Email correspondence to Mr. Love regarding review of draft Agreement and Promissory Note; Email correspondence to Ms. Crew regarding Termination of Ellen Agreement	0.50	120.00
	Attention to Director Qualification(s)		<u>25.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	<u>1.50</u>	<u>483.50</u>

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	1.00	\$240.00	\$240.00
Elisabeth A. Cortese	0.40	475.00	190.00
District Maintenance	0.00	0.00	25.00
Erica L. Montague	0.10	285.00	28.50

TOTAL CURRENT BALANCE: 483.50

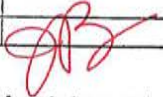
BALANCE DUE: \$483.50

TOTAL BALANCE DUE: \$7,927.35

DEC 15 2022

McGEADY BECHER P.C.  
450 E. 17th Avenue, Ste 400  
Denver, CO 80203  
(303) 592-4380

Eastpark 70 Metropolitan District  
SDMSI  
141 Union Boulevard  
Suite 150  
Lakewood CO 80228

Dist. Name	EPHOMD	
	Account No.	
G/L Code	Amount	
1675	1767.50	
Dist. Mgr. Initials		

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718C

ATTN: Accounts Payable (1)

**Payments received after 11/30/2022 are not included on this statement.**

McGEADY BECHER P.C.

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0000 MAIN COVER 31.60	0.00	0.00	0.00	0.00	\$31.60
718-0003 RULES AND REGULATIONS 24.00	0.00	0.00	0.00	-24.00	\$0.00
718-0004 BOARD MEETINGS 3,058.25	1,266.50	0.00	0.00	-190.00	\$4,134.75
718-0005 BUDGETS 1,298.50	237.50	0.00	0.00	-337.50	\$1,198.50
718-0013 ELECTIONS 168.00	0.00	0.00	0.00	-72.00	\$96.00
718-0014 DIRECTORS' OATHS AND BONDS 407.00	143.50	0.00	0.00	-263.00	\$287.50
718-0015 AUDITS 597.50	0.00	0.00	0.00	-96.00	\$501.50
718-0019 CONFLICT OF INTEREST DISCLOSURES 129.00	24.00	0.00	0.00	0.00	\$153.00
718-0299 OFFICIAL RECORDS MAINTENANCE 539.50	0.00	0.00	0.00	0.00	\$539.50
718-1299 ANNUAL REPORT SERVICE PLAN 1,190.50	0.00	0.00	0.00	-1,190.50	\$0.00

PREVIOUS BALANCE	FEEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-2601 DIRECTORS' QUALIFICATION					
483.50	96.00	0.00	0.00	0.00	\$579.50
<u>7,927.35</u>	<u>1,767.50</u>	<u>0.00</u>	<u>0.00</u>	<u>-2,173.00</u>	<u>\$7,521.85</u>

McGEADY BECHER P.C.  
450 E. 17th Avenue, Ste 400  
Denver, CO 80203  
(303) 592-4380

Eastpark 70 Metropolitan District  
SDMSI  
141 Union Boulevard  
Suite 150  
Lakewood CO 80228

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MAIN COVER

*Payments received after 11/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$31.60

BALANCE DUE: \$31.60

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
31.60	0.00	0.00	0.00	0.00	0.00



Eastpark 70 Metropolitan District

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Invoice No. 11610092

RULES AND REGULATIONS

*Payments received after 11/30/2022 are not included on this statement.*

	PREVIOUS BALANCE THIS MATTER:	\$24.00
11/08/2022	Payment received-Thank you.	-24.00
	BALANCE DUE:	<u>\$0.00</u>

BOARD MEETINGS

**Payments received after 11/30/2022 are not included on this statement.**

PREVIOUS BALANCE THIS MATTER: \$3,058.25

		HOURS	AMOUNT
11/01/2022	Email correspondence with Ms. Crew regarding action items	0.10	24.00
11/03/2022	Emails regarding preparations for 11/4/22 Board meeting Update Electronic Meeting Folder; Review meeting Packet; Email correspondence to Ms. Montague regarding same	0.10 0.70	28.50 168.00
11/04/2022	Prepare for and attend 11/4/22 Board meeting; Draft post meeting memo; Emails regarding same	2.40	684.00
	Review Post-Meeting Memorandum from Ms. Montague	0.10	24.00
11/18/2022	Email correspondence to District Manager's office regarding meeting preparation matters	0.10	24.00
11/28/2022	Attention to action items	0.20	95.00
11/29/2022	Attention to action items	0.20	95.00
11/30/2022	Attention to meeting preparation matters; Email correspondence regarding same	0.20	48.00
	Conference with Ms. Cortese regarding preparations for 12/6/22 Board meeting	0.10	28.50
	Review and respond to correspondence regarding continued meeting matters	0.10	47.50
	FOR CURRENT SERVICES RENDERED THIS MATTER:	4.30	1,266.50

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	1.20	\$240.00	\$288.00
Elisabeth A. Cortese	0.50	475.00	237.50
Erica L. Montague	2.60	285.00	741.00

TOTAL CURRENT BALANCE: 1,266.50

11/08/2022 Payment received-Thank you. -190.00

BALANCE DUE: \$4,134.75

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
2,870.75	0.00	1,241.50	0.00	0.00	22.50

BUDGETS

*Payments received after 11/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$1,298.50

		HOURS	AMOUNT
11/08/2022	Attention to 2022 and 2023 Budget matters	0.20	95.00
11/15/2022	Attention to continued 2023 Budget hearing and related action items	0.30	142.50
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.50	237.50

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Elisabeth A. Cortese	0.50	\$475.00	\$237.50

TOTAL CURRENT BALANCE: 237.50

11/08/2022 Payment received-Thank you. -337.50

BALANCE DUE: \$1,198.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1,060.50	0.00	138.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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ELECTIONS

*Payments received after 11/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$168.00

11/08/2022 Payment received-Thank you. -72.00

BALANCE DUE: \$96.00

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
24.00	0.00	72.00	0.00	0.00	0.00

DIRECTORS' OATHS AND BONDS

*Payments received after 11/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$407.00

		HOURS	AMOUNT
11/01/2022	Review correspondence regarding Affidavit of Publication of Notice of Vacancies	0.10	24.00
11/18/2022	Email correspondence to District Manager's office regarding status of Oath documents for Mr. Love	0.10	24.00
11/28/2022	Email correspondence regarding status of Director Love Oath documents	0.10	24.00
11/30/2022	Email correspondence regarding status of Director Oath documents	0.10	24.00
	Attention to status of Oath of Director (Love)	0.10	47.50
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.50	143.50

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.40	\$240.00	\$96.00
Elisabeth A. Cortese	0.10	475.00	47.50

TOTAL CURRENT BALANCE: 143.50

11/08/2022 Payment received-Thank you. -263.00

BALANCE DUE: \$287.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
287.50	0.00	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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AUDITS

*Payments received after 11/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$597.50

11/08/2022 Payment received-Thank you. -96.00

BALANCE DUE: \$501.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
48.00	0.00	453.50	0.00	0.00	0.00

CONFLICT OF INTEREST DISCLOSURES

*Payments received after 11/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$129.00

		HOURS	AMOUNT
11/02/2022	Email correspondence regarding Conflict Disclosure for Mr. Love	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

TOTAL CURRENT BALANCE: 24.00

BALANCE DUE: \$153.00

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
153.00	0.00	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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11/30/2022

Account No. 718-0299C

Invoice No. 11610092

OFFICIAL RECORDS MAINTENANCE

*Payments received after 11/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$539.50

BALANCE DUE: \$539.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
368.00	0.00	171.50	0.00	0.00	0.00



Eastpark 70 Metropolitan District

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Account No. 718-1299C  
Invoice No. 11610092

ANNUAL REPORT SERVICE PLAN

*Payments received after 11/30/2022 are not included on this statement.*

	PREVIOUS BALANCE THIS MATTER:	\$1,190.50
11/08/2022	Payment received-Thank you.	-1,190.50
	BALANCE DUE:	<u>\$0.00</u>

Eastpark 70 Metropolitan District

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DIRECTORS' QUALIFICATION

*Payments received after 11/30/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$483.50

		HOURS	AMOUNT
11/01/2022	Email correspondence regarding approval of draft documents; Route documents for execution	0.30	72.00
11/02/2022	Email correspondence regarding executed Agreement and Promissory Note; Process same to District records	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.40	96.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.40	\$240.00	\$96.00

TOTAL CURRENT BALANCE: 96.00

BALANCE DUE: \$579.50

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
579.50	0.00	0.00	0.00	0.00	0.00

TOTAL BALANCE DUE: \$7,521.85



Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Eastpark 70 Metropolitan District  
141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898

Statement Date: 10/31/2022  
Account No. EP70MD.00

Dist. Name EP70

G/L Code	Amount
1612	110.00
1680	856.10
Dist. Mgr. Initials	

Invoice for Services Rendered - 10/31/2022

	Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-00	25.07	0.00	7.30	0.00	0.00	\$32.37
EP70MD-01 Board Meetings	162.80	488.40	0.00	0.00	0.00	\$651.20
EP70MD-02 Management Matters	183.80	103.60	0.00	0.00	0.00	\$287.40
EP70MD-03 Records Management	222.00	44.40	0.00	0.00	0.00	\$266.40
EP70MD-05 Insurance Matters	29.60	44.40	0.00	0.00	0.00	\$74.00
EP70MD-07 Statutory Compliance Matters	319.00	0.00	0.00	0.00	0.00	\$319.00
EP70MD-08 Election Matters	59.20	0.00	0.00	0.00	0.00	\$59.20
EP70MD-09 Financial Matters	828.80	1,095.20 <sup>1612</sup>	0.00	0.00	0.00	\$1,924.00
EP70MD-10 Financial-Budget Matters	207.20	0.00	0.00	0.00	0.00	\$207.20
EP70MD-11 Management-Budget Matters	74.00	88.80	0.00	0.00	0.00	\$162.80
EP70MD-12 Financial-Audit Matters	976.80	14.80 <sup>1612</sup>	0.00	0.00	0.00	\$991.60
EP70MD-13 Management-Audit Matters	97.20	59.20	0.00	0.00	0.00	\$156.40



Special District Management Services, Inc.

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Statement Date: 10/31/2022  
Statement No. 112074  
Account No. EP70MD.00

Eastpark 70 Metropolitan District

Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-24 Website Design/Maintenance					
19.00	20.00	0.00	0.00	0.00	\$39.00
<u>3,204.47</u>	<u>1,958.80</u>	<u>7.30</u>	<u>0.00</u>	<u>0.00</u>	<u>\$5,170.57</u>

1966.10

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Eastpark 70 Metropolitan District

Statement Date: 10/31/2022  
 Statement No. 112062  
 Account No. EP70MD.00

Expenses

10/31/2022	Duplicating, October, 2022.	5.20
10/31/2022	Postage, October 2022.	<u>2.10</u>
	Total Expenses	7.30
	Total Current Work	7.30
	Previous Balance	\$25.07
	Balance Due	<u>\$32.37</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
7.30	4.20	1.57	19.30	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 10/31/2022  
 Statement No. 112063  
 Account No. EP70MD.01

Board Meetings

Fees

			Hours	
10/03/2022	AP	Review and revise Minutes for the November 5, 2021 meeting. Draft agenda for the November 4, 2022 meeting.	0.60	88.80
10/12/2022	AP	Revise agenda for the November 4, 2022 meeting with Zoom Meeting details.	0.10	14.80
10/17/2022	AP	Revise agenda for the November 4, 2022 meeting with new discussion topics. Transmit to Manager for review.	0.30	44.40
10/21/2022	AP	Revise Minutes for the November 5, 2021 meeting and agenda for the November 4, 2022 meeting with Manager comments. Transmit to Attorney for review.	0.30	44.40
10/24/2022	CE	Contact Board Members and Consultants to verify a quorum to the November 4, 2022 budget hearing.	0.10	14.80
10/26/2022	AP	Revise Minutes for the November 5, 2021 meeting and agenda for the November 4, 2022 meeting with Attorney comments. Begin to compile meeting packet.	1.00	148.00
10/27/2022	CE	Scan, email and save quorum for the November 4, 2022 budget hearing to E drive.	0.10	14.80
10/28/2022	AP	Compile and finalize meeting packet for distribution to the Board. Distribute meeting packet to the Board and consultants. Prepare Meeting Notice for posting. Transmit Notice to post on the District's website.	<u>0.80</u>	<u>118.40</u>
		For Current Services Rendered	3.30	488.40
		Total Current Work		488.40
		Previous Balance		\$162.80
		Balance Due		<u>\$651.20</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
488.40	29.60	133.20	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 10/31/2022  
 Statement No. 112064  
 Account No. EP70MD.02

Management Matters

Fees

		Hours		
10/11/2022	SB	Review and respond to correspondence with Lisa Crew regarding the Board Meeting, having a quorum and how determined, the appointment of a new director and the resignation of a director. Schedule the Zoom Meeting and review and approve the public notice.	0.40	59.20
10/31/2022	CE	Open & distribute mail for month of October 2022.	<u>0.30</u>	<u>44.40</u>
		For Current Services Rendered	0.70	103.60
		Total Current Work		103.60
		Previous Balance		\$183.80
		Balance Due		<u>\$287.40</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
103.60	19.00	59.20	105.60	0.00	0.00



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Statement Date: 10/31/2022  
Statement No. 112065  
Account No. EP70MD.03

Eastpark 70 Metropolitan District

Records Management

Fees

			Hours	
10/11/2022	AP	Receive and record publication proof of the Notice of Vacancies to electronic systems. Update District records with potential new Board members contact information.	0.20	29.60
10/13/2022	AP	Transmit Minutes from the November 5, 2021 meeting to Attorney.	<u>0.10</u>	<u>14.80</u>
		For Current Services Rendered	0.30	44.40
		Total Current Work		44.40
		Previous Balance		\$222.00
		Balance Due		<u>\$266.40</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
44.40	133.20	59.20	29.60	0.00	0.00





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Eastpark 70 Metropolitan District

Statement Date: 10/31/2022  
Statement No. 112066  
Account No. EP70MD.05

Insurance Matters

Fees

			Hours	
10/07/2022	KS	Receive and record General Liability insurance documents and invoices to electronic and hard copy systems. Transmit to accounts payable for payment processing.	0.20	29.60
10/28/2022	KS	Compile and transmit Representations Letter for execution.	<u>0.10</u>	<u>14.80</u>
		For Current Services Rendered	0.30	44.40
		Total Current Work		44.40
		Previous Balance		\$29.60
		Balance Due		<u>\$74.00</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
44.40	14.80	14.80	0.00	0.00	0.00



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Statement Date: 10/31/2022  
Statement No. 112067  
Account No. EP70MD.07

Eastpark 70 Metropolitan District

Statutory Compliance Matters

Previous Balance \$319.00

Balance Due \$319.00

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	14.80	14.80	289.40	0.00	0.00



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Statement Date: 10/31/2022  
Statement No. 112068  
Account No. EP70MD.08

Eastpark 70 Metropolitan District

Election Matters

Previous Balance \$59.20

Balance Due \$59.20

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	0.00	59.20	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 10/31/2022  
 Statement No. 112069  
 Account No. EP70MD.09

Financial Matters

Fees

			Hours	
10/03/2022	DG	Download and save monthly statement from First Bank. Print and file invoices for current month's accounts payable.	0.20	29.60
10/04/2022	SB	Review, download and save the September 30, 2022 CSAFE statement.	0.20	29.60
10/06/2022	DG	Compile, code, and input invoices for October payments. Transmit invoices to District Manager for review and approval.	0.50	74.00
10/07/2022	SB	Review and approve October AP claims and coding.	0.20	29.60
10/11/2022	JHR	Prepare September bank reconciliation. Update property tax collection schedule and Csafe interest allocation schedule. Update developer advance schedule.	0.90	133.20
	SB	Review correspondence from CSAFE regarding the tax distribution notice. Download and save notice.	0.10	14.80
10/13/2022	DG	Compile, code, and input additional invoices October payments. Transmit invoices to District Manager for review and approval.	0.10	14.80
10/18/2022	DG	Print checks. Prepare accounts payable list. Transmit information to accountant. Scan and assemble payables. Prepare cash disbursement packet. Prepare transmittal letter to Board members requesting signatures. Distribute checks for signature. Transmit copy of claims to Director Crew.	0.70	103.60
	SB	Review and approve the October AP claims and coding. Reconcile accounts and verify account balances. Calculate funding requirements for AP. Initiate wire transfer for AP from CSAFE. Verify receipt of wire transfer. Authorize release of AP when checks are signed and returned.	0.50	74.00
10/27/2022	SB	Obtain necessary documentation to support financial statements. Review bank statements and reconcile with general ledger. Review coding and enter monthly transactions in general ledger. Review journals and update as needed. Update spreadsheets tracking taxes, legal, developer advances, etc.	2.70	399.60
10/28/2022	SB	Finalize the financial statements for the months of July, August and September 2022 and the quarter ended September 30, 2022.	1.30	192.40
		For Current Services Rendered	7.40	1,095.20



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Eastpark 70 Metropolitan District

Statement Date: 10/31/2022  
Statement No. 112069  
Account No. EP70MD.09

Total Current Work	1,095.20
Previous Balance	\$828.80
Balance Due	<u>\$1,924.00</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1,095.20	133.20	162.80	532.80	0.00	0.00



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Statement Date: 10/31/2022  
Statement No. 112070  
Account No. EP70MD.10

Eastpark 70 Metropolitan District

Financial-Budget Matters

Previous Balance \$207.20

Balance Due \$207.20

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	207.20	0.00	0.00	0.00	0.00



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Statement Date: 10/31/2022  
Statement No. 112071  
Account No. EP70MD.11

Eastpark 70 Metropolitan District

Management-Budget Matters

Fees

			Hours	
10/03/2022	AP	Draft Budget Hearing Notice for publication for manager review.	0.30	44.40
10/12/2022	AP	Revise Budget Hearing Notice with Zoom Meeting details. Transmit Budget Hearing Notice for publication.	0.20	29.60
10/19/2022	KS	Compile and transmit 2023 draft budget to the Attorney per request.	<u>0.10</u>	<u>14.80</u>
		For Current Services Rendered	0.60	88.80
		Total Current Work		88.80
		Previous Balance		\$74.00
		Balance Due		<u>\$162.80</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
88.80	29.60	44.40	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 10/31/2022  
Statement No. 112072  
Account No. EP70MD.12

Financial-Audit Matters

Fees

				Hours		
10/27/2022	JHR	Correspond with Auditor regarding status of 2021 audit report.		<u>0.10</u>	<u>14.80</u>	
		For Current Services Rendered		0.10	14.80	
		Total Current Work			14.80	
		Previous Balance			\$976.80	
		Balance Due			<u>\$991.60</u>	
Aged Due Amounts						
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	14.80	814.00	14.80	148.00	0.00	0.00



# SDMS SPECIAL DISTRICT MANAGEMENT SERVICES, INC.

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Eastpark 70 Metropolitan District

Statement Date: 10/31/2022  
 Statement No. 112073  
 Account No. EP70MD.13

Management-Audit Matters

Fees

			Hours	
10/04/2022	KS	Correspondence with Auditor regarding status of Audit.	0.10	14.80
10/06/2022	KS	Correspondence with Paralegal and District Manager regarding status of Audit.	0.20	29.60
10/20/2022	KS	Correspondence with Auditor regarding status of 2021 Final Audit.	<u>0.10</u>	<u>14.80</u>
		For Current Services Rendered	0.40	59.20
		Total Current Work		59.20
		Previous Balance		\$97.20
		Balance Due		<u>\$156.40</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
59.20	29.60	0.00	67.60	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 10/31/2022  
 Statement No. 112074  
 Account No. EP70MD.24

Website Design/Maintenance

Fees

			Hours	
10/31/2022	PSR	Post agenda to website.	<u>0.20</u>	<u>20.00</u>
		For Current Services Rendered	0.20	20.00
		Total Current Work		20.00
		Previous Balance		\$19.00
		Balance Due		<u>\$39.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
20.00	0.00	0.00	19.00	0.00	0.00

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Eastpark 70 Metropolitan District  
 141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898

Statement Date: 11/30/2022  
 Account No. EP70MD.00

Dist. Name EP70MD

Invoice for Services Rendered - 11/30/2022

Col. Code	Amount
1635	14.80
1612	325.60
1680	402.08
Dist. Sign. Initials	<i>[Signature]</i>

	Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-00	32.37	0.00	32.08	0.00	-25.07	\$39.38
EP70MD-01 Board Meetings	651.20	177.60	0.00	0.00	-162.80	\$666.00
EP70MD-02 Management Matters	287.40	88.80	0.00	0.00	-183.80	\$192.40
EP70MD-03 Records Management	266.40	59.20	0.00	0.00	-222.00	\$103.60
EP70MD-05 Insurance Matters	74.00	0.00	0.00	0.00	-29.60	\$44.40
EP70MD-07 Statutory Compliance Matters	319.00	29.60	0.00	0.00	-319.00	\$29.60
EP70MD-08 Election Matters	59.20	14.80 <sup>1635</sup>	0.00	0.00	-59.20	\$14.80
EP70MD-09 Financial Matters	1,924.00	118.40 <sup>1612</sup>	0.00	0.00	-828.80	\$1,213.60
EP70MD-10 Financial-Budget Matters	207.20	0.00	0.00	0.00	-207.20	\$0.00
EP70MD-11 Management-Budget Matters	162.80	0.00	0.00	0.00	-74.00	\$88.80
EP70MD-12 Financial-Audit Matters	991.60	103.60 <sup>1612</sup>	0.00	0.00	-976.80	\$118.40
EP70MD-13 Management-Audit Matters	156.40	14.80	0.00	0.00	-97.20	\$74.00



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Statement Date: 11/30/2022  
Statement No. 114034  
Account No. EP70MD.00

Eastpark 70 Metropolitan District

Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-14 Financial-Bond Matters 0.00	103.60 <i>11/12</i>	0.00	0.00	0.00	\$103.60
EP70MD-24 Website Design/Maintenance 39.00	0.00	0.00	0.00	-19.00	\$20.00
<u>5,170.57</u>	<u>710.40</u>	<u>32.08</u>	<u>0.00</u>	<u>-3,204.47</u>	<u>\$2,708.58</u>
	<i>742.48</i>				



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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
Statement No. 114021  
Account No. EP70MD.00

Expenses

11/30/2022	Postage, November 2022.	2.28
11/30/2022	Duplicating, November 2022.	29.80
	Total Expenses	<u>32.08</u>
	Total Current Work	32.08
	Previous Balance	\$32.37

Payments

11/03/2022	Payment	-25.07
	Balance Due	<u>\$39.38</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
39.38	0.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
Statement No. 114022  
Account No. EP70MD.01

Board Meetings

Fees

			Hours	
11/04/2022	SB	Board Meeting - Zoom setup and Attendance by Zoom meeting	1.00	148.00
11/18/2022	CE	Send Board Members and Consultants a calendar invitation to the December 6, 2022 meeting.	<u>0.20</u>	<u>29.60</u>
		For Current Services Rendered	1.20	177.60
		Total Current Work		177.60
		Previous Balance		\$651.20

Payments

11/03/2022		Payment		-162.80
		Balance Due		<u>\$666.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
666.00	0.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
Statement No. 114023  
Account No. EP70MD.02

Management Matters

Fees

			Hours	
11/18/2022	SB	Schedule Zoom meeting for the 12/6/22 continued board meeting.	0.20	29.60
11/29/2022	SB	Review and approve the annual boundary map letter for filing with DOLA.	0.10	14.80
11/30/2022	CE	Open & distribute mail for month of November 2022.	<u>0.30</u>	<u>44.40</u>
		For Current Services Rendered	0.60	88.80
		Total Current Work		88.80
		Previous Balance		\$287.40

Payments

11/03/2022	Payment			-183.80
	Balance Due			<u>\$192.40</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
192.40	0.00	0.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
 Statement No. 114024  
 Account No. EP70MD.03

Records Management

Fees

			Hours	
11/21/2022	KS	Confirm Website link is active on the DLG Website per Statute.	0.10	14.80
11/22/2022	CLW	Maintain the District's records which are available for public inspection during regular business hours for the month of November 2022.	0.10	14.80
11/29/2022	AP	Prepare Director Oaths of Office and Certificate of Appointment for Director Love. Transmit for execution.	<u>0.20</u>	<u>29.60</u>
		For Current Services Rendered	0.40	59.20
		Total Current Work		59.20
		Previous Balance		\$266.40

Payments

11/03/2022	Payment			-222.00
	Balance Due			<u>\$103.60</u>

Aged Due Amounts						
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>	
103.60	0.00	0.00	0.00	0.00	0.00	



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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
 Statement No. 114025  
 Account No. EP70MD.05

Insurance Matters

	Previous Balance					\$74.00	
		<u>Payments</u>					
11/03/2022	Payment					-29.60	
	Balance Due					<u>\$44.40</u>	
		Aged Due Amounts					
		<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
		44.40	0.00	0.00	0.00	0.00	0.00



Special District Management Services, Inc.

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Statement Date: 11/30/2022  
Statement No. 114026  
Account No. EP70MD.07

Eastpark 70 Metropolitan District

Statutory Compliance Matters

Fees

			Hours	
11/28/2022	AP	Research Boundary Map changes for inclusions or exclusions during 2022.		
		Prepare Boundary map letter and transmit to District Manager for review.	<u>0.20</u>	<u>29.60</u>
		For Current Services Rendered	0.20	29.60
		Total Current Work		29.60
		Previous Balance		\$319.00

Payments

11/03/2022		Payment		-319.00
		Balance Due		<u>\$29.60</u>

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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
 Statement No. 114027  
 Account No. EP70MD.08

Election Matters

Fees

			Hours	
11/30/2022	AP	Prepare election folder. Correspondence in regards to the assigned Designated Election Official.	<u>0.10</u>	<u>14.80</u>
		For Current Services Rendered	0.10	14.80
		Total Current Work		14.80
		Previous Balance		\$59.20

Payments

11/03/2022		Payment		-59.20
		Balance Due		<u>\$14.80</u>

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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
 Statement No. 114028  
 Account No. EP70MD.09

Financial Matters

Fees

			Hours	
11/01/2022	DG	Download and save monthly statement from First Bank. Print and file invoices for current month's accounts payable.	0.20	29.60
	SB	Correspondence with CSAFE regarding the monthly statement. Review, download and file the October statement.	0.10	14.80
11/03/2022	DG	Verify with accountant funds available for release of checks, distribute October checks and file back-up. Review outstanding invoices statement from RLI Surety. Confirm invoice has been processed and paid.	0.30	44.40
11/04/2022	DG	Confirm payment processed for Workers' Compensation coverage.	0.10	14.80
11/09/2022	SB	Review correspondence from CSAFE. Download and file the remittance advice.	0.10	14.80
		For Current Services Rendered	0.80	118.40
		Total Current Work		118.40
		Previous Balance		\$1,924.00

Payments

11/03/2022	Payment			-828.80
	Balance Due			<u>\$1,213.60</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1,213.60	0.00	0.00	0.00	0.00	0.00



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Statement Date: 11/30/2022  
Statement No. 114029  
Account No. EP70MD.10

Eastpark 70 Metropolitan District

Financial-Budget Matters

	Previous Balance		\$207.20
		<u>Payments</u>	
11/03/2022	Payment		-207.20
	Balance Due		<u>\$0.00</u>



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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
Statement No. 114030  
Account No. EP70MD.11

Management-Budget Matters

	Previous Balance					\$162.80
		<u>Payments</u>				
11/03/2022	Payment					-74.00
	Balance Due					<u>\$88.80</u>
		Aged Due Amounts				
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	88.80	0.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
Statement No. 114031  
Account No. EP70MD.12

Financial-Audit Matters

Fees

			Hours	
11/01/2022	SB	Go to offices of Morain-Bakarich CPA's to discuss the 2021 audit with Mike Bakarich.	0.20	29.60
11/04/2022	JHR	Provide information requested by Auditor.	0.10	14.80
11/16/2022	JHR	Provide information requested by Auditor.	<u>0.40</u>	<u>59.20</u>
		For Current Services Rendered	0.70	103.60
		Total Current Work		103.60
		Previous Balance		\$991.60

Payments

11/03/2022	Payment			-976.80
	Balance Due			<u>\$118.40</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
118.40	0.00	0.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
 Statement No. 114032  
 Account No. EP70MD.13

Management-Audit Matters

Fees

			Hours	
11/29/2022	KS	Correspondence with District Manager regarding the status of the 2021 Audit.	<u>0.10</u>	<u>14.80</u>
		For Current Services Rendered	0.10	14.80
		Total Current Work		14.80
		Previous Balance		\$156.40

Payments

11/03/2022		Payment		-97.20
		Balance Due		<u>\$74.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
74.00	0.00	0.00	0.00	0.00	0.00





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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
Statement No. 114033  
Account No. EP70MD.14

Financial-Bond Matters

Fees

			Hours	
11/16/2022	SB	Review and respond to correspondence with Mr. Steven Breiland with UMB regarding the invoice and payment of the 12/1/2022 Bond P&I payment.	0.20	29.60
11/22/2022	SB	Reconcile accounts and verify account balances. Initiate wire transfer for the payment of the 12/1/2022 Bond P&I payment. Correspondence with Mr. Steven Breiland with UMB to advise of the wire payment. Correspondence from Mr. Breiland to confirm the receipt of the payment.	<u>0.50</u>	<u>74.00</u>
		For Current Services Rendered	0.70	103.60
		Total Current Work		103.60
		Balance Due		<u>\$103.60</u>



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Eastpark 70 Metropolitan District

Statement Date: 11/30/2022  
Statement No. 114034  
Account No. EP70MD.24

Website Design/Maintenance

Previous Balance \$39.00

Payments

11/03/2022 Payment -19.00

Balance Due \$20.00

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
20.00	0.00	0.00	0.00	0.00	0.00

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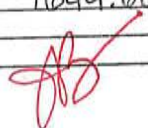
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Eastpark 70 Metropolitan District  
 141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898

Statement Date: 12/31/2022  
 Account No. EP70MD.00

Dist. Name EP70MD

Invoice for Services Rendered - 12/31/2022

G/L Code	Amount
1635	59.20
1612	444.00
1680	1644.60
Dist. Mgr. Initials	

	Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-00	39.38	0.00	11.40	0.00	0.00	\$50.78
EP70MD-01 Board Meetings	666.00	370.00	0.00	0.00	0.00	\$1,036.00
EP70MD-02 Management Matters	192.40	621.60	0.00	0.00	0.00	\$814.00
EP70MD-03 Records Management	103.60	444.00	0.00	0.00	0.00	\$547.60
EP70MD-05 Insurance Matters	44.40	0.00	0.00	0.00	0.00	\$44.40
EP70MD-07 Statutory Compliance Matters	29.60	59.20	0.00	0.00	0.00	\$88.80
EP70MD-08 Election Matters	14.80	59.20 <sup>1635</sup>	0.00	0.00	0.00	\$74.00
EP70MD-09 Financial Matters	1,213.60	310.80 <sup>1612</sup>	0.00	0.00	0.00	\$1,524.40
EP70MD-10 Financial-Budget Matters	0.00	118.40 <sup>1612</sup>	0.00	0.00	0.00	\$118.40
EP70MD-11 Management-Budget Matters	88.80	118.40	0.00	0.00	0.00	\$207.20
EP70MD-12 Financial-Audit Matters	118.40	14.80 <sup>1612</sup>	0.00	0.00	0.00	\$133.20
EP70MD-13 Management-Audit Matters	74.00	0.00	0.00	0.00	0.00	\$74.00



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Statement Date: 12/31/2022  
Statement No. 116561  
Account No. EP70MD.00

Eastpark 70 Metropolitan District

Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-14 Financial-Bond Matters 103.60	0.00	0.00	0.00	0.00	\$103.60
EP70MD-24 Website Design/Maintenance 20.00	20.00	0.00	0.00	0.00	\$40.00
<u>2,708.58</u>	<u>2,136.40</u>	<u>11.40</u>	<u>0.00</u>	<u>0.00</u>	<u>\$4,856.38</u>

✓  
2147.80



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Eastpark 70 Metropolitan District

Statement Date: 12/31/2022  
Statement No. 116548  
Account No. EP70MD.00

Expenses

12/31/2022	Duplicating, December 2022.	11.40
	Total Expenses	<u>11.40</u>
	Total Current Work	11.40
	Previous Balance	\$39.38
	Balance Due	<u>\$50.78</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
11.40	32.08	7.30	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 12/31/2022  
Statement No. 116549  
Account No. EP70MD.01

Board Meetings

Fees

			Hours	
12/02/2022	AP	Correspondence in regards to the meeting enclosures.	0.40	59.20
12/05/2022	AP	Compile and finalize meeting packet for distribution to the Board. Distribute meeting packet to the Board and consultants.	0.30	44.40
12/06/2022	SB	Board Meeting-Preparation for, Zoom Meeting setup and attendance at Board Meeting by Zoom.	<u>1.80</u>	<u>266.40</u>
		For Current Services Rendered	2.50	370.00
		Total Current Work		370.00
		Previous Balance		\$666.00
		Balance Due		<u>\$1,036.00</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
370.00	177.60	488.40	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 12/31/2022  
Statement No. 116550  
Account No. EP70MD.02

Management Matters

Fees

			Hours	
12/01/2022	SB	Review and respond to correspondence with Jenny Pino regarding the Board Meeting agenda.	0.10	14.80
12/05/2022	SB	Review and respond to correspondence with Director Bertoch regarding the board meeting time.	0.10	14.80
12/06/2022	SB	Post meeting follow-up. Reconcile CSAFE . Correspondence with the Board regarding additional interest payment. Research and verify distributions. Reviw final AV and tax amounts and correspondence with the Board.	1.30	192.40
12/07/2022	SB	Multiple cnce with Attorney Cortese and the Board regarding the Bond principal payment. Scan and send Bond P&l invoice copies. Reconcile account and verify account balances. Initiate wire transfer from CSAFE for additional bond interest payment as authorized by the Board. Verify outgoing wire. Correspondence with Mr. Steven Breiland with UMB to confirm receipt of the wire and status of the principal payment. Correspondence with the Board regarding the principal payment status and the presentation of the bond coupons. Correspondence with Director Miles regarding the accrued interest on developer funding.	1.50	222.00
12/08/2022	SB	Review and respond to correspondence with Steven Breiland with UMB regarding the additional bond interest payment. Verify account balances. Initiate wire transfer from CSAFE. Verify processing of outgoing wire. Confirm receipt of wire for December 17 due date.	0.80	118.40
12/22/2022	SB	Review and respond to correspondence with Director Love regarding the distribution of the Final Budget.	0.10	14.80
12/31/2022	CE	Open & distribute mail for month of December 2022.	<u>0.30</u>	<u>44.40</u>
		For Current Services Rendered	4.20	621.60
		Total Current Work		621.60
		Previous Balance		\$192.40
		Balance Due		<u>\$814.00</u>



**Special District Management Services, Inc.**

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Statement Date: 12/31/2022  
Statement No. 116550  
Account No. EP70MD.02

**Eastpark 70 Metropolitan District**

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
621.60	88.80	103.60	0.00	0.00	0.00





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Eastpark 70 Metropolitan District

Statement Date: 12/31/2022  
Statement No. 116551  
Account No. EP70MD.03

Records Management

Fees

			Hours	
12/01/2022	AP	Revise Oath of Office. Retransmit for execution.	0.10	14.80
12/02/2022	AP	Receive and record executed Certificate of Appointment. Compile Oath documents. Upload Oath of office to the Division of Local Government and submit Oath of Office to Clerk and Recorder for Director Love.	0.60	88.80
12/05/2022	AP	xRecords Management-Other	2.10	310.80
12/29/2022	AP	Update District records with 2023 meeting details.	<u>0.20</u>	<u>29.60</u>
		For Current Services Rendered	3.00	444.00
		Total Current Work		444.00
		Previous Balance		\$103.60
		Balance Due		<u>\$547.60</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
444.00	59.20	44.40	0.00	0.00	0.00



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Statement Date: 12/31/2022  
Statement No. 116552  
Account No. EP70MD.05

Eastpark 70 Metropolitan District

Insurance Matters

Previous Balance \$44.40

Balance Due \$44.40

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	44.40	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 12/31/2022  
 Statement No. 116553  
 Account No. EP70MD.07

Statutory Compliance Matters

Fees

			Hours	
12/27/2022	AP	Transmit Boundary Map Letter to Assessor, Clerk and Recorder and Attorney. Upload to DLG E-Portal System.	0.20	29.60
12/28/2022	AP	Receive and record confirmation of receipt of the Boundary Map Letter from the County Clerk and Recorder to electronic systems.	0.10	14.80
	KS	Confirm filing of Boundary Map letter. Update system tracking sheet.	<u>0.10</u>	<u>14.80</u>
		For Current Services Rendered	0.40	59.20
		Total Current Work		59.20
		Previous Balance		\$29.60
		Balance Due		<u>\$88.80</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
59.20	29.60	0.00	0.00	0.00	0.00



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Statement Date: 12/31/2022  
Statement No. 116554  
Account No. EP70MD.08

Eastpark 70 Metropolitan District

Election Matters

Fees

			Hours	
12/08/2022	AP	Request Voter Registration List from the Clerk and Recorder.	0.10	14.80
12/12/2022	AP	Receive and record executed Non-Disclosure Agreement to electronic systems. Transmit to Adams County.	0.20	29.60
12/13/2022	AP	Receive and record Zero Voters Confirmation Letter to electronic systems.	<u>0.10</u>	<u>14.80</u>
		For Current Services Rendered	0.40	59.20
		Total Current Work		59.20
		Previous Balance		\$14.80
		Balance Due		<u>\$74.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
59.20	14.80	0.00	0.00	0.00	0.00



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Statement Date: 12/31/2022  
Statement No. 116555  
Account No. EP70MD.09

Eastpark 70 Metropolitan District

Financial Matters

Fees

			Hours	
12/01/2022	DG	Download and save monthly statement from First Bank.	0.10	14.80
12/02/2022	SB	Review correspondence from CSAFE. Retrieve, download and save the November CSAFE statement.	0.10	14.80
12/05/2022	DG	Print and file invoices for current month's accounts payable.	0.10	14.80
12/06/2022	SB	Telecon with and correspondence with Renee with Adams County Assessor regarding the assessments of the various district properties. Send spreadsheet to the Board.	0.80	118.40
12/12/2022	SB	Review correspondence from CSAFE and download and save the contributions notice. Review, approve and sign the Adams County voter roll request. Review Google Maps to verify street locations. Review and respond to correspondence with Director Crew regarding the Developer Funding Agreement and the balances. Review and respond to correspondence with Director Crew regarding the receipt of the payment from UMB for the Bond Principal and the extra interest payment.	0.80	118.40
12/13/2022	SB	Review and respond to correspondence with Director Crew regarding the developer advances and the loan repayment. Correspondence with Mrs. Padilla regarding the addition of the repayment to the agenda for the next meeting.	0.20	29.60
		For Current Services Rendered	2.10	310.80
		Total Current Work		310.80
		Previous Balance		\$1,213.60
		Balance Due		<u>\$1,524.40</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
310.80	118.40	1,095.20	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 12/31/2022  
Statement No. 116556  
Account No. EP70MD.10

Financial-Budget Matters

Fees

			Hours	
12/12/2022	JHR	Prepare 2023 DLG 70 and forward to Attorney for review.	0.40	59.20
	SB	Review and respond to correspondence with Mr. Ruthven regarding the mill levy and the filing of the DLG-70.	0.20	29.60
12/13/2022	JHR	Sign, scan and forward final DLG 70 to Ms. Steggs.	<u>0.20</u>	<u>29.60</u>
		For Current Services Rendered	0.80	118.40
		Total Current Work		118.40
		Balance Due		<u>\$118.40</u>



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Eastpark 70 Metropolitan District

Statement Date: 12/31/2022
Statement No. 116557
Account No. EP70MD.11

Management-Budget Matters

Fees

Table with columns for Date, Code, Description, Hours, and Amount. Includes entries for 12/05/2022, 12/06/2022, 12/13/2022, and 12/14/2022, ending with a Balance Due of \$207.20.

Summary table for Aged Due Amounts with columns for 0-30, 31-60, 61-90, 91-120, 121-180, and 181+ days.



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Eastpark 70 Metropolitan District

Statement Date: 12/31/2022  
Statement No. 116558  
Account No. EP70MD.12

Financial-Audit Matters

Fees

			Hours	
12/16/2022	JHR	Send out request for 2022 audit proposal.	<u>0.10</u>	<u>14.80</u>
		For Current Services Rendered	0.10	14.80
		Total Current Work		14.80
		Previous Balance		\$118.40
		Balance Due		<u>\$133.20</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
14.80	103.60	14.80	0.00	0.00	0.00





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Eastpark 70 Metropolitan District

Statement Date: 12/31/2022  
Statement No. 116559  
Account No. EP70MD.13

Management-Audit Matters

Previous Balance \$74.00

Balance Due \$74.00

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	14.80	59.20	0.00	0.00	0.00



Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Statement Date: 12/31/2022  
Statement No. 116560  
Account No. EP70MD.14

Eastpark 70 Metropolitan District

Financial-Bond Matters

Previous Balance \$103.60

Balance Due \$103.60

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	103.60	0.00	0.00	0.00	0.00



Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 12/31/2022  
Statement No. 116561  
Account No. EP70MD.24

Website Design/Maintenance

Fees

			Hours	
12/05/2022	PSR	Post agenda to website.	0.20	20.00
		For Current Services Rendered	0.20	20.00
		Total Current Work		20.00
		Previous Balance		\$20.00
		Balance Due		<u>\$40.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
20.00	0.00	20.00	0.00	0.00	0.00



DEC 28 2022

UMB Bank, N.A.  
P O Box 414589  
Kansas City, MO 64141-4589

Invoice 935489

Invoice Date: December 8, 2022  
Account Number: 1684  
Administrator: Steven Breiland  
Phone Number: (303) 839-2224  
Email: Steven.Breiland@umb.com

EAST PARK 70 METRO DISTRICT GO  
'05  
C/O SPECIAL DISTRICT  
MANAGEMENT SERVICES

ap@sdmsi.com

Billing Period: December 1, 2021 through November 30, 2022

Prior Balance: \$150.00  
Payments Received as of December 8, 2022 \$150.00  
Adjustments \$ 0.00  
Outstanding Balance: \$ 0.00

Current Billing Period:  
Current Period Fees  
Total Fees Due

\$150.00  
\$150.00  
Dist. Name EPDM

G/L Code	Amount
26608	150.00
Dist. Mgr. Initials	

Remittance Stub  
Billing Period 12/01/2021 - 11/30/2022

Account Number: 1684  
Invoice Number: 935489  
Remit Balance \$150.00

Payment Due Upon Receipt

EAST PARK 70 METRO DISTRICT GO '05  
C/O SPECIAL DISTRICT MANAGEMENT SERVICES

ap@sdmsi.com

- Check Enclosed \$ \_\_\_\_\_
- Charge Account \$ \_\_\_\_\_

**WIRE PAYMENT INSTRUCTIONS:**

Mail Payments To:  
UMB Bank, N.A.  
Attn: Trust Fees Department  
P O Box 414589  
Kansas City, MO 64141-4589

UMB Bank, N.A. Kansas City, Missouri  
ABA No. 101 000 695  
SWIFT BIC/Code UMKCUS44  
BNF Account 98 0000 6823  
BNF Name Trust  
Reference 935489  
Attention Fee Processing



UMB Bank, N.A.  
P O Box 414589  
Kansas City, MO 64141-4589

Invoice 935489

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**Account Detail**  
**EAST PARK 70 METRO DISTRICT GO '05**

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**Account Number: 1684**

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**Administrative Fees**

Paying Agent Fee	\$150.00
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<b>Administrative Fees Total</b>	<b>\$150.00</b>
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<b>Account Total</b>	<b>\$150.00</b>
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Released

5/4/23

DA

Check No and Date	Payee	Invoice No	GL Account Title	GL Acct	Amount	Total
1632 M						
04/12/2023	Aurora Media Group	105240	Election	1-635	86.85	86.85
Total 1632:						86.85
1633 M						
04/12/2023	McGeady Becher P.C.	718C 01/2023	Legal	1-675	1,084.13	1,084.13
04/12/2023	McGeady Becher P.C.	718C 02/2023	Legal	1-675	1,256.41	1,256.41
04/12/2023	McGeady Becher P.C.	718C 12/2022	Legal	1-675	2,570.50	2,570.50
Total 1633:						4,911.04
1634 C						
04/12/2023	Special Dist Management Servic	01/2023	Election	1-635	64.00	64.00
04/12/2023	Special Dist Management Servic	01/2023	Accounting	1-612	848.00	848.00
04/12/2023	Special Dist Management Servic	01/2023	Management	1-680	443.10	443.10
04/12/2023	Special Dist Management Servic	02/2023	Election	1-635	400.00	400.00
04/12/2023	Special Dist Management Servic	02/2023	Accounting	1-612	736.00	736.00
04/12/2023	Special Dist Management Servic	02/2023	Management	1-680	272.20	272.20
04/12/2023	Special Dist Management Servic	03/2023	Election	1-635	224.00	224.00
04/12/2023	Special Dist Management Servic	03/2023	Accounting	1-612	1,264.00	1,264.00
04/12/2023	Special Dist Management Servic	03/2023	Management	1-680	957.09	957.09
Total 1634:						5,208.39
1635 M						
04/12/2023	Special District Association of C	SDA-2023	Insurance/SDA Dues	1-670	278.54	278.54
Total 1635:						278.54
Grand Totals:						10,484.82

Check No and Date	Payee	Invoice No	GL Account Title	GL Acct	Amount	Total
1632						
04/12/2023	Aurora Media Group	105240	Election	1-635	86.85	86.85
Total 1632:						86.85
1633						
04/12/2023	McGeady Becher P.C.	718C 01/2023	Legal	1-675	1,084.13	1,084.13
04/12/2023	McGeady Becher P.C.	718C 02/2023	Legal	1-675	1,256.41	1,256.41
04/12/2023	McGeady Becher P.C.	718C 12/2022	Legal	1-675	2,570.50	2,570.50
Total 1633:						4,911.04
1634						
04/12/2023	Special Dist Management Servic	01/2023	Election	1-635	64.00	64.00
04/12/2023	Special Dist Management Servic	01/2023	Accounting	1-612	848.00	848.00
04/12/2023	Special Dist Management Servic	01/2023	Management	1-680	443.10	443.10
04/12/2023	Special Dist Management Servic	02/2023	Election	1-635	400.00	400.00
04/12/2023	Special Dist Management Servic	02/2023	Accounting	1-612	736.00	736.00
04/12/2023	Special Dist Management Servic	02/2023	Management	1-680	272.20	272.20
04/12/2023	Special Dist Management Servic	03/2023	Election	1-635	224.00	224.00
04/12/2023	Special Dist Management Servic	03/2023	Accounting	1-612	1,264.00	1,264.00
04/12/2023	Special Dist Management Servic	03/2023	Management	1-680	957.09	957.09
Total 1634:						5,208.39
1635						
04/12/2023	Special District Association of C	SDA-2023	Insurance/SDA Dues	1-670	278.54	278.54
Total 1635:						278.54
Grand Totals:						10,484.82

Eastpark 70 Metropolitan District  
April-23

	General	Debt	Capital	Totals
Disbursements	\$ 10,484.82		\$ -	\$ 10,484.82
<b>Total Disbursements from Checking Acct</b>	<b>\$ 10,484.82</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 10,484.82</b>





MAR 30 2023

# Invoice

2600 S. Parker Rd., Ste., 4-141 • Aurora, CO 80014 • 303-750-7555

<b>Ad #</b> 105240
<b>Date:</b> 3/20/2023
<b>Terms:</b> Net 15
<b>Rep:</b> LC

Bill to: Account ID: 31071

Sold to: Account ID: 31071

Paula Rhoades Special District Management Services Inc. 141 Union Blvd., Suite 150 Lakewood, CO 80228
--

Paula Rhoades Special District Management Services Inc. 141 Union Blvd., Suite 150 Lakewood, CO 80228
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Charges from 3/9/23 to 3/23/23

PO: cancellation eastpark70

Date	Pub	Type	Description	Pg	Lvl	Price	Discount	Applied	Due
3/23/23	AS	Ad	Legals: CANCELLATION			\$85.85			\$85.85
3/23/23	AS	Clip Charge	Clip Charge			\$1.00			\$1.00

Dist. Name EP70MD

G/L Code	Amount
1635	86.85

\$86.85		\$86.85
---------	--	---------

Dist. Mgr. Initials JS

**CANCELLATION OF ELECTION AND DECLARATION DEEMING CANDIDATES ELECTED FOR**  
Eastpark70 Metropolitan District

The Designated Election Official of the Eastpark70 Metropolitan District has been duly authorized by the Board of Directors to cancel and declare candidates elected if, at the close of business on the sixty-third (63rd) day before the election, there are not more candidates than offices to be filled at the election to be conducted on May 2, 2023; and

As of the close of business on March 1, 2023, there were not more candidates for Director than offices to be filled, including candidates filing affidavits of intent to be write-in candidates.

Pursuant to Section 1-13.5-513(1), C.R.S., the Designated Election Official hereby cancels the regular election to be conducted on May 2, 2023.

**THE ELECTION IS CANCELED AND THE FOLLOWING CANDIDATES ARE DECLARED ELECTED FOR THE FOLLOWING TERMS:**

Vacant, 2-Year Term  
Lisa Crew, 4-Year Term  
Carter Love, 4-Year Term  
Nathan Miles, 4-Year Term

DATED this 1st day of March, 2023.

/s/ Steve Beck  
Designated Election Official  
Contact Person for District:  
Steve Beck

Telephone Number of District:  
303-987-0835

Address of District:  
141 Union Boulevard, Suite 150  
Lakewood, Colorado 80228

Publication: March 23, 2023  
Sentinel

Please return this portion with your payment		<b>Display Invoice</b>		
<b>Remit Payment to:</b> Aurora Media Group 2600 S. Parker Rd., Ste., 4-141 Aurora, CO 80014 Phone: 303-750-7555 Fax: 720-324-4965		<b>Amount Due</b> <b>\$86.85</b>		
Paula Rhoades Special District Management Services Inc. 141 Union Blvd., Suite 150 Lakewood, CO 80228		<b>Issue Date:</b> 3/23/2023 <b>Invoice Date:</b> 3/20/2023 <b>Ad #</b> 105240 <b>Account #</b> 31071	<table border="1"> <tr> <td><b>Amount Enclosed</b> _____</td> </tr> </table>	<b>Amount Enclosed</b> _____
<b>Amount Enclosed</b> _____				

JAN 20 2023

McGEADY BECHER P.C.  
450 E. 17th Avenue, Ste 400  
Denver, CO 80203  
(303) 592-4380

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12/31/2022  
718C

Eastpark 70 Metropolitan District  
SDMSI  
141 Union Boulevard  
Suite 150  
Lakewood CO 80228


Dist. Name EP70MD

Account No.

G/L Code Amount

1675 2570.50

ATTN: Accounts Payable (1)

Dist. Mgr. Initials 

**Payments received after 12/31/2022 are not included on this statement.**

McGEADY BECHER P.C.

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0000 MAIN COVER 31.60	0.00	0.00	0.00	0.00	\$31.60
718-0004 BOARD MEETINGS 4,134.75	1,825.00	0.00	0.00	0.00	\$5,959.75
718-0005 BUDGETS 1,198.50	238.50	0.00	0.00	0.00	\$1,437.00
718-0008 DISTRICT MAPS 0.00	24.00	0.00	0.00	0.00	\$24.00
718-0013 ELECTIONS 96.00	0.00	0.00	0.00	0.00	\$96.00
718-0014 DIRECTORS' OATHS AND BONDS 287.50	168.00	0.00	0.00	0.00	\$455.50
718-0015 AUDITS 501.50	0.00	0.00	0.00	0.00	\$501.50
718-0019 CONFLICT OF INTEREST DISCLOSURES 153.00	24.00	0.00	3.00	0.00	\$180.00
718-0299 OFFICIAL RECORDS MAINTENANCE 539.50	12.50	0.00	0.00	0.00	\$552.00

PREVIOUS BALANCE	FEEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0901 BONDS 2005					
0.00	180.50	0.00	0.00	0.00	\$180.50
718-1299 ANNUAL REPORT SERVICE PLAN					
0.00	95.00	0.00	0.00	0.00	\$95.00
718-2601 DIRECTORS' QUALIFICATION					
579.50	0.00	0.00	0.00	0.00	\$579.50
<u>7,521.85</u>	<u>2,567.50</u>	<u>0.00</u>	<u>3.00</u>	<u>0.00</u>	<u>\$10,092.35</u>

McGEADY BECHER P.C.  
450 E. 17th Avenue, Ste 400  
Denver, CO 80203  
(303) 592-4380

Eastpark 70 Metropolitan District  
SDMSI  
141 Union Boulevard  
Suite 150  
Lakewood CO 80228

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12/31/2022  
Account No. 718-0000C  
Invoice No. 11610256

MAIN COVER

*Payments received after 12/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$31.60

BALANCE DUE: \$31.60

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	31.60	0.00	0.00	0.00

BOARD MEETINGS

*Payments received after 12/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$4,134.75

		HOURS	AMOUNT
12/01/2022	Emails regarding preparations for 12/6/22 continued meeting	0.10	28.50
12/02/2022	Telephone conference with Ms. Cortese regarding meeting preparation matters	0.20	48.00
	Prepare Agenda for Continued meeting; Email correspondence to District Manager's office regarding same; Attention to action items	0.50	120.00
12/05/2022	Emails regarding preparations for 12/6/22 Board meeting	0.10	28.50
	Review District Website; Email correspondence with District Manager's office regarding status of posting Continued Meeting Notice	0.20	48.00
	Update Electronic Meeting Folder; Compile meeting packet and notes for continued meeting; Email correspondence to Ms. Cortese regarding same	0.80	192.00
	Telephone conference with Ms. Cortese regarding meeting preparation	0.10	24.00
	Review final meeting packet; Attention to pre-meeting matters	0.40	190.00
	Review final meeting packet; Prepare for Board meeting	0.40	190.00
12/06/2022	Review post meeting memo from 12/6/22 continued Board meeting to identify action items	0.10	28.50
	Telephone conference with Ms. Cortese regarding meeting matters	0.30	72.00
	Review post-meeting memorandum from Ms. Cortese	0.10	24.00
	Email correspondence regarding post-meeting matters	0.10	24.00
	Prepare for and attend Board meeting; Draft post-meeting memorandum	1.30	617.50
	Attention to correspondence regarding post-meeting matters	0.20	95.00
12/12/2022	Attention to action items	0.20	95.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	5.10	1,825.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	2.30	\$240.00	\$552.00
Elisabeth A. Cortese	2.50	475.00	1,187.50
Erica L. Montague	0.30	285.00	85.50

TOTAL CURRENT BALANCE: 1,825.00

Eastpark 70 Metropolitan District

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12/31/2022  
Account No. 718-0004C  
Invoice No. 11610256

BOARD MEETINGS

BALANCE DUE: \$5,959.75

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1,825.00	1,266.50	1,604.25	1,241.50	0.00	22.50

BUDGETS

*Payments received after 12/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$1,198.50

		HOURS	AMOUNT
12/06/2022	Complete mill levy information sheet	0.10	47.50
12/07/2022	Attention to correspondence regarding Budget matters	0.20	95.00
12/13/2022	Review Mill Levy Certification; Email correspondence with Accountant regarding same	0.20	48.00
	Email correspondence regarding transmittal of Mill Levy Certification	0.10	24.00
12/14/2022	Email correspondence regarding acceptance of Mill Levy Certification	<u>0.10</u>	<u>24.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	<u>0.70</u>	<u>238.50</u>

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.40	\$240.00	\$96.00
Elisabeth A. Cortese	0.30	475.00	142.50

TOTAL CURRENT BALANCE: 238.50

BALANCE DUE: \$1,437.00

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
238.50	237.50	823.00	138.00	0.00	0.00

DISTRICT MAPS

*Payments received after 12/31/2022 are not included on this statement.*

		HOURS	AMOUNT
12/28/2022	Email correspondence regarding Annual Boundary Map filing	<u>0.10</u>	<u>24.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

TOTAL CURRENT BALANCE: 24.00

BALANCE DUE: \$24.00



Eastpark 70 Metropolitan District

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12/31/2022  
718-0013C  
11610256

Account No.  
Invoice No.

ELECTIONS

*Payments received after 12/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$96.00

BALANCE DUE: \$96.00

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	24.00	72.00	0.00	0.00

DIRECTORS' OATHS AND BONDS

*Payments received after 12/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$287.50

		HOURS	AMOUNT
12/02/2022	Email correspondence regarding transmittal of Oath documents to Clerk and Recorder	0.10	24.00
	E-file Love Oath documents with District Court; Update Director Term Tracking Chart and District Book with current information	0.50	120.00
12/05/2022	Email correspondence regarding Court acceptance of Director Oath documents	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	<u>0.70</u>	<u>168.00</u>

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.70	\$240.00	\$168.00

TOTAL CURRENT BALANCE: 168.00

BALANCE DUE: \$455.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
168.00	143.50	144.00	0.00	0.00	0.00

AUDITS

*Payments received after 12/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$501.50

BALANCE DUE: \$501.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	48.00	453.50	0.00	0.00

CONFLICT OF INTEREST DISCLOSURES

*Payments received after 12/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$153.00

		HOURS	AMOUNT
12/02/2022	Compile and file Conflict Disclosure for Director Love	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

12/31/2022	Secretary of State - Conflict of Interest		3.00
	TOTAL ADVANCES:		3.00

TOTAL CURRENT BALANCE: 27.00

BALANCE DUE: \$180.00

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
27.00	24.00	129.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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12/31/2022

Account No. 718-0299C

Invoice No. 11610256

OFFICIAL RECORDS MAINTENANCE

*Payments received after 12/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$539.50

		HOURS	AMOUNT
12/28/2022	Update files for establishment of public record	0.50	12.50
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.50	12.50

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
File Clerk	0.50	\$25.00	\$12.50

TOTAL CURRENT BALANCE: 12.50

BALANCE DUE: \$552.00

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
12.50	0.00	368.00	171.50	0.00	0.00

Eastpark 70 Metropolitan District

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12/31/2022

Account No. 718-0901C

Invoice No. 11610256

BONDS 2005

*Payments received after 12/31/2022 are not included on this statement.*

		HOURS	AMOUNT
12/06/2022	Revise Agreement pursuant to Board direction at 12/6/22 Board meeting	0.20	95.00
	Review emails regarding Bond payment	0.10	28.50
12/07/2022	Review emails regarding status of Bond payment	0.10	28.50
12/13/2022	Review emails regarding status of Bond payments	0.10	28.50
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.50	180.50

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Elisabeth A. Cortese	0.20	\$475.00	\$95.00
Erica L. Montague	0.30	285.00	85.50

TOTAL CURRENT BALANCE: 180.50

BALANCE DUE: \$180.50

ANNUAL REPORT SERVICE PLAN

*Payments received after 12/31/2022 are not included on this statement.*

		HOURS	AMOUNT
12/22/2022	Attention to annual Service Plan requirements for fiscal year 2023	<u>0.20</u>	<u>95.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.20	95.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Elisabeth A. Cortese	0.20	\$475.00	\$95.00

TOTAL CURRENT BALANCE: 95.00

BALANCE DUE: \$95.00

Eastpark 70 Metropolitan District

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12/31/2022

Account No. 718-2601C

Invoice No. 11610256

DIRECTORS' QUALIFICATION

*Payments received after 12/31/2022 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$579.50

BALANCE DUE: \$579.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	96.00	483.50	0.00	0.00	0.00

TOTAL BALANCE DUE: \$10,092.35




McGEADY BECHER P.C.  
 450 E. 17th Avenue, Ste 400  
 Denver, CO 80203  
 (303) 592-4380

FEB 10 2023

Eastpark 70 Metropolitan District  
 SDMSI  
 141 Union Boulevard  
 Suite 150  
 Lakewood CO 80228

ATTN: Accounts Payable (1)

Dist. Name EP70MD

GL Code	Amount	Account No.
1675	1084.13	
Dist. Mgr. Initials		

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 01/31/2023  
 718C

**Payments received after 01/31/2023 are not included on this statement.**

McGEADY BECHER P.C.

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0000 MAIN COVER 31.60	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.03		\$31.63
718-0003 RULES AND REGULATIONS 0.00	265.00	2.65	0.00	0.00	\$267.65
718-0004 BOARD MEETINGS 5,959.75	296.00	2.96	0.00	0.00	
			FINANCE CHARGE 81.05		\$6,339.76
718-0005 BUDGETS 1,437.00	187.00	1.87	0.00	0.00	
			FINANCE CHARGE 18.44		\$1,644.31
718-0007 GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES 0.00	96.00	0.96	0.00	0.00	\$96.96
718-0008 DISTRICT MAPS 24.00	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.01		\$24.01
718-0013 ELECTIONS 96.00	24.00	0.24	0.00	0.00	
			FINANCE CHARGE 3.01		\$123.25

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0014 DIRECTORS' OATHS AND BONDS 455.50	24.00	0.24	0.00	0.00	
			FINANCE CHARGE 4.48		\$484.22
718-0015 AUDITS 501.50	24.00	0.24	0.00	0.00	
			FINANCE CHARGE 7.67		\$533.41
718-0019 CONFLICT OF INTEREST DISCLOSURES 180.00	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 2.79		\$182.79
718-0299 OFFICIAL RECORDS MAINTENANCE 552.00	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 8.25		\$560.25
718-0901 BONDS 2005 180.50	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.09		\$180.59
718-1299 ANNUAL REPORT SERVICE PLAN 95.00	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.05		\$95.05
718-2601 DIRECTORS' QUALIFICATION 579.50	24.00	0.24	0.00	0.00	
			FINANCE CHARGE 8.86		\$612.60
<u>10,092.35</u>	<u>940.00</u>	<u>9.40</u>	<u>0.00</u>	<u>0.00</u>	
			FINANCE CHARGE 134.73		<u>\$11,176.48</u>

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01/31/2023  
Account No. 718-0000C  
Invoice No. 116105268

MAIN COVER

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$31.60

FINANCE CHARGE: 0.03

BALANCE DUE: \$31.63

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.03	0.00	0.00	31.60	0.00	0.00

RULES AND REGULATIONS

*Payments received after 01/31/2023 are not included on this statement.*

		HOURS	AMOUNT
01/31/2023	Work on statutory compliance matters		<u>265.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:		265.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
District Maintenance	0.00	\$0.00	\$265.00

Administrative Fee 2.65

TOTAL EXPENSES: 2.65

TOTAL CURRENT BALANCE: 267.65

BALANCE DUE: \$267.65

BOARD MEETINGS

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$5,959.75

		HOURS	AMOUNT
01/03/2023	Review status of projects; Related due diligence	0.40	200.00
01/04/2023	Review and update Compliance Spreadsheet with current information	0.10	24.00
01/16/2023	Update District Book with current information	0.20	48.00
01/31/2023	Review and update Compliance Tracking Spreadsheet with current information	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	<u>0.80</u>	<u>296.00</u>

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.40	\$240.00	\$96.00
Elisabeth A. Cortese	0.40	500.00	200.00

Administrative Fee 2.96

TOTAL EXPENSES: 2.96

TOTAL CURRENT BALANCE: 298.96

FINANCE CHARGE: 81.05

BALANCE DUE: \$6,339.76

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
380.01	1,825.00	1,266.50	1,604.25	1,241.50	22.50

BUDGETS

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$1,437.00

		HOURS	AMOUNT
01/10/2023	Review and analyze final 2023 Budget; Emails regarding same	0.20	65.00
	Review draft Budget; Email correspondence regarding same	0.20	48.00
01/23/2023	Email correspondence regarding 2023 Budget filing; Process same to District records	0.10	24.00
01/31/2023	Attention to 2023 Budget filing	0.10	50.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	<u>0.60</u>	<u>187.00</u>

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.30	\$240.00	\$72.00
Elisabeth A. Cortese	0.10	500.00	50.00
Erica L. Montague	0.20	325.00	65.00

Administrative Fee 1.87

TOTAL EXPENSES: 1.87

TOTAL CURRENT BALANCE: 188.87

FINANCE CHARGE: 18.44

BALANCE DUE: \$1,644.31

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
207.31	238.50	237.50	823.00	138.00	0.00

GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES

*Payments received after 01/31/2023 are not included on this statement.*

		HOURS	AMOUNT
01/10/2023	Review draft Transparency Notice; Email correspondence regarding revisions to same	0.30	72.00
01/16/2023	Email correspondence regarding transmittal of Transparency Notice; Process same to District records	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	<u>0.40</u>	<u>96.00</u>

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.40	\$240.00	\$96.00

Administrative Fee	<u>0.96</u>
TOTAL EXPENSES:	0.96
TOTAL CURRENT BALANCE:	96.96
BALANCE DUE:	<u><u>\$96.96</u></u>

Eastpark 70 Metropolitan District

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Invoice No. 116105268

DISTRICT MAPS

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$24.00

FINANCE CHARGE: 0.01

BALANCE DUE: \$24.01

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.01	24.00	0.00	0.00	0.00	0.00



ELECTIONS

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$96.00

		HOURS	AMOUNT
01/26/2023	Review Call for Nominations; Email correspondence with District Manager's office regarding same	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

Administrative Fee	0.24
TOTAL EXPENSES:	0.24
TOTAL CURRENT BALANCE:	24.24
FINANCE CHARGE:	3.01
BALANCE DUE:	<u>\$123.25</u>

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
27.25	0.00	0.00	24.00	72.00	0.00

DIRECTORS' OATHS AND BONDS

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$455.50

		HOURS	AMOUNT
01/12/2023	Email correspondence regarding Division of Local Government acceptance of Love Oath documents	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

Administrative Fee 0.24

TOTAL EXPENSES: 0.24

TOTAL CURRENT BALANCE: 24.24

FINANCE CHARGE: 4.48

BALANCE DUE: \$484.22

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
28.72	168.00	143.50	144.00	0.00	0.00

AUDITS

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$501.50

		HOURS	AMOUNT
01/11/2023	Email correspondence with Accountant regarding status of 2021 Audit	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

Administrative Fee	0.24
TOTAL EXPENSES:	0.24
TOTAL CURRENT BALANCE:	24.24
FINANCE CHARGE:	7.67
BALANCE DUE:	<u>\$533.41</u>

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
31.91	0.00	0.00	48.00	453.50	0.00

CONFLICT OF INTEREST DISCLOSURES

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$180.00

FINANCE CHARGE: 2.79

BALANCE DUE: \$182.79

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
2.79	27.00	24.00	129.00	0.00	0.00

Eastpark 70 Metropolitan District

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Invoice No. 116105268

OFFICIAL RECORDS MAINTENANCE

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$552.00

FINANCE CHARGE: 8.25

BALANCE DUE: \$560.25

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
8.25	12.50	0.00	368.00	171.50	0.00

Eastpark 70 Metropolitan District

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Account No. 718-0901C

Invoice No. 116105268

BONDS 2005

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$180.50

FINANCE CHARGE: 0.09

BALANCE DUE: \$180.59

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.09	180.50	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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Invoice No. 116105268

ANNUAL REPORT SERVICE PLAN

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$95.00

FINANCE CHARGE: 0.05

BALANCE DUE: \$95.05

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.05	95.00	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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Account No. 718-2601C  
Invoice No. 116105268

DIRECTORS' QUALIFICATION

*Payments received after 01/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$579.50

		HOURS	AMOUNT
01/17/2023	Review Director Qualification Spreadsheet and calendar upcoming deadlines	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

Administrative Fee 0.24

TOTAL EXPENSES: 0.24

TOTAL CURRENT BALANCE: 24.24

FINANCE CHARGE: 8.86

BALANCE DUE: \$612.60

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
33.10	0.00	96.00	483.50	0.00	0.00

TOTAL BALANCE DUE: \$11,176.48



McGEADY BECHER P.C.  
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 Denver, CO 80203  
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MAR 20 2023

Eastpark 70 Metropolitan District  
 SDMSI  
 141 Union Boulevard  
 Suite 150  
 Lakewood CO 80228

ATTN: Accounts Payable (1)

Dist. Name EP70 MD

G/L Code	Amount	Account No.
1675	1256.41	
Dist. Mgr. Initials		

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 718C

*AB*

*Payments received after 02/28/2023 are not included on this statement.*

McGEADY BECHER P.C.

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0000 MAIN COVER 31.63	0.00	0.00	0.00	-31.60	\$0.03
718-0003 RULES AND REGULATIONS 267.65	872.00	8.72	58.00	0.00	\$1,206.37
718-0004 BOARD MEETINGS 6,339.76	168.00	1.68	0.00	-4,134.75	\$2,415.19
			FINANCE CHARGE 40.50		
718-0005 BUDGETS 1,644.31	24.00	0.24	0.00	-1,198.50	\$473.34
			FINANCE CHARGE 3.29		
718-0007 GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES 96.96	0.00	0.00	0.00	0.00	\$96.96
718-0008 DISTRICT MAPS 24.01	0.00	0.00	0.00	0.00	\$24.34
			FINANCE CHARGE 0.33		
718-0013 ELECTIONS 123.25	24.00	0.24	0.00	-96.00	\$52.88
			FINANCE CHARGE 1.39		
718-0014 DIRECTORS' OATHS AND BONDS 484.22	0.00	0.00	0.00	-287.50	\$199.04
			FINANCE CHARGE 2.32		

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0015 AUDITS 533.41	24.00	0.24	0.00	-501.50	\$56.15
718-0019 CONFLICT OF INTEREST DISCLOSURES 182.79	0.00	0.00	0.00	-153.00	\$30.56
			FINANCE CHARGE 0.77		
718-0202 WEBSITE MAINTENANCE 0.00	22.50	0.22	0.00	0.00	\$22.72
718-0299 OFFICIAL RECORDS MAINTENANCE 560.25	0.00	0.00	0.00	-539.50	\$20.92
			FINANCE CHARGE 0.17		
718-0901 BONDS 2005 180.59	0.00	0.00	0.00	0.00	\$183.08
			FINANCE CHARGE 2.49		
718-1299 ANNUAL REPORT SERVICE PLAN 95.05	0.00	0.00	0.00	0.00	\$96.36
			FINANCE CHARGE 1.31		
718-2601 DIRECTORS' QUALIFICATION 612.60	0.00	0.00	0.00	-579.50	\$33.10
<u>11,176.48</u>	<u>1,134.50</u>	<u>11.34</u>	<u>58.00</u>	<u>-7,521.85</u>	<u>\$4,911.04</u>
			FINANCE CHARGE 52.57		

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Eastpark 70 Metropolitan District  
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 02/28/2023  
 Account No. 718-0000C  
 Invoice No. 116105731

MAIN COVER

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$31.63

02/10/2023 Payment received-Thank you. -31.60

BALANCE DUE: \$0.03

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.03	0.00	0.00	0.00	0.00	0.00

RULES AND REGULATIONS

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$267.65

		HOURS	AMOUNT
02/28/2023	Work on statutory compliance matters		872.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:		<u>872.00</u>

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
District Maintenance	0.00	\$0.00	\$872.00

Administrative Fee 8.72  
 TOTAL EXPENSES: 8.72

02/28/2023	District Statutory Compliance-Costs Advanced		58.00
	TOTAL ADVANCES:		<u>58.00</u>
	TOTAL CURRENT BALANCE:		938.72

BALANCE DUE: \$1,206.37

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1,206.37	0.00	0.00	0.00	0.00	0.00

BOARD MEETINGS

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$6,339.76

		HOURS	AMOUNT
02/03/2023	Email correspondence to District Manager's office regarding status of 2023 meeting invites; Calendar deadlines regarding same	0.20	48.00
02/16/2023	Review files; Email correspondence regarding post-meeting follow-up matters	0.50	120.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.70	168.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.70	\$240.00	\$168.00

Administrative Fee 1.68  
 TOTAL EXPENSES: 1.68  
 TOTAL CURRENT BALANCE: 169.88

02/10/2023 Payment received-Thank you. -4,134.75

FINANCE CHARGE: 40.50  
 BALANCE DUE: \$2,415.19

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
590.19	1,825.00	0.00	0.00	0.00	0.00

BUDGETS

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$1,644.31

		HOURS	AMOUNT
02/06/2023	Email correspondence regarding Division of Local Government acceptance of 2023 Budget filing	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

Administrative Fee	0.24
TOTAL EXPENSES:	0.24
TOTAL CURRENT BALANCE:	24.24

02/10/2023	Payment received-Thank you.	-1,198.50
	FINANCE CHARGE:	3.29
	BALANCE DUE:	<u>\$473.34</u>

PAST DUE AMOUNTS:						
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>	
234.84	238.50	0.00	0.00	0.00	0.00	

Eastpark 70 Metropolitan District

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Invoice No. 116105731

GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$96.96

BALANCE DUE: \$96.96

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
96.96	0.00	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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Invoice No. 116105731

DISTRICT MAPS

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$24.01

FINANCE CHARGE: 0.33

BALANCE DUE: \$24.34

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.34	24.00	0.00	0.00	0.00	0.00



Eastpark 70 Metropolitan District

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Account No. 718-0013C  
Invoice No. 116105731

ELECTIONS

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$123.25

		HOURS	AMOUNT
02/01/2023	Review Spanish Call for Nominations; Email correspondence with District Manager's office regarding same	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

Administrative Fee	0.24
TOTAL EXPENSES:	0.24
TOTAL CURRENT BALANCE:	24.24

02/10/2023	Payment received-Thank you.	-96.00
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FINANCE CHARGE:	1.39
BALANCE DUE:	<u>\$52.88</u>

PAST DUE AMOUNTS:						
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>	
52.88	0.00	0.00	0.00	0.00	0.00	

Eastpark 70 Metropolitan District

Page 8  
02/28/2023  
Account No. 718-0014C  
Invoice No. 116105731

DIRECTORS' OATHS AND BONDS

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$484.22

02/10/2023 Payment received-Thank you. -287.50

FINANCE CHARGE: 2.32

BALANCE DUE: \$199.04

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
31.04	168.00	0.00	0.00	0.00	0.00

AUDITS

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$533.41

		HOURS	AMOUNT
02/16/2023	Email correspondence regarding status of draft Audit	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	<u>0.10</u>	<u>24.00</u>

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	<u>\$24.00</u>

Administrative Fee 0.24

TOTAL EXPENSES: 0.24

TOTAL CURRENT BALANCE: 24.24

02/10/2023 Payment received-Thank you. -501.50

BALANCE DUE: \$56.15

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
56.15	0.00	0.00	0.00	0.00	0.00

CONFLICT OF INTEREST DISCLOSURES

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$182.79

02/10/2023 Payment received-Thank you. -153.00

FINANCE CHARGE: 0.77

BALANCE DUE: \$30.56

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
3.56	27.00	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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02/28/2023  
Account No. 718-0202C  
Invoice No. 116105731

WEBSITE MAINTENANCE

*Payments received after 02/28/2023 are not included on this statement.*

		HOURS	AMOUNT	
02/22/2023	Prepare website compliance checklist; update tracking spreadsheet	0.10	22.50	
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	22.50	
RECAPITULATION				
<u>TIMEKEEPER</u>		<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Andrew M. Bryant		0.10	\$225.00	\$22.50

Administrative Fee	0.22
TOTAL EXPENSES:	0.22
TOTAL CURRENT BALANCE:	22.72
BALANCE DUE:	<u>\$22.72</u>

Eastpark 70 Metropolitan District

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02/28/2023

Account No. 718-0299C

Invoice No. 116105731

OFFICIAL RECORDS MAINTENANCE

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$560.25

02/10/2023 Payment received-Thank you. -539.50

FINANCE CHARGE: 0.17

BALANCE DUE: \$20.92

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
8.42	12.50	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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02/28/2023

Account No. 718-0901C

Invoice No. 116105731

BONDS 2005

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$180.59

FINANCE CHARGE: 2.49

BALANCE DUE: \$183.08

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
2.58	180.50	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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02/28/2023

Account No. 718-1299C

Invoice No. 116105731

ANNUAL REPORT SERVICE PLAN

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$95.05

FINANCE CHARGE: 1.31

BALANCE DUE: \$96.36

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1.36	95.00	0.00	0.00	0.00	0.00



Eastpark 70 Metropolitan District

Page 15  
02/28/2023  
Account No. 718-2601C  
Invoice No. 116105731

DIRECTORS' QUALIFICATION

*Payments received after 02/28/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$612.60

02/10/2023 Payment received-Thank you. -579.50

BALANCE DUE: \$33.10

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
33.10	0.00	0.00	0.00	0.00	0.00

TOTAL BALANCE DUE: \$4,911.04

**From:** [meredith=sdaco.org@mq.yogacms.io](mailto:meredith=sdaco.org@mq.yogacms.io) on behalf of Meredith Quarles  
**To:** Karen Steggs  
**Subject:** SDA Membership Invoice  
**Date:** Friday, January 20, 2023 10:21:37 AM

---

Thank you for renewal of your membership with the Special District Association of Colorado.

---

## Invoice - SDA Annual Membership

**Special District Association**  
 225 E 16th Ave, Ste 1000 Denver CO 80203  
 Eastpark70 Metropolitan District  
 141 Union Blvd Suite 150  
 Lakewood, CO 80228

Dist. Name EP70MD

**Please send check to:**

Special District Association  
 225 E 16th Ave, Ste 1000  
 Denver, CO 80203

G/L Code	Amount
1670	278.54
Dist. Mgr. Initials	<i>KS</i>

### Pay By Check \$278.54

Membership Year: 2023  
 Invoice Date: 01/20/2023

**25% Discount Applied**

Renewals done by March 1st receive a 25% discount as long as payment is received by July 1st. If payment is not received by July 1st, the 25% discount is no longer valid. ALL RENEWALS DONE AFTER MARCH 1ST ARE NOT ELIGIBLE FOR DISCOUNT.

If payment is not received by July 1, the 25% discount is no longer valid and the district will need to pay 100% of the dues calculation.

**Membership Dues**

Budgeted Expenditures	\$35,696.00
Debt Service	\$0.00
Lease Purchase Agreements	\$0.00
Capital Outlay	\$0.00

**Dues Calculation**

Net Appropriated

Expenditure \$35,696.00

Dues for 2023 \$371.39

Applied Discount \$92.85

Inactive according to  
Colorado Law No

**PLEASE PAY \$278.54**



Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Eastpark 70 Metropolitan District  
141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898

Statement Date: 01/31/2023

Account No. EP70MD.00

Dist. Name EP70MD

Invoice for Services Rendered - 01/31/2023

G/L Code	Amount
1635	64.00
1612	848.00
1680	443.10
Dist. Mgr. Initials	

	Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-00	50.78	0.00	5.50	0.00	0.00	\$56.28
EP70MD-01 Board Meetings	1,036.00	16.00	0.00	0.00	0.00	\$1,052.00
EP70MD-02 Management Matters	814.00	96.00	0.00	0.00	0.00	\$910.00
EP70MD-03 Records Management	547.60	32.00	0.00	0.00	0.00	\$579.60
EP70MD-05 Insurance Matters	44.40	64.00	0.00	0.00	0.00	\$108.40
EP70MD-07 Statutory Compliance Matters	88.80	80.00	0.00	0.00	0.00	\$168.80
EP70MD-08 Election Matters	74.00	64.00 <sup>1635</sup>	0.00	0.00	0.00	\$138.00
EP70MD-09 Financial Matters	1,524.40	624.00 <sup>1612</sup>	0.00	0.00	0.00	\$2,148.40
EP70MD-10 Financial-Budget Matters	118.40	224.00 <sup>1612</sup>	0.00	0.00	0.00	\$342.40
EP70MD-11 Management-Budget Matters	207.20	128.00	0.00	0.00	0.00	\$335.20
EP70MD-12 Financial-Audit Matters	133.20	0.00	0.00	0.00	0.00	\$133.20
EP70MD-13 Management-Audit Matters	74.00	0.00	0.00	0.00	0.00	\$74.00



Special District Management Services, Inc.

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Statement Date: 01/31/2023  
Statement No. 117661  
Account No. EP70MD.00

Eastpark 70 Metropolitan District

Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-14 Financial-Bond Matters 103.60	0.00	0.00	0.00	0.00	\$103.60
EP70MD-24 Website Design/Maintenance 40.00	21.60	0.00	0.00	0.00	\$61.60
<u>4,856.38</u>	<u>1,349.60</u>	<u>5.50</u>	<u>0.00</u>	<u>0.00</u>	<u>\$6,211.48</u>

1355.10



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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
Statement No. 117648  
Account No. EP70MD.00

Expenses

01/31/2023	Postage, January 2023.	2.10
01/31/2023	Duplicating, January 2023.	<u>3.40</u>
	Total Expenses	5.50
	Total Current Work	5.50
	Previous Balance	\$50.78
	Balance Due	<u>\$56.28</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
5.50	11.40	32.08	7.30	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
Statement No. 117649  
Account No. EP70MD.01

Board Meetings

Fees

			Hours	
01/05/2023	KS	Receive and record acceptance of Oath Documents for Director Love to electronic and hard copy systems.	0.10	16.00
		For Current Services Rendered	0.10	16.00
		Total Current Work		16.00
		Previous Balance		\$1,036.00
		Balance Due		<u>\$1,052.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
16.00	370.00	177.60	488.40	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
Statement No. 117650  
Account No. EP70MD.02

Management Matters

Fees

			Hours	
01/05/2023	SB	Review, approve and sign the approve Board documents.	0.20	32.00
01/10/2023	SB	Review, verify and approve the 2023 Transparency Notice.	0.10	16.00
01/31/2023	CE	Open & distribute mail for month of January 2023.	<u>0.30</u>	<u>48.00</u>
		For Current Services Rendered	0.60	96.00
		Total Current Work		96.00
		Previous Balance		\$814.00
		Balance Due		<u>\$910.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
96.00	621.60	88.80	103.60	0.00	0.00





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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
Statement No. 117651  
Account No. EP70MD.03

Records Management

Fees

				Hours		
01/06/2023	AP	Receive and record executed Minutes from the November 5, 2021 meeting and 2023 Budget Resolutions to electronic systems.		<u>0.20</u>	<u>32.00</u>	
		For Current Services Rendered		0.20	32.00	
		Total Current Work			32.00	
		Previous Balance			\$547.60	
		Balance Due			<u>\$579.60</u>	
Aged Due Amounts						
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	32.00	444.00	59.20	44.40	0.00	0.00

# SDMS

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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
 Statement No. 117652  
 Account No. EP70MD.05

Insurance Matters

Fees

			Hours	
01/18/2023	KS	Receive and record 2022 Workers Compensation Audit to electronic and hard copy systems.	0.10	16.00
01/20/2023	DH	Prepare SDA dues via on-line.	0.20	32.00
01/23/2023	KS	Receive and record SDA Dues invoice to electronic and hard copy systems. Transmit to accounts payable for payment processing.	<u>0.10</u>	<u>16.00</u>
		For Current Services Rendered	0.40	64.00
		Total Current Work		64.00
		Previous Balance		\$44.40
		Balance Due		<u>\$108.40</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
64.00	0.00	0.00	44.40	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023
Statement No. 117653
Account No. EP70MD.07

Statutory Compliance Matters

Fees

Table with columns for Date, Code, Description, Hours, and Amount. Rows include entries for 01/05/2023, 01/09/2023, 01/11/2023, and 01/15/2023, along with summary rows for Total Current Work, Previous Balance, and Balance Due.

Aged Due Amounts

Summary table for Aged Due Amounts with columns: 0-30, 31-60, 61-90, 91-120, 121-180, 181+. Values: 80.00, 59.20, 29.60, 0.00, 0.00, 0.00.

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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
 Statement No. 117654  
 Account No. EP70MD.08

Election Matters

Fees

			Hours	
01/25/2023	AP	Prepare Call for Nominations for Manager review.	0.20	32.00
	SB	Review and respond to correspondence from Mrs. Padilla. Approve Election Notice for the May 2023 Election.	0.10	16.00
01/26/2023	AP	Transmit Call for Nominations to Attorney for review.	<u>0.10</u>	<u>16.00</u>
		For Current Services Rendered	0.40	64.00
		Total Current Work		64.00
		Previous Balance		\$74.00
		Balance Due		<u>\$138.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
64.00	59.20	14.80	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023
Statement No. 117655
Account No. EP70MD.09

Financial Matters

Fees

Table with columns for date, initials, description, hours, and amount. Includes entries for 01/03/2023 through 01/31/2023, with a total row for 'For Current Services Rendered' showing 3.90 hours and 624.00 amount.

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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
 Statement No. 117655  
 Account No. EP70MD.09

Total Current Work	624.00
Previous Balance	\$1,524.40
Balance Due	<u>\$2,148.40</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
624.00	310.80	118.40	1,095.20	0.00	0.00

# SDMS

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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
 Statement No. 117656  
 Account No. EP70MD.10

Financial-Budget Matters

Fees

			Hours			
01/10/2023	JHR	Finalize 2023 budget and budget message. Forward to Attorney for review.	1.40	224.00		
		For Current Services Rendered	1.40	224.00		
		Total Current Work		224.00		
		Previous Balance		\$118.40		
		Balance Due		<u>\$342.40</u>		
Aged Due Amounts						
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	224.00	118.40	0.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
 Statement No. 117657  
 Account No. EP70MD.11

Management-Budget Matters

Fees

			Hours	
01/17/2023	KS	Receive 2023 Adopted Budget. Update system tracking sheet. Transmit to appropriate Administrator for filing.	0.20	32.00
01/20/2023	AP	Receive and record final 2023 Adopted Budget to electronic systems. Finalize budget documents for manager review.	0.20	32.00
01/23/2023	AP	Upload 2023 Adopted Budget and Mill Levy Certification to the DLG e-Portal System, Transmit to Attorney, Accountant and District Manager.	0.20	32.00
	KS	Confirm filing of 2023 Adopted Budget with the DLG. Update system tracking sheet.	0.10	16.00
01/30/2023	AP	Prepare Self Nomination Forms.	<u>0.10</u>	<u>16.00</u>
		For Current Services Rendered	0.80	128.00
Total Current Work				128.00
Previous Balance				\$207.20
Balance Due				<u>\$335.20</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
128.00	118.40	0.00	88.80	0.00	0.00



# SDMS

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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
Statement No. 117658  
Account No. EP70MD.12

Financial-Audit Matters

Previous Balance \$133.20

Balance Due \$133.20

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	14.80	103.60	14.80	0.00	0.00

# SDMS | Special District Management Services, Inc.

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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
Statement No. 117659  
Account No. EP70MD.13

Management-Audit Matters

Previous Balance \$74.00

Balance Due \$74.00

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	14.80	59.20	0.00	0.00

# SDMS | Special District Management Services, Inc.

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Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Statement Date: 01/31/2023  
Statement No. 117660  
Account No. EP70MD.14

Eastpark 70 Metropolitan District

Financial-Bond Matters

Previous Balance \$103.60

Balance Due \$103.60

Aged Due Amounts						
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>	
0.00	0.00	103.60	0.00	0.00	0.00	

# SDMS

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Eastpark 70 Metropolitan District

Statement Date: 01/31/2023  
 Statement No. 117661  
 Account No. EP70MD.24

Website Design/Maintenance

Fees

			Hours	
01/29/2023	PSR	Post 2023 transparency notice to website.	<u>0.20</u>	<u>21.60</u>
		For Current Services Rendered	0.20	21.60
		Total Current Work		21.60
		Previous Balance		\$40.00
		Balance Due		<u>\$61.60</u>

Aged Due Amounts						
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>	
21.60	20.00	0.00	20.00	0.00	0.00	



Special District Management Services, Inc.

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303-987-0835 | Fax: 303-987-2032
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Eastpark 70 Metropolitan District
141 Union Boulevard, Suite 150
Lakewood, CO 80228-1898

Statement Date: 02/28/2023
Account No. EP70MD.00

Dist. Name EP70MD

Invoice for Services Rendered - 02/28/2023

Table with 2 columns: G/L Code, Amount. Rows include 1635 (400.00), 1612 (736.00), 1680 (272.20), and Dist. Mgr. Initials (signature).

Main table with 7 columns: Previous Balance, Fees, Expenses, Advances, Payments, Balance. Rows list various services from EP70MD-00 to EP70MD-13 with associated financial values.



Special District Management Services, Inc.

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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023  
Statement No. 119492  
Account No. EP70MD.00

Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-14 Financial-Bond Matters 103.60	64.00 <sup>11/2</sup>	0.00	0.00	-103.60	\$64.00
EP70MD-24 Website Design/Maintenance 61.60	54.00	0.00	0.00	-40.00	\$75.60
<u>6,211.48</u>	<u>1,398.00</u>	<u>10.20</u>	<u>0.00</u>	<u>-4,856.38</u>	<u>\$2,763.30</u>

1408.20



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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023  
Statement No. 119479  
Account No. EP70MD.00

Expenses

02/28/2023	Postage, February 2023.	1.80
02/28/2023	Duplicating, February 2023.	8.40
	Total Expenses	<u>10.20</u>
	Total Current Work	10.20
	Previous Balance	\$56.28

Payments

02/07/2023	Payment	-50.78
	Balance Due	<u>\$15.70</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
15.70	0.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023  
Statement No. 119480  
Account No. EP70MD.01

Board Meetings

Fees

			Hours	
02/03/2023	CE	Send Board Members and Consultants a calendar invitation to the November 3, 2023 budget hearing.	<u>0.20</u>	<u>32.00</u>
		For Current Services Rendered	0.20	32.00
		Total Current Work		32.00
		Previous Balance		\$1,052.00

Payments

02/07/2023	Payment	-1,036.00
	Balance Due	<u>\$48.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
48.00	0.00	0.00	0.00	0.00	0.00





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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023
Statement No. 119481
Account No. EP70MD.02

Management Matters

Fees

Table with columns for Date, Code, Description, Hours, and Amount. Rows include telecon with Director Bertoch, confirm self-nomination forms, audit district website, review and sign board documents, and open & distribute mail for February 2023.

Payments

Table with columns for Date, Description, and Amount. Rows include Payment and Balance Due.

Aged Due Amounts

Summary table for Aged Due Amounts with columns for 0-30, 31-60, 61-90, 91-120, 121-180, and 181+ days.



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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023  
Statement No. 119482  
Account No. EP70MD.03

Records Management

Fees

			Hours	
02/01/2023	AP	Confirm the District's website is correctly linking to the DLG website in order to be statutory compliant.	0.10	16.00
02/22/2023	CLW	Maintain the District's records which are available for public inspection during regular business hours for the month of February 2023.	<u>0.20</u>	<u>32.00</u>
		For Current Services Rendered	0.30	48.00
		Total Current Work		48.00
		Previous Balance		\$579.60

Payments

02/07/2023	Payment			-547.60
	Balance Due			<u>\$80.00</u>

Aged Due Amounts

0-30	31-60	61-90	91-120	121-180	181+
80.00	0.00	0.00	0.00	0.00	0.00



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Statement Date: 02/28/2023  
Statement No. 119483  
Account No. EP70MD.05

Eastpark 70 Metropolitan District

Insurance Matters

	Previous Balance					\$108.40
		<u>Payments</u>				
02/07/2023	Payment					-44.40
	Balance Due					<u>\$64.00</u>
		Aged Due Amounts				
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	64.00	0.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023  
Statement No. 119484  
Account No. EP70MD.07

Statutory Compliance Matters

	Previous Balance					\$168.80	
		<u>Payments</u>					
02/07/2023	Payment					-88.80	
	Balance Due					<u>\$80.00</u>	
		Aged Due Amounts					
		<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
		80.00	0.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023  
Statement No. 119485  
Account No. EP70MD.08

Election Matters

Fees

			Hours	
02/01/2023	AP	Prepare Call for Nominations in Spanish for review. Transmit to Ms. Garcia for review. Transmit to Attorney for review.	0.30	48.00
	DG	Review Spanish Call for Nominations letter. Make corrections as needed.	0.40	64.00
02/02/2023	AP	Revise the Spanish version of the Call for Nominations. Transmit for posting on the District's website.	0.10	16.00
02/06/2023	AP	Prepare Self Nomination Forms for Directors.	0.30	48.00
	SB	Review and approve self-nomination form for the May election. Correspondence with Mrs. Padilla.	0.30	48.00
02/16/2023	AP	Transmit Call for Nominations and Self Nomination Forms to Board Members.	0.20	32.00
02/17/2023	LL	Research the execution of the May 2, 2023 Election Resolution, update and Transmit the May 2, 2023 Election Resolution for execution.	0.30	48.00
02/21/2023	SB	Review, printout and sign the self-nomination form from Director Crew. Forward form to Mrs. Padilla for processing.	0.10	16.00
02/22/2023	AP	Receive Self Nomination Forms for Carter Love and Lisa Crew. Verify Self Nomination Forms for accuracy and voter registration with the Secretary of State.	0.20	32.00
	SB	Review and respond to correspondence with Director Love regarding the self-nomination form.	0.10	16.00
02/23/2023	AP	Correspondence with Director Miles regarding the deadline to turn in the Self-Nomination Form.	0.10	16.00
02/24/2023	AP	Receive Self Nomination Form for Nathan Miles. Verify Self Nomination Form for accuracy and voter registration.	0.10	16.00
		For Current Services Rendered	2.50	400.00
		Total Current Work		400.00
		Previous Balance		\$138.00



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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023  
Statement No. 119485  
Account No. EP70MD.08

Payments

02/07/2023      Payment      -74.00

Balance Due      \$464.00

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
464.00	0.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023  
Statement No. 119486  
Account No. EP70MD.09

Financial Matters

Fees

			Hours	
02/01/2023	DG	Download and save monthly statement from First Bank.	0.10	16.00
02/02/2023	DG	Confirm current signers on account. Request updated Deposit Account Authorization from First Bank. Save received form. Transmit to Director Crew for signatures.	0.60	96.00
	SB	Review correspondence from CSAFE. Create new banking folders for 2023. Review, download and save the January CSAFE statement.	0.20	32.00
02/03/2023	DG	Print and file invoices for current month's accounts payable. Print and file 2023 budget for AP folder. Request secure link from First Bank. Transmit completed Business Information form.	0.40	64.00
02/07/2023	DG	Verify with accountant funds available for release of checks, distribute February checks and file back-up.	0.20	32.00
02/15/2023	SB	Review correspondence from CSAFE regarding the contribution notice. Review, download and file the notice.	0.10	16.00
02/27/2023	DG	Review and update accounts payable notes for processing.	0.10	16.00
02/28/2023	DG	Follow up with Director McCartney re: First Bank Deposit Account Authorization Form.	<u>0.20</u>	<u>32.00</u>
		For Current Services Rendered	1.90	304.00
		Total Current Work		304.00
		Previous Balance		\$2,148.40

Payments

02/07/2023	Payment			-1,524.40
	Balance Due			<u>\$928.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
928.00	0.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023  
Statement No. 119487  
Account No. EP70MD.10

Financial-Budget Matters

	Previous Balance					\$342.40
		<u>Payments</u>				
02/07/2023	Payment					-118.40
	Balance Due					<u>\$224.00</u>
		Aged Due Amounts				
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	224.00	0.00	0.00	0.00	0.00	0.00





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Statement Date: 02/28/2023  
Statement No. 119488  
Account No. EP70MD.11

Eastpark 70 Metropolitan District

Management-Budget Matters

Fees

			Hours	
02/07/2023	KS	Receive and record acceptance of 2023 Budget from the DLG to electronic and hard copy systems.	0.10	16.00
		For Current Services Rendered	0.10	16.00
		Total Current Work		16.00
		Previous Balance		\$335.20

Payments

02/07/2023	Payment	-207.20
	Balance Due	<u>\$144.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
144.00	0.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023
Statement No. 119489
Account No. EP70MD.12

Financial-Audit Matters

Fees

Table with columns for Date, Initials, Description, Hours, and Amount. Rows include various audit tasks from 02/02/2023 to 02/16/2023, such as 'Review and respond to correspondence from Mr. Ruthven regarding the 2022 Audit Engagement Letter' and 'Correspond with Mr. Beck regarding 2022 audit engagement letter'.

Payments

Table with columns for Date, Description, and Amount. Row: 02/07/2023 Payment -133.20

# SDMS

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**Eastpark 70 Metropolitan District**

Statement Date: 02/28/2023  
Statement No. 119489  
Account No. EP70MD.12

Balance Due

\$368.00



Special District Management Services, Inc.

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Statement Date: 02/28/2023  
Statement No. 119490  
Account No. EP70MD.13

Eastpark 70 Metropolitan District

Management-Audit Matters

	Previous Balance		\$74.00
		<u>Payments</u>	
02/07/2023	Payment		-74.00
	Balance Due		<u>\$0.00</u>



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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023  
Statement No. 119491  
Account No. EP70MD.14

Financial-Bond Matters

Fees

			Hours	
02/16/2023	SB	Review, research and respond to correspondence with Jenny Pino regarding bond documents provided.	<u>0.40</u>	<u>64.00</u>
		For Current Services Rendered	0.40	64.00
		Total Current Work		64.00
		Previous Balance		\$103.60

Payments

02/07/2023	Payment			-103.60
	Balance Due			<u>\$64.00</u>



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Eastpark 70 Metropolitan District

Statement Date: 02/28/2023  
Statement No. 119492  
Account No. EP70MD.24

Website Design/Maintenance

Fees

			Hours	
02/07/2023	PSR	Post Call for Nominations and 2023 Budget to website.	0.30	32.40
02/14/2023	PSR	Post self-nomination form to website.	<u>0.20</u>	<u>21.60</u>
		For Current Services Rendered	0.50	54.00
		Total Current Work		54.00
		Previous Balance		\$61.60

Payments

02/07/2023	Payment			-40.00
	Balance Due			<u>\$75.60</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
75.60	0.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District
141 Union Boulevard, Suite 150
Lakewood, CO 80228-1898

Statement Date: 03/31/2023
Account No. EP70MD.00

Dist. Name EP70MD

Invoice for Services Rendered - 03/31/2023

Table with 2 columns: G/L Code and Amount. Rows include 1635 (224.00), 1612 (1264.00), 1680 (957.09), and Dist. Mgr. Initials (signature).

Main invoice table with 7 columns: Previous Balance, Fees, Expenses, Advances, Payments, Balance. Rows list various services from EP70MD-00 to EP70MD-14 with handwritten annotations for fees.



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Eastpark 70 Metropolitan District

Statement Date: 03/31/2023  
Statement No. 120871  
Account No. EP70MD.00

Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-24 Website Design/Maintenance 75.60	21.60	0.00	0.00	0.00	\$97.20
<u>2,763.30</u>	<u>2,437.60</u>	<u>7.49</u>	<u>0.00</u>	<u>0.00</u>	<u>\$5,208.39</u>

2445.09





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Eastpark 70 Metropolitan District

Statement Date: 03/31/2023  
Statement No. 120859  
Account No. EP70MD.00

Expenses

03/31/2023	Duplicating, March 2023.	5.69
03/31/2023	Postage, March 2023.	<u>1.80</u>
	Total Expenses	7.49
	Total Current Work	7.49
	Previous Balance	\$15.70
	Balance Due	<u>\$23.19</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
7.49	15.70	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 03/31/2023  
Statement No. 120860  
Account No. EP70MD.01

Board Meetings

Fees

			Hours	
03/24/2023	PC	Drafted minutes for the 11/04/2022 meeting.	1.80	288.00
	PC	Draft Minutes for 12/06/22 meeting.	1.60	256.00
	PC	Revised minutes for 11/04/22 and 12/06/22 meetings	0.90	144.00
03/27/2023	PC	Transmit Minutes to attorney for 11/4/22 & 12/06/22 meetings.	<u>0.20</u>	<u>32.00</u>
		For Current Services Rendered	4.50	720.00
		Total Current Work		720.00
		Previous Balance		\$48.00
		Balance Due		<u>\$768.00</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
720.00	48.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 03/31/2023  
Statement No. 120861  
Account No. EP70MD.02

Management Matters

Fees

			Hours	
03/16/2023	SB	Review correspondence received from CSAFE regarding the recent banking failures and collateral requirements. Forward to the Board.	0.10	16.00
03/24/2023	SB	Review and respond to correspondence from Mrs. Corado regarding the 11/7/22 and 12/6/22 Board Meetings. Review and comment on the draft minutes for the two meetings.	0.30	48.00
03/27/2023	SB	Review and respond to correspondence with Directors Crew and Love regarding budget and audit status questions. Review and approve draft minutes of the 11/07/2022 and 12/06/2022 Board Meetings and authorize to send to attorney for review.	0.30	48.00
03/31/2023	CE	Open & distribute mail for month of March 2023.	0.30	48.00
		For Current Services Rendered	1.00	160.00
		Total Current Work		160.00
		Previous Balance		\$208.00
		Balance Due		<u>\$368.00</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
160.00	208.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 03/31/2023  
Statement No. 120862  
Account No. EP70MD.03

Records Management

Fees

			Hours	
03/02/2023	CLW	Maintain the District's records which are available for public inspection during regular business hours for the month of March 2023.	0.20	32.00
03/29/2023	AP	Receive and record acceptance of the Transparency Notice from the Department of Local Government to electronic systems. Transmit to Attorney.	<u>0.10</u>	<u>16.00</u>
		For Current Services Rendered	0.30	48.00
		Total Current Work		48.00
		Previous Balance		\$80.00
		Balance Due		<u>\$128.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
48.00	80.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 03/31/2023  
Statement No. 120863  
Account No. EP70MD.05

Insurance Matters

Previous Balance \$64.00

Balance Due \$64.00

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	64.00	0.00	0.00	0.00	0.00



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Statement Date: 03/31/2023  
Statement No. 120864  
Account No. EP70MD.07

Eastpark 70 Metropolitan District

Statutory Compliance Matters

Previous Balance \$80.00

Balance Due \$80.00

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	80.00	0.00	0.00	0.00	0.00



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Statement Date: 03/31/2023
Statement No. 120865
Account No. EP70MD.08

Eastpark 70 Metropolitan District

Election Matters

Fees

Table with columns for Date, Description, Hours, and Amount. Rows include various election-related services from 03/01/2023 to 03/17/2023, with a total current work of 224.00 hours and a previous balance of \$464.00, resulting in a balance due of \$688.00.

Aged Due Amounts

Summary table for Aged Due Amounts with columns: 0-30, 31-60, 61-90, 91-120, 121-180, 181+. Values: 224.00, 464.00, 0.00, 0.00, 0.00, 0.00.



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Eastpark 70 Metropolitan District

Statement Date: 03/31/2023
Statement No. 120866
Account No. EP70MD.09

Financial Matters

Fees

Table with columns for Date, Initials, Description, Hours, and Amount. Rows include tasks like 'Download and save monthly statement from First Bank', 'Review, download and save the February 2023 CSAFE statement', etc.





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Eastpark 70 Metropolitan District

Statement Date: 03/31/2023  
Statement No. 120866  
Account No. EP70MD.09

Previous Balance \$928.00

Balance Due \$1,840.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
912.00	928.00	0.00	0.00	0.00	0.00



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Statement Date: 03/31/2023  
Statement No. 120867  
Account No. EP70MD.10

Eastpark 70 Metropolitan District

Financial-Budget Matters

Previous Balance \$224.00

Balance Due \$224.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	224.00	0.00	0.00	0.00	0.00



Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 03/31/2023  
Statement No. 120868  
Account No. EP70MD.11

Management-Budget Matters

Previous Balance \$144.00

Balance Due \$144.00

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	144.00	0.00	0.00	0.00	0.00



Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 03/31/2023  
Statement No. 120869  
Account No. EP70MD.12

Financial-Audit Matters

Fees

			Hours	
03/13/2023	JHR	Review 2021 draft audit report and provide information requested by Auditor.	0.60	96.00
03/22/2023	JHR	Correspond with Auditor regarding status of audit.	0.10	16.00
	SB	Review and respond to correspondence with Mr. Ruthven regarding the audit engagement letter.	0.10	16.00
03/23/2023	SB	Approve and sign documents as requested. Correspondence with Mr. Ruthven.	0.10	16.00
	JHR	Provide information requested by Auditor.	0.20	32.00
03/27/2023	JHR	Provide information requested by Auditor.	0.60	96.00
	SB	Review and respond to correspondence with Mike Bakarich, Mindy Clark and Jim Ruthven regarding the bond payments and payment history. Prepare and provide the requested documents regarding the bond payment history. Refer to Attorney for additional responses regarding notifications for Cambridge Capital.	0.50	80.00
		For Current Services Rendered	2.20	352.00
		Total Current Work		352.00
		Previous Balance		\$368.00
		Balance Due		<u>\$720.00</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
352.00	368.00	0.00	0.00	0.00	0.00



Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Statement Date: 03/31/2023  
Statement No. 120870  
Account No. EP70MD.14

Eastpark 70 Metropolitan District

Financial-Bond Matters

Previous Balance \$64.00

Balance Due \$64.00

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	64.00	0.00	0.00	0.00	0.00

# SDMS SPECIAL DISTRICT MANAGEMENT SERVICES, INC.

141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 03/31/2023  
 Statement No. 120871  
 Account No. EP70MD.24

Website Design/Maintenance

Fees

		Hours	
03/14/2023	PSR Post Notice of Cancellation to website. For Current Services Rendered	0.20 <u>0.20</u>	21.60 <u>21.60</u>
	Total Current Work		21.60
	Previous Balance		\$75.60
	Balance Due		<u>\$97.20</u>
Aged Due Amounts			
	0-30	31-60	61-90
	21.60	75.60	0.00
			91-120
			0.00
			121-180
			0.00
			181+
			0.00

Released  
 7/31/23 (DG)

Check No and Date	Payee	Invoice No	GL Account Title	GL Acct	Amount	Total
1636 C	07/17/2023 Aurora Regional Transportation	2022 TAXES	ARTA Expense	2-800	33,413.66	33,413.66
Total 1636:						33,413.66
1637 m	07/17/2023 McGeady Becher P.C.	718C 03/2023	Legal	1-675	956.56	956.56
	07/17/2023 McGeady Becher P.C.	718C 04/2023	Legal	1-675	4,674.75	4,674.75
	07/17/2023 McGeady Becher P.C.	718C 05/2023	Legal	1-675	1,144.57	1,144.57
Total 1637:						6,775.88
1638 m	07/17/2023 Morain Bakarich, CPAs	15362	Audit	1-615	5,000.00	5,000.00
Total 1638:						5,000.00
1639 C	07/17/2023 Special Dist Management Servic	04/2023	Election	1-635	208.00	208.00
	07/17/2023 Special Dist Management Servic	04/2023	Accounting	1-612	2,416.00	2,416.00
	07/17/2023 Special Dist Management Servic	04/2023	Management	1-680	395.27	395.27
	07/17/2023 Special Dist Management Servic	05/2023	Election	1-635	320.00	320.00
	07/17/2023 Special Dist Management Servic	05/2023	Accounting	1-612	272.00	272.00
	07/17/2023 Special Dist Management Servic	05/2023	Management	1-680	310.00	310.00
	07/17/2023 Special Dist Management Servic	06/2023	Accounting	1-612	256.00	256.00
	07/17/2023 Special Dist Management Servic	06/2023	Management	1-680	51.40	51.40
Total 1639:						4,228.67
Grand Totals:						49,418.21

Check No and Date	Payee	Invoice No	GL Account Title	GL Acct	Amount	Total
1636						
07/17/2023	Aurora Regional Transportation	2022 TAXES	ARTA Expense	2-800	33,413.66	33,413.66
<b>Total 1636:</b>						<u>33,413.66</u>
1637						
07/17/2023	McGeady Becher P.C.	718C 03/2023	Legal	1-675	956.56	956.56
07/17/2023	McGeady Becher P.C.	718C 04/2023	Legal	1-675	4,674.75	4,674.75
07/17/2023	McGeady Becher P.C.	718C 05/2023	Legal	1-675	1,144.57	1,144.57
<b>Total 1637:</b>						<u>6,775.88</u>
1638						
07/17/2023	Morain Bakarich, CPAs	15362	Audit	1-615	5,000.00	5,000.00
<b>Total 1638:</b>						<u>5,000.00</u>
1639						
07/17/2023	Special Dist Management Servic	04/2023	Election	1-635	208.00	208.00
07/17/2023	Special Dist Management Servic	04/2023	Accounting	1-612	2,416.00	2,416.00
07/17/2023	Special Dist Management Servic	04/2023	Management	1-680	395.27	395.27
07/17/2023	Special Dist Management Servic	05/2023	Election	1-635	320.00	320.00
07/17/2023	Special Dist Management Servic	05/2023	Accounting	1-612	272.00	272.00
07/17/2023	Special Dist Management Servic	05/2023	Management	1-680	310.00	310.00
07/17/2023	Special Dist Management Servic	06/2023	Accounting	1-612	256.00	256.00
07/17/2023	Special Dist Management Servic	06/2023	Management	1-680	51.40	51.40
<b>Total 1639:</b>						<u>4,228.67</u>
<b>Grand Totals:</b>						<u><u>49,418.21</u></u>



**Eastpark 70 Metropolitan District  
July-23**

	<u>General</u>		<u>Debt</u>		<u>Capital</u>		<u>Totals</u>
<b>Disbursements</b>	<b>\$ 16,004.55</b>	<b>\$</b>	<b>33,413.66</b>	<b>\$</b>	<b>-</b>	<b>\$</b>	<b>49,418.21</b>
	<b>\$ -</b>						
<b>Total Disbursements from Checking Acct</b>	<b>\$ 16,004.55</b>	<b>\$</b>	<b>33,413.66</b>	<b>\$</b>	<b>-</b>	<b>\$</b>	<b>49,418.21</b>

MAY 07 2023

**AURORA REGIONAL TRANSPORTATION AUTHORITY**

141 Union Boulevard, Suite 150  
Lakewood, Colorado 80228-1898  
Tel: 303-987-0835 800-741-3254  
Fax: 303-987-2032

**INVOICE**

**May 3, 2023**

**Bill to: Eastpark 70 Metropolitan District**

Dist. Name EP70 MD

G/L Code	Amount
2800	33413.66

Dist. Mgr. Initials JB

**1 Mill collected on behalf of Aurora Regional Transportation District less  
County Treasurer's Fee**

**Taxes Collected in 2022 \$ 33,922.36**

**Less Treasurer's Fee (508.70)**

**Total Amount Due Upon Receipt: \$ 33,413.66**

04/27/2023

# MORAIN | BAKARICH

CERTIFIED PUBLIC ACCOUNTANTS

2801 Youngfield St  
Suite 370  
Golden, CO 80401  
Phone: (720) 499-0022

E-mail: [wmorain@morainco.com](mailto:wmorain@morainco.com)


Web: [www.morainco.com](http://www.morainco.com)

EASTPARK 70 METROPOLITAN DISTRICT  
141 Union Blvd., Suite 150  
Lakewood, CO 80228

Invoice: 15362  
Date: 04/27/2023  
Due Date: 05/25/2023

For professional service rendered as follows:

EASTPARK 70 METROPOLITAN DISTRICT 2021 FINANCIAL STATEMENT AUDIT 5,000.00

Dist. Name	<u>EP70MD</u>
G/L Code	Amount
<u>1615</u>	<u>5000.00</u>
Dist. Mgr. Initials	<u></u>

Billed Time & Expenses	\$5,000.00
Invoice Total	\$5,000.00
Previous Balance	\$0.00
Invoices	5,000.00
Payment - Thank you	0.00
Adjustments	0.00
Amount Due	\$5,000.00

<u>04/27/2023</u>	<u>03/31/2023</u>	<u>02/28/2023</u>	<u>01/31/2023</u>	<u>12/31/2022+</u>	<u>Total</u>
5,000.00	0.00	0.00	0.00	0.00	\$5,000.00

Please return this portion with payment.

ID: EASTPARK70  
EASTPARK 70 METROPOLITAN DISTRICT  
(303) 987-0835

Zip Code: \_\_\_\_\_  
Card #: \_\_\_\_\_  
Card Type: \_\_\_\_\_ Exp Date: \_\_\_\_\_  
Signature: \_\_\_\_\_

Invoice: 15362  
Date: 04/27/2023  
Due Date: 05/25/2023

Amount Due: \$5,000.00  
Amount Enclosed: \$ \_\_\_\_\_

APR 1 2023

McGEADY BECHER P.C.  
 450 E. 17th Avenue, Ste 400  
 Denver, CO 80203  
 (303) 592-4380

Eastpark 70 Metropolitan District  
 SDMSI  
 141 Union Boulevard  
 Suite 150  
 Lakewood CO 80228

Dist. Name EP70MD Account No. \_\_\_\_\_  
 G/L Code \_\_\_\_\_ Amount \_\_\_\_\_  
 \_\_\_\_\_ 1675 \_\_\_\_\_ 956.56  
 \_\_\_\_\_  
 Dist. Mgr. Initials JB

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 03/31/2023  
 718C

ATTN: Accounts Payable (1)

**Payments received after 03/31/2023 are not included on this statement.**

McGEADY BECHER P.C.

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0000 MAIN COVER 0.03	0.00	0.00	0.00	0.00	\$0.03
718-0003 RULES AND REGULATIONS 1,206.37	523.50	5.23	0.50 FINANCE CHARGE 4.29	0.00	\$1,739.89
718-0004 BOARD MEETINGS 2,415.19	0.00	0.00	0.00 FINANCE CHARGE 50.38	0.00	\$2,465.57
718-0005 BUDGETS 473.34	0.00	0.00	0.00 FINANCE CHARGE 6.62	0.00	\$479.96
718-0007 GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES 96.96	24.00	0.24	0.00 FINANCE CHARGE 1.39	0.00	\$122.59
718-0008 DISTRICT MAPS 24.34	0.00	0.00	0.00 FINANCE CHARGE 0.37	0.00	\$24.71
718-0013 ELECTIONS 52.88	0.00	0.00	0.00 FINANCE CHARGE 1.94	0.00	\$54.82

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0014 DIRECTORS' OATHS AND BONDS					
199.04	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 2.98		\$202.02
718-0015 AUDITS					
56.15	118.00	1.18	0.00	0.00	
			FINANCE CHARGE 0.47		\$175.80
718-0019 CONFLICT OF INTEREST DISCLOSURES					
30.56	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.89		\$31.45
718-0202 WEBSITE MAINTENANCE					
22.72	157.50	1.58	0.00	0.00	
			FINANCE CHARGE 0.01		\$181.81
718-0299 OFFICIAL RECORDS MAINTENANCE					
20.92	50.00	0.50	0.00	0.00	
			FINANCE CHARGE 0.31		\$71.73
718-0901 BONDS 2005					
183.08	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 2.76		\$185.84
718-1299 ANNUAL REPORT SERVICE PLAN					
96.36	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 1.45		\$97.81
718-2601 DIRECTORS' QUALIFICATION					
33.10	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.47		\$33.57
<u>4,911.04</u>	<u>873.00</u>	<u>8.73</u>	<u>0.50</u>	<u>0.00</u>	<u>\$5,867.60</u>
			FINANCE CHARGE 74.33		

= 956.56

McGEADY BECHER P.C.  
450 E. 17th Avenue, Ste 400  
Denver, CO 80203  
(303) 592-4380

Eastpark 70 Metropolitan District  
SDMSI  
141 Union Boulevard  
Suite 150  
Lakewood CO 80228

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Account No. 718-0000C  
Invoice No. 116105982

MAIN COVER

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$0.03

BALANCE DUE: \$0.03

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.03	0.00	0.00	0.00	0.00

RULES AND REGULATIONS

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$1,206.37

		HOURS	AMOUNT
03/31/2023	Work on statutory compliance matters		523.50
	FOR CURRENT SERVICES RENDERED THIS MATTER:		<u>523.50</u>

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
District Maintenance	0.00	\$0.00	\$523.50

Administrative Fee	5.23
TOTAL EXPENSES:	<u>5.23</u>

03/31/2023	District Statutory Compliance-Costs Advanced	0.50
	TOTAL ADVANCES:	<u>0.50</u>
	TOTAL CURRENT BALANCE:	529.23

FINANCE CHARGE:	4.29
BALANCE DUE:	<u>\$1,739.89</u>

PAST DUE AMOUNTS:						
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>	
533.52	1,206.37	0.00	0.00	0.00	0.00	

Eastpark 70 Metropolitan District

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03/31/2023  
Account No. 718-0004C  
Invoice No. 116105982

BOARD MEETINGS

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$2,415.19

FINANCE CHARGE: 50.38

BALANCE DUE: \$2,465.57

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
50.38	590.19	1,825.00	0.00	0.00	0.00



Eastpark 70 Metropolitan District

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03/31/2023  
Account No. 718-0005C  
Invoice No. 116105982

BUDGETS

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$473.34

FINANCE CHARGE: 6.62

BALANCE DUE: \$479.96

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
6.62	234.84	238.50	0.00	0.00	0.00

GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$96.96

		HOURS	AMOUNT
03/30/2023	Email correspondence regarding Division of Local Government acceptance of Transparency Notice	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

		RECAPITULATION		
<u>TIMEKEEPER</u>		<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino		0.10	\$240.00	\$24.00

Administrative Fee	0.24
TOTAL EXPENSES:	0.24
TOTAL CURRENT BALANCE:	24.24
FINANCE CHARGE:	1.39
BALANCE DUE:	<u>\$122.59</u>

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
25.63	96.96	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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Account No. 718-0008C  
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DISTRICT MAPS

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$24.34

FINANCE CHARGE: 0.37

BALANCE DUE: \$24.71

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.37	0.34	24.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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03/31/2023  
Account No. 718-0013C  
Invoice No. 116105982

ELECTIONS

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$52.88

FINANCE CHARGE: 1.94

BALANCE DUE: \$54.82

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1.94	52.88	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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Account No. 718-0014C  
Invoice No. 116105982

DIRECTORS' OATHS AND BONDS

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$199.04

FINANCE CHARGE: 2.98

BALANCE DUE: \$202.02

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
2.98	31.04	168.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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Account No. 718-0015C  
Invoice No. 116105982

AUDITS

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$56.15

		HOURS	AMOUNT
03/31/2023	Audit review preparation	0.20	48.00
	Reply to Audit Questionnaire	0.10	37.50
	Review and respond to 2022 Audit Questionnaire	0.10	32.50
	FOR CURRENT SERVICES RENDERED THIS MATTER:	<u>0.40</u>	<u>118.00</u>

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.20	\$240.00	\$48.00
Jon T. Hoistad	0.10	375.00	37.50
Erica L. Montague	0.10	325.00	32.50

Administrative Fee 1.18

TOTAL EXPENSES: 1.18

TOTAL CURRENT BALANCE: 119.18

FINANCE CHARGE: 0.47

BALANCE DUE: \$175.80

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
119.65	56.15	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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03/31/2023  
Account No. 718-0019C  
Invoice No. 116105982

CONFLICT OF INTEREST DISCLOSURES

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$30.56

FINANCE CHARGE: 0.89

BALANCE DUE: \$31.45

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.89	3.56	27.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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Account No. 718-0202C  
Invoice No. 116105982

WEBSITE MAINTENANCE

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$22.72

		HOURS	AMOUNT
03/27/2023	Review District Website for documents required by Section 32-1-104.5, C.R.S.; Research regarding same	0.70	157.50
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.70	157.50

		RECAPITULATION		
TIMEKEEPER		<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Andrew M. Bryant		0.70	\$225.00	\$157.50

Administrative Fee	1.58
TOTAL EXPENSES:	1.58

TOTAL CURRENT BALANCE: 159.08

FINANCE CHARGE: 0.01

BALANCE DUE: \$181.81

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
159.09	22.72	0.00	0.00	0.00	0.00



Eastpark 70 Metropolitan District

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Account No. 718-0299C  
Invoice No. 116105982

OFFICIAL RECORDS MAINTENANCE

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$20.92

		HOURS	AMOUNT
03/06/2023	Prepare for and attend conference regarding official records maintenance	0.10	50.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	50.00

RECAPITULATION

TIMEKEEPER	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Elisabeth A. Cortese	0.10	\$500.00	\$50.00

Administrative Fee 0.50

TOTAL EXPENSES: 0.50

TOTAL CURRENT BALANCE: 50.50

FINANCE CHARGE: 0.31

BALANCE DUE: \$71.73

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
50.81	8.42	12.50	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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03/31/2023  
Account No. 718-0901C  
Invoice No. 116105982

BONDS 2005

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$183.08

FINANCE CHARGE: 2.76

BALANCE DUE: \$185.84

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
2.76	2.58	180.50	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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Account No. 718-1299C  
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ANNUAL REPORT SERVICE PLAN

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER:	\$96.36
FINANCE CHARGE:	1.45
BALANCE DUE:	<u>\$97.81</u>

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1.45	1.36	95.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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Invoice No. 116105982

DIRECTORS' QUALIFICATION

*Payments received after 03/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$33.10

FINANCE CHARGE: 0.47

BALANCE DUE: \$33.57

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.47	33.10	0.00	0.00	0.00	0.00

TOTAL BALANCE DUE: \$5,867.60

MAY 17 2023

McGEADY BECHER P.C.  
 450 E. 17th Avenue, Ste 400  
 Denver, CO 80203  
 (303) 592-4380

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 718C

Eastpark 70 Metropolitan District  
 SDMSI  
 141 Union Boulevard  
 Suite 150  
 Lakewood CO 80228

Dist. Name EP70MD Account No.

G/L Code	Amount
1675	4674.75
Dist. Mgr. Initials	<i>AB</i>

ATTN: Accounts Payable (1)

*Payments received after 04/30/2023 are not included on this statement.*

McGEADY BECHER P.C.

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0000 MAIN COVER 0.03	0.00	0.00	0.00	0.00	\$0.03
718-0003 RULES AND REGULATIONS 1,739.89	323.00	3.23	1.70	0.00	\$2,067.82
718-0004 BOARD MEETINGS 2,465.57	432.00	4.32	0.00	0.00	
			FINANCE CHARGE 43.39		\$2,945.28
718-0005 BUDGETS 479.96	48.00	0.48	0.00	0.00	
			FINANCE CHARGE 3.53		\$531.97
718-0007 GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES 122.59	24.00	0.24	0.00	0.00	\$146.83
718-0008 DISTRICT MAPS 24.71	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.36		\$25.07
718-0013 ELECTIONS 54.82	72.00	0.72	0.00	0.00	
			FINANCE CHARGE 1.49		\$129.03
718-0014 DIRECTORS' OATHS AND BONDS 202.02	48.00	0.48	0.00	0.00	
			FINANCE CHARGE 2.49		\$252.99

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0015 AUDITS 175.80	3,624.00	36.24	0.00	0.00	\$3,836.04
718-0019 CONFLICT OF INTEREST DISCLOSURES 31.45	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.82		\$32.27
718-0202 WEBSITE MAINTENANCE 181.81	0.00	0.00	0.00	0.00	\$181.81
718-0299 OFFICIAL RECORDS MAINTENANCE 71.73	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.18		\$71.91
718-0901 BONDS 2005 185.84	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 2.67		\$188.51
718-1299 ANNUAL REPORT SERVICE PLAN 97.81	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 1.41		\$99.22
718-2601 DIRECTORS' QUALIFICATION 33.57	0.00	0.00	0.00	0.00	\$33.57
<u>5,867.60</u>	<u>4,571.00</u>	<u>45.71</u>	<u>1.70</u>	<u>0.00</u>	
			FINANCE CHARGE 56.34		<u>\$10,542.35</u>

4674.75

McGEADY BECHER P.C.  
450 E. 17th Avenue, Ste 400  
Denver, CO 80203  
(303) 592-4380

Eastpark 70 Metropolitan District  
SDMSI  
141 Union Boulevard  
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Lakewood CO 80228

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04/30/2023  
Account No. 718-0000C  
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MAIN COVER

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$0.03

BALANCE DUE: \$0.03

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	0.03	0.00	0.00	0.00

RULES AND REGULATIONS

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$1,739.89

		HOURS	AMOUNT
04/30/2023	Work on statutory compliance matters		323.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:		<u>323.00</u>

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
District Maintenance	0.00	\$0.00	\$323.00

Administrative Fee	3.23
TOTAL EXPENSES:	<u>3.23</u>

04/30/2023	District Statutory Compliance-Costs Advanced	1.70
	TOTAL ADVANCES:	<u>1.70</u>

TOTAL CURRENT BALANCE: 327.93

BALANCE DUE: \$2,067.82

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
861.45	0.00	1,206.37	0.00	0.00	0.00



BOARD MEETINGS

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$2,465.57

		HOURS	AMOUNT
04/24/2023	Review and revise draft Minutes from 11/04/22 and 12/06/22 meetings	1.80	432.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	1.80	432.00

RECAPITULATION			
TIMEKEEPER	HOURS	HOURLY RATE	TOTAL:
Jennifer A. Pino	1.80	\$240.00	\$432.00

Administrative Fee 4.32  
 TOTAL EXPENSES: 4.32

TOTAL CURRENT BALANCE: 436.32

FINANCE CHARGE: 43.39

BALANCE DUE: \$2,945.28

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
530.09	0.00	590.19	1,825.00	0.00	0.00

BUDGETS

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$479.96

		HOURS	AMOUNT
04/25/2023	Email correspondence to District Manager's office regarding status of filing of Resolution to Amend the 2022 Budget	0.20	48.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.20	48.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.20	\$240.00	\$48.00

Administrative Fee 0.48

TOTAL EXPENSES: 0.48

TOTAL CURRENT BALANCE: 48.48

FINANCE CHARGE: 3.53

BALANCE DUE: \$531.97

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
58.63	0.00	234.84	238.50	0.00	0.00

GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$122.59

		HOURS	AMOUNT
04/06/2023	Email correspondence regarding Division of Local Government acceptance of boundary map filing	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

Administrative Fee 0.24  
 TOTAL EXPENSES: 0.24

TOTAL CURRENT BALANCE: 24.24

BALANCE DUE: \$146.83

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
49.87	0.00	96.96	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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DISTRICT MAPS

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$24.71

FINANCE CHARGE: 0.36

BALANCE DUE: \$25.07

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.73	0.00	0.34	24.00	0.00	0.00

ELECTIONS

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$54.82

		HOURS	AMOUNT
04/26/2023	Email correspondence to District Manager's office regarding status of cancellation of May election	0.20	48.00
04/27/2023	Email correspondence with District Manager's office regarding status of Election Cancellation	<u>0.10</u>	<u>24.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.30	72.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.30	\$240.00	<u>\$72.00</u>

Administrative Fee 0.72  
 TOTAL EXPENSES: 0.72

TOTAL CURRENT BALANCE: 72.72

FINANCE CHARGE: 1.49

BALANCE DUE: \$129.03

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
76.15	0.00	52.88	0.00	0.00	0.00

DIRECTORS' OATHS AND BONDS

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$202.02

		HOURS	AMOUNT
04/18/2023	Email correspondence to District Manager's office regarding current Oath template; Confirm information regarding same	0.20	48.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.20	48.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.20	\$240.00	\$48.00

Administrative Fee	0.48
TOTAL EXPENSES:	0.48
TOTAL CURRENT BALANCE:	48.48
FINANCE CHARGE:	2.49
BALANCE DUE:	<u>\$252.99</u>

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
53.95	0.00	31.04	168.00	0.00	0.00

AUDITS

*Payments received after 04/30/2023 are not included on this statement.*

	PREVIOUS BALANCE THIS MATTER:		\$175.80
		HOURS	AMOUNT
04/04/2023	Review and respond to Audit Questionnaire	0.10	50.00
04/06/2023	Email correspondence with Accountant regarding Audit request letter and status of draft 2021 Audit	0.20	48.00
	Review draft 2021 Audit; Prepare draft Audit Response Letter; Compile Audit Review Packet; Route same for attorney review	3.60	864.00
04/07/2023	Review and comment on draft 2021 Audit; Emails regarding same	1.30	422.50
	Email correspondence with Ms. Montague regarding revisions to draft Audit; Update Review Packet and route to Ms. Cortese for final review	0.30	72.00
	Attention to 2021 Audit matters and related documents	0.50	250.00
04/10/2023	Review and comment on draft 2021 Audit	0.50	250.00
04/11/2023	Conference with Ms. Cortese and Ms. Pino regarding 2021 audit	0.30	97.50
	Conference with Ms. Cortese and Ms. Montague regarding draft Audit; Email correspondence with Accountant and Auditor regarding revisions to same	1.00	240.00
	Continue review of draft 2021 Audit; Attend telephone conference with Ms. Montague and Ms. Pino regarding same	0.70	350.00
04/12/2023	Review and analyze authorized debt; Update Debt Authorization Chart; Emails regarding same; Review and execute Audit Review Memo	0.40	130.00
	Email correspondence with Auditor and Accountant; Review files and provide Auditor with requested documents; Review voted debt authorization chart and election questions regarding discrepancy; Email correspondence to Ms. Cortese and Ms. Montague regarding same; Review revised draft Audit	1.40	336.00
	Email correspondence with Ms. Montague regarding debt authorization amount; Email correspondence to Auditor regarding additional revisions to draft Audit; Finalize and route Audit Review Memorandum and Audit Response Letter for execution	0.40	96.00
	Attention to 2021 Audit revisions; Review and execute Audit Response Letter	0.40	200.00
04/13/2023	Review updated draft Audit; Email correspondence to Auditor regarding Audit Response Letter	0.20	48.00
04/17/2023	Email correspondence regarding 2021 Audit filing	0.10	24.00

Eastpark 70 Metropolitan District

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Invoice No. 116106748

AUDITS

		HOURS	AMOUNT
04/24/2023	Prepare 2022 Minutes Abstract	0.40	96.00
04/30/2023	Attention to audit review	<u>          </u>	<u>50.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	11.80	3,624.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	7.60	\$240.00	\$1,824.00
Elisabeth A. Cortese	2.20	500.00	1,100.00
District Maintenance	0.00	0.00	50.00
Erica L. Montague	2.00	325.00	650.00

Administrative Fee 36.24

TOTAL EXPENSES: 36.24

TOTAL CURRENT BALANCE: 3,660.24

BALANCE DUE: \$3,836.04

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
3,779.89	0.00	56.15	0.00	0.00	0.00



Eastpark 70 Metropolitan District

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Invoice No. 116106748

CONFLICT OF INTEREST DISCLOSURES

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$31.45

FINANCE CHARGE: 0.82

BALANCE DUE: \$32.27

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1.71	0.00	3.56	27.00	0.00	0.00

Eastpark 70 Metropolitan District

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WEBSITE MAINTENANCE

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$181.81

BALANCE DUE: \$181.81

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
159.09	0.00	22.72	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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OFFICIAL RECORDS MAINTENANCE

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$71.73

FINANCE CHARGE: 0.18

BALANCE DUE: \$71.91

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
50.99	0.00	8.42	12.50	0.00	0.00

Eastpark 70 Metropolitan District

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Account No. 718-0901C

Invoice No. 116106748

BONDS 2005

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$185.84

FINANCE CHARGE: 2.67

BALANCE DUE: \$188.51

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
5.43	0.00	2.58	180.50	0.00	0.00

Eastpark 70 Metropolitan District

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Invoice No. 116106748

ANNUAL REPORT SERVICE PLAN

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$97.81

FINANCE CHARGE: 1.41

BALANCE DUE: \$99.22

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
2.86	0.00	1.36	95.00	0.00	0.00

Eastpark 70 Metropolitan District

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DIRECTORS' QUALIFICATION

*Payments received after 04/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$33.57

BALANCE DUE: \$33.57

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.47	0.00	33.10	0.00	0.00	0.00


TOTAL BALANCE DUE: \$10,542.35

McGEADY BECHER P.C.  
 450 E. 17th Avenue, Ste 400  
 Denver, CO 80203  
 (303) 592-4380

Eastpark 70 Metropolitan District  
 SDMSI  
 141 Union Boulevard  
 Suite 150  
 Lakewood CO 80228

ATTN: Accounts Payable (1)

Dist. Name EP70MD

G/L Code	Amount	Account No.
1675	1144.57	
Dist. Mgr. Initials		

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 05/31/2023  
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*Payments received after 05/31/2023 are not included on this statement.*

McGEADY BECHER P.C.

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0000 MAIN COVER 0.03	0.00	0.00	0.00	-0.03	\$0.00
718-0003 RULES AND REGULATIONS 2,067.82	493.00	4.93	0.00	-1,206.37	\$1,359.38
718-0004 BOARD MEETINGS 2,945.28	0.00	0.00	0.00	-2,415.19	\$547.03
			FINANCE CHARGE 16.94		
718-0005 BUDGETS 531.97	48.00	0.48	0.00	-473.34	\$107.11
718-0007 GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES 146.83	0.00	0.00	0.00	-96.96	\$49.87
718-0008 DISTRICT MAPS 25.07	0.00	0.00	0.00	-24.34	\$0.73
718-0013 ELECTIONS 129.03	0.00	0.00	0.00	-52.88	\$77.69
			FINANCE CHARGE 1.54		
718-0014 DIRECTORS' OATHS AND BONDS 252.99	170.00	1.70	0.00	-199.04	\$225.65
718-0015 AUDITS 3,836.04	96.00	0.96	0.00	-56.15	\$3,876.85

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0019 CONFLICT OF INTEREST DISCLOSURES					
32.27	0.00	0.00	0.00	-30.56	
			FINANCE CHARGE	0.44	\$2.15
718-0202 WEBSITE MAINTENANCE					
181.81	67.50	0.68	0.00	-22.72	\$227.27
718-0299 OFFICIAL RECORDS MAINTENANCE					
71.91	0.00	0.00	0.00	-20.92	\$50.99
718-0901 BONDS 2005					
188.51	0.00	0.00	0.00	-183.08	\$5.43
718-1299 ANNUAL REPORT SERVICE PLAN					
99.22	0.00	0.00	0.00	-96.36	\$2.86
718-2601 DIRECTORS' QUALIFICATION					
33.57	240.00	2.40	0.00	-33.10	\$242.87
<u>10,542.35</u>	<u>1,114.50</u>	<u>11.15</u>	<u>0.00</u>	<u>-4,911.04</u>	<u>\$6,775.88</u>
			FINANCE CHARGE	<u>18.92</u>	

1144.57



McGEADY BECHER P.C.  
450 E. 17th Avenue, Ste 400  
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MAIN COVER

*Payments received after 05/31/2023 are not included on this statement.*

	PREVIOUS BALANCE THIS MATTER:	\$0.03
05/09/2023	Payment received-Thank you.	-0.03
	BALANCE DUE:	<u>\$0.00</u>

RULES AND REGULATIONS

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$2,067.82

		HOURS	AMOUNT
05/31/2023	Work on statutory compliance matters		493.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:		<u>493.00</u>

		RECAPITULATION		
<u>TIMEKEEPER</u>		<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
District Maintenance		0.00	\$0.00	<u>\$493.00</u>

Administrative Fee 4.93

TOTAL EXPENSES: 4.93

TOTAL CURRENT BALANCE: 497.93

05/09/2023 Payment received-Thank you. -1,206.37

BALANCE DUE: \$1,359.38

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
497.93	327.93	533.52	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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BOARD MEETINGS

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$2,945.28

05/09/2023 Payment received-Thank you. -2,415.19

FINANCE CHARGE: 16.94

BALANCE DUE: \$547.03

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
16.94	479.71	50.38	0.00	0.00	0.00

BUDGETS

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$531.97

		HOURS	AMOUNT
05/19/2023	Review files and Division of Local Government website regarding status of 2022 Budget Amendment; Email correspondence to District Manager's office and Accountant regarding same	0.20	48.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.20	48.00

		RECAPITULATION		
<u>TIMEKEEPER</u>		<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino		0.20	\$240.00	\$48.00

Administrative Fee	0.48
TOTAL EXPENSES:	0.48
TOTAL CURRENT BALANCE:	48.48

05/09/2023 Payment received-Thank you. -473.34

BALANCE DUE: \$107.11

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
48.48	52.01	6.62	0.00	0.00	0.00

GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$146.83

05/09/2023 Payment received-Thank you. -96.96

BALANCE DUE: \$49.87

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	24.24	25.63	0.00	0.00	0.00

Eastpark 70 Metropolitan District

Page 6  
05/31/2023  
Account No. 718-0008C  
Invoice No. 116107065

DISTRICT MAPS

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$25.07

05/09/2023 Payment received-Thank you. -24.34

BALANCE DUE: \$0.73

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.36	0.37	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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05/31/2023  
Account No. 718-0013C  
Invoice No. 116107065

ELECTIONS

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$129.03

05/09/2023 Payment received-Thank you. -52.88

FINANCE CHARGE: 1.54

BALANCE DUE: \$77.69

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1.54	74.21	1.94	0.00	0.00	0.00

DIRECTORS' OATHS AND BONDS

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$252.99

	HOURS	AMOUNT
05/30/2023		
Email correspondence to District Manager's office regarding status of Oath documents: Update Director Term Tracking Chart and District Book with current information	0.30	72.00
File Director Oath documents with District Court	0.20	48.00
Confirm filing of Director Oaths	0.10	50.00
FOR CURRENT SERVICES RENDERED THIS MATTER:	0.60	170.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.50	\$240.00	\$120.00
Elisabeth A. Cortese	0.10	500.00	50.00

Administrative Fee	1.70
TOTAL EXPENSES:	1.70
TOTAL CURRENT BALANCE:	171.70

05/09/2023 Payment received-Thank you. -199.04

BALANCE DUE: \$225.65

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
171.70	50.97	2.98	0.00	0.00	0.00



AUDITS

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$3,836.04

		HOURS	AMOUNT
05/19/2023	Prepare Audit Review Memorandum and draft Audit Response Letter; Compile Audit Review Packet	0.40	96.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.40	96.00

RECAPITULATION			
	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
<u>TIMEKEEPER</u> Jennifer A. Pino	0.40	\$240.00	\$96.00

Administrative Fee	0.96
TOTAL EXPENSES:	0.96
TOTAL CURRENT BALANCE:	96.96

05/09/2023	Payment received-Thank you.	-56.15
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BALANCE DUE: \$3,876.85

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
96.96	3,660.24	119.65	0.00	0.00	0.00

CONFLICT OF INTEREST DISCLOSURES

*Payments received after 05/31/2023 are not included on this statement.*

	PREVIOUS BALANCE THIS MATTER:					\$32.27
05/09/2023	Payment received-Thank you.					-30.56
	FINANCE CHARGE:					0.44
	BALANCE DUE:					<u>\$2.15</u>
		PAST DUE AMOUNTS:				
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	0.44	0.82	0.89	0.00	0.00	0.00

WEBSITE MAINTENANCE

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$181.81

		HOURS	AMOUNT
05/25/2023	Compile documents for District Website and transmit to staff with compliance checklists; monitor for response	0.30	67.50
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.30	67.50

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Andrew M. Bryant	0.30	\$225.00	\$67.50

Administrative Fee 0.68  
 TOTAL EXPENSES: 0.68

TOTAL CURRENT BALANCE: 68.18

05/09/2023 Payment received-Thank you. -22.72

BALANCE DUE: \$227.27

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
68.18	0.00	159.09	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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05/31/2023  
Account No. 718-0299C  
Invoice No. 116107065

OFFICIAL RECORDS MAINTENANCE

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$71.91

05/09/2023 Payment received-Thank you. -20.92

BALANCE DUE: \$50.99

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.18	50.81	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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05/31/2023  
Account No. 718-0901C  
Invoice No. 116107065

BONDS 2005

*Payments received after 05/31/2023 are not included on this statement.*

	PREVIOUS BALANCE THIS MATTER:	\$188.51
05/09/2023	Payment received-Thank you.	-183.08
	BALANCE DUE:	<u>\$5.43</u>

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	2.67	2.76	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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05/31/2023  
Account No. 718-1299C  
Invoice No. 116107065

ANNUAL REPORT SERVICE PLAN

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$99.22

05/09/2023 Payment received-Thank you. -96.36

BALANCE DUE: \$2.86

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	1.41	1.45	0.00	0.00	0.00

DIRECTORS' QUALIFICATION

*Payments received after 05/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$33.57

		HOURS	AMOUNT
05/31/2023	Prepare draft Amendments to Director PSAs; Route same for attorney review	1.00	240.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	1.00	240.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	1.00	\$240.00	\$240.00

Administrative Fee 2.40  
 TOTAL EXPENSES: 2.40

TOTAL CURRENT BALANCE: 242.40

05/09/2023 Payment received-Thank you. -33.10

BALANCE DUE: \$242.87

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
242.40	0.00	0.47	0.00	0.00	0.00
TOTAL BALANCE DUE:					<u>\$6,775.88</u>

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Eastpark 70 Metropolitan District  
 141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898

Statement Date: 04/30/2023  
 Account No. EP70MD.00

Dist. Name EP70MD

Invoice for Services Rendered - 04/30/2023

G/L Code	Amount
1635	208.00
1612	2416.00
1680	395.27
Dist. Mgr. Initials	

	Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-00	23.19	0.00	27.27	0.00	0.00	\$50.46
EP70MD-01 Board Meetings	768.00	0.00	0.00	0.00	0.00	\$768.00
EP70MD-02 Management Matters	368.00	0.00	0.00	0.00	0.00	\$368.00
EP70MD-03 Records Management	128.00	336.00	0.00	0.00	0.00	\$464.00
EP70MD-05 Insurance Matters	64.00	0.00	0.00	0.00	0.00	\$64.00
EP70MD-07 Statutory Compliance Matters	80.00	0.00	0.00	0.00	0.00	\$80.00
EP70MD-08 Election Matters	688.00	208.00 <sup>1635</sup>	0.00	0.00	0.00	\$896.00
EP70MD-09 Financial Matters	1,840.00	960.00 <sup>1612</sup>	0.00	0.00	0.00	\$2,800.00
EP70MD-10 Financial-Budget Matters	224.00	0.00	0.00	0.00	0.00	\$224.00
EP70MD-11 Management-Budget Matters	144.00	32.00	0.00	0.00	0.00	\$176.00
EP70MD-12 Financial-Audit Matters	720.00	1,456.00 <sup>1612</sup>	0.00	0.00	0.00	\$2,176.00
EP70MD-14 Financial-Bond Matters	64.00	0.00	0.00	0.00	0.00	\$64.00



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Statement Date: 04/30/2023  
 Statement No. 122271  
 Account No. EP70MD.00

## Eastpark 70 Metropolitan District

Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-24 Website Design/Maintenance 97.20	0.00	0.00	0.00	0.00	\$97.20
<u>5,208.39</u>	<u>2,992.00</u>	<u>27.27</u>	<u>0.00</u>	<u>0.00</u>	<u>\$8,227.66</u>

3019.27

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Eastpark 70 Metropolitan District

Statement Date: 04/30/2023  
 Statement No. 122259  
 Account No. EP70MD.00

## Expenses

04/25/2023	Deluxe check order.	11.35
04/30/2023	Postage, April 2023.	1.92
04/30/2023	Duplicating, April 2023.	<u>14.00</u>
	Total Expenses	27.27
	Total Current Work	27.27
	Previous Balance	\$23.19
	Balance Due	<u>\$50.46</u>

## Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
34.76	0.00	15.70	0.00	0.00	0.00

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Statement Date: 04/30/2023  
Statement No. 122260  
Account No. EP70MD.01

Eastpark 70 Metropolitan District

Board Meetings

Previous Balance \$768.00

Balance Due \$768.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
720.00	0.00	48.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 04/30/2023  
Statement No. 122261  
Account No. EP70MD.02

## Management Matters

Previous Balance \$368.00

Balance Due \$368.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
160.00	0.00	208.00	0.00	0.00	0.00

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Statement Date: 04/30/2023

Statement No. 122262

Account No. EP70MD.03

## Eastpark 70 Metropolitan District

### Records Management

#### Fees

			Hours	
04/05/2023	AP	Receive and record acceptance of the Boundary Map Letter from the Department of Local Government to electronic systems. Transmit to Attorney.	0.10	16.00
04/12/2023	AP	Receive and record publication proof of the Notice of Cancellation and Certified Statements of Results to electronic systems. Receive invoice for publication. Transmit to Accounts Payable for payment processing.	0.10	16.00
04/20/2023	PC	Transmit records from November 5, 2021 meeting to Ms. Finn for verification of execution. Transmit records from November 4, 2022 to Mr. Beck for verification of execution. Prepared and transmit records for Board member signature.	1.20	192.00
04/24/2023	PC	Transmitted resolutions approved on November 6, 2020, November 5, 2021, November 4, 2022, and December 9, 2022 for execution.	<u>0.70</u>	<u>112.00</u>
		For Current Services Rendered	2.10	336.00
		Total Current Work		336.00
		Previous Balance		\$128.00
		Balance Due		<u>\$464.00</u>

#### Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
384.00	0.00	80.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 04/30/2023  
Statement No. 122263  
Account No. EP70MD.05

## Insurance Matters

Previous Balance \$64.00

Balance Due \$64.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	64.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 04/30/2023  
Statement No. 122264  
Account No. EP70MD.07

## Statutory Compliance Matters

Previous Balance \$80.00

Balance Due \$80.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	80.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 04/30/2023  
 Statement No. 122265  
 Account No. EP70MD.08

Election Matters

Fees

			Hours	
04/12/2023	AP	Confirm publication and posting of the Notice of Cancellation of the May 2, 2023 Election. Update system tracking sheet	0.10	16.00
04/17/2023	LL	Send reminder via Drop Box Sign to execute the 2023 Election Resolution.	0.10	16.00
04/19/2023	SS	Receive and save Director Oath template from paralegal.	0.10	16.00
	AP	Update tracking spreadsheet with new Directors.	0.10	16.00
04/25/2023	AP	Receive and record Oath of Director Template to electronic systems. Transmit to appropriate Administrative Assistant.	0.10	16.00
04/26/2023	PC	Prepared Oath of Directors for Directors, revise records and transmitted to Manager for review. Elections	<u>0.80</u>	<u>128.00</u>
		For Current Services Rendered	1.30	208.00
Total Current Work				208.00
Previous Balance				\$688.00
Balance Due				<u>\$896.00</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
432.00	0.00	464.00	0.00	0.00	0.00



Statement Date: 04/30/2023  
 Statement No. 122266  
 Account No. EP70MD.09

**Eastpark 70 Metropolitan District**

Financial Matters

Fees

			Hours	
04/03/2023	DG	Download and save monthly statement from First Bank.	0.10	16.00
04/04/2023	DG	Print and file invoices for current month's accounts payable.	0.10	16.00
	SB	Review, download and save the March CSAFE statement.	0.10	16.00
04/06/2023	DG	Receive confirmation of account signer update. Update account signer master list and accounts payable notes.	0.20	32.00
	DG	Compile, code, and input invoices for April payments. Transmit invoices to District Manager for review and approval.	0.70	112.00
	SB	Review and approve the April AP claims invoices and coding.	0.20	32.00
04/10/2023	SB	Review correspondence from CSAFE regarding the contributions notice. Download and save the contribution notices.	0.10	16.00
04/11/2023	DG	Print checks. Prepare accounts payable list. Transmit information to accountant.	0.30	48.00
04/12/2023	DG	Update general ledger. Scan and assemble payables. Prepare cash disbursement packet for board meeting. Prepare transmittal letter to Board members requesting signatures. Distribute checks for signature.	0.40	64.00
	SB	Reconcile accounts and verify account balances. Review and approve April AP claims and authorize release of checks when signed and returned. Calculate funding requirements for AP. Telecon with CSAFE regarding account access for wire initiation. Initiate wire transfer for AP. Confirm receipt of wire transfer.	0.80	128.00
04/13/2023	DG	Research and respond to payment status request from Aurora Media Group.	0.10	16.00
04/18/2023	JHR	Prepare March bank reconciliation. Update property tax collection schedule.	0.80	128.00
04/19/2023	JHR	Prepare March 31, 2023 financial statements.	<u>2.10</u>	<u>336.00</u>
		For Current Services Rendered	6.00	960.00
		Total Current Work		960.00
		Previous Balance		\$1,840.00
		Balance Due		<u>\$2,800.00</u>

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Eastpark 70 Metropolitan District

Statement Date: 04/30/2023  
Statement No. 122266  
Account No. EP70MD.09

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1,872.00	0.00	928.00	0.00	0.00	0.00

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Statement Date: 04/30/2023  
Statement No. 122267  
Account No. EP70MD.10

**Eastpark 70 Metropolitan District**

Financial-Budget Matters

Previous Balance \$224.00

Balance Due \$224.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	224.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 04/30/2023  
 Statement No. 122268  
 Account No. EP70MD.11

Management-Budget Matters

Fees

				Hours		
04/27/2023	AP	Draft Resolution to Amend the 2022 Budget for Manager review.		<u>0.20</u>	<u>32.00</u>	
		For Current Services Rendered		0.20	32.00	
		Total Current Work			32.00	
		Previous Balance			\$144.00	
		Balance Due			<u>\$176.00</u>	
Aged Due Amounts						
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	32.00	0.00	144.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 04/30/2023  
 Statement No. 122269  
 Account No. EP70MD.12

Financial-Audit Matters

Fees

			Hours	
04/05/2023	JHR	Correspond with Auditor regarding status of 2021 audit.	0.10	16.00
04/06/2023	JHR	Review and sign legal representation request letter and forward to Attorney for response.	0.50	80.00
	JHR	Review 2022 draft audit report.	0.90	144.00
	SB	Review, research and respond to correspondence with Mr. Ruthven regarding the 2022 audit.	0.80	128.00
04/07/2023	SB	Review, verify and approve the 2021 audit draft. Correspondence with Mr. Ruthven and Mr. Bakarich regarding needed changes to the notes.	2.30	368.00
04/11/2023	JHR	Provide information requested by Auditor.	0.20	32.00
04/12/2023	JHR	Review revised 2021 draft audit report.	0.40	64.00
04/13/2023	JHR	Download, review and save 2021 legal representation letter.	0.10	16.00
04/14/2023	JHR	Provide information requested by Auditor.	0.60	96.00
04/17/2023	JHR	Review 2021 final audit report and file with State Auditor's Office.	0.20	32.00
04/26/2023	JHR	Prepare and organize documents for 2022 audit.	2.60	416.00
04/27/2023	SB	Review, research and respond to correspondence with Mr. Scott Wright regarding the 2022 audit.	0.30	48.00
	JHR	Provide information requested by Auditor.	0.10	16.00
		For Current Services Rendered	9.10	1,456.00
		Total Current Work		1,456.00
		Previous Balance		\$720.00
		Balance Due		<u>\$2,176.00</u>

Aged Due Amounts					
0-30	31-60	61-90	91-120	121-180	181+
1,808.00	0.00	368.00	0.00	0.00	0.00

# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Statement Date: 04/30/2023  
Statement No. 122270  
Account No. EP70MD.14

Eastpark 70 Metropolitan District

## Financial-Bond Matters

Previous Balance \$64.00

Balance Due \$64.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	64.00	0.00	0.00	0.00

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141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
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Statement Date: 04/30/2023  
Statement No. 122271  
Account No. EP70MD.24

Eastpark 70 Metropolitan District

Website Design/Maintenance

Previous Balance \$97.20

Balance Due \$97.20

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
21.60	0.00	75.60	0.00	0.00	0.00

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141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
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
Eastpark 70 Metropolitan District  
 141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898

Statement Date: 05/31/2023

Account No. EP70MD.00

Dist. Name EP70MD

Invoice for Services Rendered - 05/31/2023

G/L Code	Amount
1635	320.00
1612	272.00
1680	310.00
Dist. Mgr. Initials	

	Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-00	50.46	0.00	6.00	0.00	-23.19	\$33.27
EP70MD-01 Board Meetings	768.00	0.00	0.00	0.00	-768.00	\$0.00
EP70MD-02 Management Matters	368.00	64.00	0.00	0.00	-368.00	\$64.00
EP70MD-03 Records Management	464.00	128.00	0.00	0.00	-128.00	\$464.00
EP70MD-05 Insurance Matters	64.00	32.00	0.00	0.00	-64.00	\$32.00
EP70MD-07 Statutory Compliance Matters	80.00	0.00	0.00	0.00	-80.00	\$0.00
EP70MD-08 Election Matters	896.00	320.00 <sup>1635</sup>	0.00	0.00	-688.00	\$528.00
EP70MD-09 Financial Matters	2,800.00	240.00 <sup>1612</sup>	0.00	0.00	-1,840.00	\$1,200.00
EP70MD-10 Financial-Budget Matters	224.00	0.00	0.00	0.00	-224.00	\$0.00
EP70MD-11 Management-Budget Matters	176.00	0.00	0.00	0.00	-144.00	\$32.00
EP70MD-12 Financial-Audit Matters	2,176.00	0.00	0.00	0.00	-720.00	\$1,456.00
EP70MD-14 Financial-Bond Matters	64.00	32.00 <sup>1612</sup>	0.00	0.00	-64.00	\$32.00



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Statement Date: 05/31/2023  
 Statement No. 123657  
 Account No. EP70MD.00

## Eastpark 70 Metropolitan District

Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-24 Website Design/Maintenance					
97.20	80.00	0.00	0.00	-97.20	\$80.00
<u>8,227.66</u>	<u>896.00</u>	<u>6.00</u>	<u>0.00</u>	<u>-5,208.39</u>	<u>\$3,921.27</u>

902.00

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 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
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Statement Date: 05/31/2023  
 Statement No. 123645  
 Account No. EP70MD.00

Eastpark 70 Metropolitan District

Expenses

05/31/2023	Postage, May 2023.	1.80
05/31/2023	Duplicating, May 2023.	<u>4.20</u>
	Total Expenses	6.00

Total Current Work	6.00
Previous Balance	\$50.46

Payments

05/05/2023	Payment	-23.19
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Balance Due	<u>\$33.27</u>
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Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
6.00	27.27	0.00	0.00	0.00	0.00

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Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
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Statement Date: 05/31/2023  
Statement No. 123646  
Account No. EP70MD.01

Eastpark 70 Metropolitan District

Board Meetings

	Previous Balance		\$768.00
		<u>Payments</u>	
05/05/2023	Payment		-768.00
	Balance Due		<u>\$0.00</u>

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 303-987-0835 | Fax: 303-987-2032  
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Statement Date: 05/31/2023  
 Statement No. 123647  
 Account No. EP70MD.02

Eastpark 70 Metropolitan District

## Management Matters

### Fees

			Hours	
05/04/2023	SB	Review and respond to Mrs. Corado regarding the administration and filing of Oaths of Directors.	0.10	16.00
05/31/2023	CE	Open & distribute mail for month of May 2023.	<u>0.30</u>	<u>48.00</u>
		For Current Services Rendered	0.40	64.00
		Total Current Work		64.00
		Previous Balance		\$368.00

### Payments

05/05/2023		Payment		-368.00
		Balance Due		<u>\$64.00</u>

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Statement Date: 05/31/2023  
 Statement No. 123648  
 Account No. EP70MD.03

## Eastpark 70 Metropolitan District

### Records Management

#### Fees

			Hours	
05/17/2023	JM	Review archive files for Retention. Scan in Meeting Minutes.	0.70	112.00
05/25/2023	CLW	Maintain the District's records which are available for public inspection during regular business hours for the month of May 2023.	<u>0.10</u>	<u>16.00</u>
		For Current Services Rendered	0.80	128.00
		Total Current Work		128.00
		Previous Balance		\$464.00

#### Payments

05/05/2023	Payment			-128.00
	Balance Due			<u>\$464.00</u>

#### Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
128.00	336.00	0.00	0.00	0.00	0.00

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 303-987-0835 | Fax: 303-987-2032  
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Eastpark 70 Metropolitan District

Statement Date: 05/31/2023  
 Statement No. 123649  
 Account No. EP70MD.05

Insurance Matters

Fees

			Hours	
05/04/2023	AP	Correspondence with TCW Risk Management in regards to obtaining the Certificate of Liability Insurance.	0.10	16.00
05/05/2023	AP	Receive and record Certificate of Liability Insurance to electronic systems. Update system tracking sheet. For Current Services Rendered	0.10	16.00
		Total Current Work	0.20	32.00
		Previous Balance		32.00
				\$64.00

Payments

05/05/2023	Payment			-64.00
		Balance Due		<u>\$32.00</u>

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Statement Date: 05/31/2023  
Statement No. 123650  
Account No. EP70MD.07

Eastpark 70 Metropolitan District

## Statutory Compliance Matters

	Previous Balance		\$80.00
		<u>Payments</u>	
05/05/2023	Payment		-80.00
	Balance Due		<u>\$0.00</u>

# SDMS | Special District Management Services, Inc.

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Eastpark 70 Metropolitan District

Statement Date: 05/31/2023  
 Statement No. 123651  
 Account No. EP70MD.08

Election Matters

Fees

			Hours	
05/04/2023	PC	Finalize and transmit Oath of Office to Directors for execution.	0.30	48.00
05/09/2023	PC	Receive and record Oath for Director Crew. Research status of resolutions need to post Oath.	0.50	80.00
	LL	Send reminder to Director Ellen to sign the 2023 Election Resolution.	0.10	16.00
05/15/2023	PC	Receive and record the executed Oath of Office for Director Miles to electronic systems. Submit Oath of Office to Clerk and Recorder for Director.	0.30	48.00
05/16/2023	PC	Receive and record the executed Oath of Office for Director Love to electronic systems. Submit Oath of Office to Clerk and Recorder for Director.	0.30	48.00
05/30/2023	PC	Receive and record Oath for Director Crew, Love and Miles. Upload the Oaths for Directors to the DLG website. Transmitted the Oaths to the attorney for filing.	0.50	80.00
		For Current Services Rendered	2.00	320.00
		Total Current Work		320.00
		Previous Balance		\$896.00

Payments

05/05/2023	Payment			-688.00
	Balance Due			<u>\$528.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
320.00	208.00	0.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 05/31/2023  
 Statement No. 123652  
 Account No. EP70MD.09

Financial Matters

Fees

			Hours	
05/01/2023	DG	Download and save monthly statement from First Bank.	0.10	16.00
	SB	Review, download and save the April CSAFE statement.	0.10	16.00
05/02/2023	DG	Print and file invoices for current month's accounts payable.	0.10	16.00
05/04/2023	DG	Verify with accountant funds available for release of checks, distribute April checks and file back-up.	0.20	32.00
05/10/2023	JHR	Prepare April bank reconciliation. Update cash balances report and property tax collection schedule. Process journal entries.	0.90	144.00
	SB	Review correspondence from CSAFE. Download and save the 05/10/2023 tax distribution contributions.	0.10	16.00
		For Current Services Rendered	1.50	240.00
		Total Current Work		240.00
		Previous Balance		\$2,800.00

Payments

05/05/2023	Payment			-1,840.00
	Balance Due			<u>\$1,200.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
240.00	960.00	0.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 05/31/2023  
Statement No. 123653  
Account No. EP70MD.10

## Financial-Budget Matters

	Previous Balance		\$224.00
		<u>Payments</u>	
05/05/2023	Payment		-224.00
	Balance Due		<u>\$0.00</u>



**Special District Management Services, Inc.**

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
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Statement Date: 05/31/2023  
Statement No. 123654  
Account No. EP70MD.11

**Eastpark 70 Metropolitan District**

**Management-Budget Matters**

	Previous Balance					\$176.00
		<u>Payments</u>				
05/05/2023	Payment					-144.00
	Balance Due					<u>\$32.00</u>
		<u>Aged Due Amounts</u>				
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	0.00	32.00	0.00	0.00	0.00	0.00

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 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
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Statement Date: 05/31/2023  
 Statement No. 123655  
 Account No. EP70MD.12

Eastpark 70 Metropolitan District

Financial-Audit Matters

	Previous Balance						\$2,176.00	
		<u>Payments</u>						
05/05/2023	Payment						-720.00	
	Balance Due						<u>\$1,456.00</u>	
		Aged Due Amounts						
		<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>	
		0.00	1,456.00	0.00	0.00	0.00	0.00	



**Special District Management Services, Inc.**

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Statement Date: 05/31/2023  
Statement No. 123656  
Account No. EP70MD.14

**Eastpark 70 Metropolitan District**

Financial-Bond Matters

Fees

			Hours	
05/11/2023	SB	Review and respond to correspondence with Steven Breiland with UMB regarding the invoice for the June 1 Bond interest payment.	0.10	16.00
05/22/2023	SB	Review correspondence from CSAFE confirming the outgoing payment of the wire for the June 1 Bond interest payment. Review correspondence from UMB confirming the receipt of the wire transfer for the payment of the June 1 bond interest payment.	0.10	16.00
		For Current Services Rendered	<u>0.20</u>	<u>32.00</u>
		Total Current Work		32.00
		Previous Balance		\$64.00

Payments

05/05/2023		Payment		-64.00
		Balance Due		<u>\$32.00</u>

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 Lakewood, CO 80228-1898  
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Statement Date: 05/31/2023  
 Statement No. 123657  
 Account No. EP70MD.24

## Eastpark 70 Metropolitan District

### Website Design/Maintenance

#### Fees

		Hours	
05/05/2023	LL		
			Update Website. Create meeting page and post meeting documents for 2020-2023. Update contact page to include Directors and term of office reflecting May 2023 elections. Upload current information in financial and other sections. Confirm links.
		0.50	80.00
		0.50	80.00
			For Current Services Rendered
			Total Current Work
			80.00
			Previous Balance
			\$97.20

#### Payments

05/05/2023	Payment		-97.20
	Balance Due		<u>\$80.00</u>



Special District Management Services, Inc.

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Eastpark 70 Metropolitan District  
141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898

Statement Date: 06/30/2023  
Account No. EP70MD.00

Dist. Name EP70MD

Invoice for Services Rendered - 06/30/2023

G/L Code	Amount
1612	256.00
1680	51.40
Dist. Mgr. Initials	

	Previous Balance	Fees	Expenses	Advances	Payments	Balance
EP70MD-00	33.27	0.00	3.40	0.00	0.00	\$36.67
EP70MD-02 Management Matters	64.00	48.00	0.00	0.00	0.00	\$112.00
EP70MD-03 Records Management	464.00	0.00	0.00	0.00	0.00	\$464.00
EP70MD-05 Insurance Matters	32.00	0.00	0.00	0.00	0.00	\$32.00
EP70MD-08 Election Matters	528.00	0.00	0.00	0.00	0.00	\$528.00
EP70MD-09 Financial Matters	1,200.00	256.00	0.00	0.00	0.00	\$1,456.00
EP70MD-11 Management-Budget Matters	32.00	0.00	0.00	0.00	0.00	\$32.00
EP70MD-12 Financial-Audit Matters	1,456.00	0.00	0.00	0.00	0.00	\$1,456.00
EP70MD-14 Financial-Bond Matters	32.00	0.00	0.00	0.00	0.00	\$32.00
EP70MD-24 Website Design/Maintenance	80.00	0.00	0.00	0.00	0.00	\$80.00
	<u>3,921.27</u>	<u>304.00</u>	<u>3.40</u>	<u>0.00</u>	<u>0.00</u>	<u>\$4,228.67</u>

307.46

# SDMS | Special District Management Services, Inc.

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 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 06/30/2023  
 Statement No. 124859  
 Account No. EP70MD.00

### Expenses

06/30/2023	Duplicating, June 2023.	3.40
	Total Expenses	<u>3.40</u>
	Total Current Work	3.40
	Previous Balance	\$33.27
	Balance Due	<u>\$36.67</u>

### Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
9.40	0.00	27.27	0.00	0.00	0.00



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Statement Date: 06/30/2023  
 Statement No. 124860  
 Account No. EP70MD.02

Eastpark 70 Metropolitan District

Management Matters

Fees

				Hours		
06/30/2023	CE	Open & distribute mail for month of June 2023.		0.30	48.00	
		For Current Services Rendered		0.30	48.00	
		Total Current Work			48.00	
		Previous Balance			\$64.00	
		Balance Due			<u>\$112.00</u>	
Aged Due Amounts						
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	112.00	0.00	0.00	0.00	0.00	0.00



**Special District Management Services, Inc.**

141 Union Boulevard, Suite 150  
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303-987-0835 | Fax: 303-987-2032  
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Statement Date: 06/30/2023  
Statement No. 124861  
Account No. EP70MD.03

**Eastpark 70 Metropolitan District**

Records Management

Previous Balance \$464.00

Balance Due \$464.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
128.00	0.00	336.00	0.00	0.00	0.00

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Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
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Statement Date: 06/30/2023  
Statement No. 124862  
Account No. EP70MD.05

Eastpark 70 Metropolitan District

## Insurance Matters

Previous Balance \$32.00

Balance Due \$32.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
32.00	0.00	0.00	0.00	0.00	0.00

# SDMS | Special District Management Services, Inc.

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 www.sdmsi.com

Statement Date: 06/30/2023  
 Statement No. 124863  
 Account No. EP70MD.08

## Eastpark 70 Metropolitan District

### Election Matters

Previous Balance \$528.00

Balance Due \$528.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
320.00	0.00	208.00	0.00	0.00	0.00



Special District Management Services, Inc.

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303-987-0835 | Fax: 303-987-2032
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Eastpark 70 Metropolitan District

Statement Date: 06/30/2023
Statement No. 124864
Account No. EP70MD.09

Financial Matters

Fees

Table with columns for Date, Description, Hours, and Amount. Includes entries for 06/01/2023, 06/02/2023, 06/07/2023, 06/12/2023, and 06/28/2023, ending with a Balance Due of \$1,456.00.

Aged Due Amounts table with columns: 0-30, 31-60, 61-90, 91-120, 121-180, 181+. Values: 496.00, 0.00, 960.00, 0.00, 0.00, 0.00.

# SDMS | Special District Management Services, Inc.

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Statement Date: 06/30/2023  
 Statement No. 124865  
 Account No. EP70MD.11

Eastpark 70 Metropolitan District

Management-Budget Matters

Previous Balance \$32.00

Balance Due \$32.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	32.00	0.00	0.00	0.00

# SDMS | Special District Management Services, Inc.

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303-987-0835 | Fax: 303-987-2032  
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Statement Date: 06/30/2023  
Statement No. 124866  
Account No. EP70MD.12

Eastpark 70 Metropolitan District

## Financial-Audit Matters

Previous Balance \$1,456.00

Balance Due \$1,456.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	1,456.00	0.00	0.00	0.00

# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Statement Date: 06/30/2023  
Statement No. 124867  
Account No. EP70MD.14

Eastpark 70 Metropolitan District

## Financial-Bond Matters

Previous Balance \$32.00

Balance Due \$32.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
32.00	0.00	0.00	0.00	0.00	0.00



# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Statement Date: 06/30/2023  
Statement No. 124868  
Account No. EP70MD.24

## Eastpark 70 Metropolitan District

### Website Design/Maintenance

Previous Balance \$80.00

Balance Due \$80.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
80.00	0.00	0.00	0.00	0.00	0.00

Check No and Date	Payee	Invoice No	GL Account Title	GL Acct	Amount	Total
<b>1640</b>						
10/16/2023	Aurora Media Group	106426	Miscellaneous	1-685	106.75	106.75
<b>Total 1640:</b>						<b>106.75</b>
<b>1641</b>						
10/16/2023	Colorado Special Districts P&L	24PL-60450-1178	Prepaid Expenses	1-141	2,076.00	2,076.00
10/16/2023	Colorado Special Districts P&L	24WC-60450-0454	Prepaid Expenses	1-141	450.00	450.00
<b>Total 1641:</b>						<b>2,526.00</b>
<b>1642</b>						
10/16/2023	McGeady Becher P.C.	718C 06/2023	Legal	1-675	674.16	674.16
10/16/2023	McGeady Becher P.C.	718C 07/2023	Legal	1-675	928.46	928.46
10/16/2023	McGeady Becher P.C.	718C 08/2023	Legal	1-675	1,489.22	1,489.22
<b>Total 1642:</b>						<b>3,091.84</b>
<b>1643</b>						
10/16/2023	Scott C. Wright, CPA	09/2023	Audit	1-615	5,250.00	5,250.00
<b>Total 1643:</b>						<b>5,250.00</b>
<b>1644</b>						
10/16/2023	Special Dist Management Servic	07/2023	Management	1-680	560.22	560.22
10/16/2023	Special Dist Management Servic	07/2023	Accounting	1-612	736.00	736.00
10/16/2023	Special Dist Management Servic	08/2023	Accounting	1-612	368.00	368.00
10/16/2023	Special Dist Management Servic	08/2023	Management	1-680	751.66	751.66
10/16/2023	Special Dist Management Servic	09/2023	Accounting	1-612	1,200.00	1,200.00
10/16/2023	Special Dist Management Servic	09/2023	Management	1-680	329.63	329.63
<b>Total 1644:</b>						<b>3,945.51</b>
<b>1645</b>						
10/16/2023	T Charles Wilson Insurance	13322	Prepaid Expenses	1-141	595.00	595.00
<b>Total 1645:</b>						<b>595.00</b>
<b>Grand Totals:</b>						<b>15,515.10</b>

Eastpark 70 Metropolitan District  
October-23

	General	Debt	Capital	Totals
<b>Disbursements</b>	\$ 15,515.10	\$ -	\$ -	\$ 15,515.10
	\$ -			
<b>Total Disbursements from Checking Acct</b>	<b>\$ 15,515.10</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 15,515.10</b>



OCT 05 2023

# Invoice

2600 S. Parker Rd., Ste., 4-141 • Aurora, CO 80014 • 303-750-7555

<b>Ad # 106426</b>
<b>Date: 9/25/2023</b>
<b>Terms: Net 15</b>
<b>Rep: LC</b>

Bill to: Account ID: 31071

Paula Rhoades Special District Management Services Inc. 141 Union Blvd., Suite 150 Lakewood, CO 80228
--

Sold to: Account ID: 31071

Paula Rhoades Special District Management Services Inc. 141 Union Blvd., Suite 150 Lakewood, CO 80228
--

Charges from 9/7/23 to 9/28/23

PO: noc of budget eastpark 70

Date	Pub	Type	Description	Pg	Lvl	Price	Discount	Applied	Due
9/28/23	AS	Ad	Legals: EASTPARK70			\$105.75			\$105.75
9/28/23	AS	Clip Charge	Clip Charge			\$1.00			\$1.00

**EASTPARK70 METROPOLITAN DISTRICT  
NOTICE CONCERNING 2023 BUDGET AMENDMENT AND PROPOSED 2024 BUDGET**

NOTICE IS HEREBY GIVEN to all interested parties that the necessity has arisen to amend the Eastpark70 Metropolitan District 2023 Budget and that a proposed 2024 Budget has been submitted to the Board of Directors of the Eastpark70 Metropolitan District; and that copies of the proposed Amended 2023 Budget and 2024 Budget have been filed at the District's offices, 141 Union Boulevard, Suite 150, Lakewood, Colorado, where the same is open for public inspection; and that adoption of Resolutions Amending the 2023 Budget and Adopting the 2024 Budget will be considered at a public meeting of the Board of Directors of the District to be held on Friday, November 3, 2023 at 10:00 a.m. This District Board meeting will be held by Zoom Meeting and can be joined through the directions below:

<https://us02web.zoom.us/j/81324290119?pwd=bUkzeTg3dlRSTWJFVUpLbTR5R0xWdz09>  
 Phone: 1 (719) 359-4580  
 Meeting ID: 813 2429 0119  
 Password: 700784

EASTPARK70 METROPOLITAN DISTRICT  
By: /s/ Steve Beck Secretary  
 Publication: September 28, 2023  
 Sentinel

\$106.75			\$106.75
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Dist. Name EP70MCD

G/L Code	Amount
1685	106.75

Dist. Mgr. Initials [Signature]

Please return this portion with your payment  <b>Remit Payment to:</b> Aurora Media Group 2600 S. Parker Rd., Ste., 4-141 Aurora, CO 80014 Phone: 303-750-7555 Fax: 720-324-4965  Paula Rhoades Special District Management Services Inc. 141 Union Blvd., Suite 150 Lakewood, CO 80228	<b>Display Invoice</b>	
	Amount Due	<b>\$106.75</b>
	Amount Enclosed	_____
	Issue Date:	9/28/2023
	Invoice Date:	9/25/2023
	Ad #	106426
	Account #	31071

SEP 25 2023



Colorado Special Districts  
Property and Liability Pool

Property and Liability Coverage  
Invoice

**Named Member:**

Eastpark70 Metropolitan District  
c/o Special District Management Services, Inc.  
141 Union Blvd., Suite 150  
Lakewood, CO 80228

**Broker of Record:**

Highstreet TCW Risk Management  
384 Inverness Parkway  
Suite 170  
Englewood, CO 80112

Coverage No.	Entity ID	Effective Date	Expiration Date	Invoice Date
24PL-60450-1178	60450	1/1/2024	EOD 12/31/2024	9/5/2023

Coverage	Contribution
General Liability	\$ 546.00
Crime	\$ 135.00
Non-Owned Auto Liability	\$ 132.00
Hired Auto Physical Damage	\$ 65.00
No-Fault Water Intrusion & Sewer Backup	\$ 35.00
Public Officials Liability	\$1,163.00
Pollution	\$ 0.00
<b>Total Contribution</b>	<b>\$2,076</b>

Please note: where included above, Hired Auto Physical Damage, Non-Owned Auto Liability, and No-Fault Water Intrusion & Sewer Backup are mandatory coverages and may not be removed.

The following discounts are applied (Not applicable to minimum contribution)

- 10.35% Continuity Credit Discount
- 10% Direct Discount
- 8% Multi Program Discount for WC Program Participation

Dist. Name EP70MD

G/L Code	Amount
1141	2076.00
Dist. Mgr. Initials	<i>JS</i>

Payment Due Upon Receipt

Payment evidences "acceptance" of this coverage. The terms of the Intergovernmental Agreement (IGA) require timely payment to prevent automatic cancellation of coverage. Please return this invoice and reference the coverage number on your check to help us apply your payment correctly. Only prior notice to the board of directors of the Colorado Special Districts Property and Liability Pool and subsequent approval may extend cancellation provision.

Remit checks to: Colorado Special Districts Property and Liability Pool  
c/o McGriff Insurance Services, LLC  
PO Box 1539  
Portland, OR 97207-1539

We accept online payments at E-Bill Express  
Refer to Payment Instructions page for additional options  
billing@csdpool.org  
800-318-8870 ext. 3



## Workers' Compensation Coverage Invoice

**District:** Eastpark70 Metropolitan District  
141 Union Blvd, Suite 150  
Lakewood, CO 80228

**Broker:** TCW Risk Management  
384 Inverness Parkway  
Suite 170  
Englewood, CO 80112

Coverage No.		Entity ID		Effective Date		Expiration Date		Invoice Date	
24WC-60450-0454		60450		1/1/2024		EOD 12/31/2024		8/14/2023	
Class Code	Description	No. of Employees		No. of Volunteers	2024 Rate	2024 Estimated Employee Payroll	2024 Estimated Volunteer Payroll	Estimated Manual Contribution	
		FT	PT						
8811	Board Member Coverage	0	0	5	0.75		\$6,000.00	\$45.00	

Manual Contribution:	\$45.00	
Experience Modification:	1.00	×
Modified Contribution:	\$45.00	=
Minimum Contribution:	\$450.00	
Contribution Volume Credit:	\$0.00	-
Designated Provider Discount:	\$0.00	-
Cost Containment Credit:	1.00	×
Manual Adjustment:		×
Multi-Program Discount:	1.00	×

Dist. Name EP70MD

G/L Code	Amount
1141	450.00
Dist. Mgr. Initials	

Estimated Annual Contribution:	\$450.00	
Pro Rata Factor:	1.00	×
<b>Total Estimated Contribution:</b>	<b>\$450.00</b>	<b>=</b>

**Total Amount Due:** \$450.00

**Estimated payroll is subject to yearend audit.**

Payment evidences "acceptance" of this coverage. The terms of the Intergovernmental Agreement (IGA) require timely payment to prevent automatic cancellation of coverage. Please return this invoice and reference the coverage number on your check to help us apply your payment correctly. Only prior notice to the board of directors of the Colorado Special Districts Property and Liability Pool and subsequent approval may extend cancellation provision.

**Please remit to:** Colorado Special Districts Property and Liability Pool  
c/o McGriff Insurance Services, LLC  
PO Box 1539  
Portland, OR 97207-1539

We accept online payments at [E-Bill Express](#)  
Refer to Payment Instructions page for additional options  
[billing@csdpool.org](mailto:billing@csdpool.org)  
800-318-8870 ext. 3



**Colorado Special Districts  
Property and Liability Pool**

**Workers' Compensation and Employer's Liability Declarations Page**

**Coverage Number:** 24WC-60450-0454  
**Coverage Period:** 1/1/2024 — EOD 12/31/2024

**FEIN:** 43-2065994  
**Entity ID:** 60450

**Named Member:**  
 Eastpark70 Metropolitan District  
 141 Union Blvd, Suite 150  
 Lakewood, CO 80228


**Broker of Record:**  
 TCW Risk Management  
 384 Inverness Parkway  
 Suite 170  
 Englewood, CO 80112

**Coverage is provided for only those coverages and classifications indicated below.**

**State:** Colorado  
**Limits of Liability:** Coverage A Workers' Compensation Statutory  
 Coverage B Employer's Liability \$2,000,000  
**Annual Contribution:** \$450.00

Class	Description	2024 Estimated Employee Payroll	2024 Estimated Volunteer Payroll
8811	Board Member Coverage		\$6,000.00

This Declarations page is made and is mutually accepted by the Pool and Named Member subject to all terms that are made a part of the Workers' Compensation Coverage Document. This Declarations page represents only a brief summary of coverages. Please refer to the Coverage Document at [csdpool.org](http://csdpool.org) for actual coverages, terms, conditions, and exclusions. Named Member must be a member of the Special District Association of Colorado and must adopt the Pool's Intergovernmental Agreement.

Countersigned by:   
 Authorized Representative  
 Colorado Special Districts Property and Liability Pool


Date: 8/14/2023

JUL 24 2023

McGEADY BECHER P.C.  
 450 E. 17th Avenue, Ste 400  
 Denver, CO 80203  
 (303) 592-4380

Eastpark 70 Metropolitan District  
 SDMSI  
 141 Union Boulevard  
 Suite 150  
 Lakewood CO 80228

ATTN: Accounts Payable (1)

Name	EP70MD	
Account No.		
GL Code	Amount	
1675	674.16	
Dist. Mgr. Initials		

Page 1  
 06/30/2023  
 718C

**Payments received after 06/30/2023 are not included on this statement.**

McGEADY BECHER P.C.

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0003 RULES AND REGULATIONS					
1,359.38	250.44	2.50	4.00	0.00	
			FINANCE CHARGE 0.26		\$1,616.58
718-0004 BOARD MEETINGS					
547.03	28.50	0.29	0.00	0.00	
			FINANCE CHARGE 16.42		\$592.24
718-0005 BUDGETS					
107.11	0.00	0.00	0.00	0.00	\$107.11
718-0007 GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES					
49.87	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.01		\$49.88
718-0008 DISTRICT MAPS					
0.73	0.00	0.00	0.00	0.00	\$0.73
718-0013 ELECTIONS					
77.69	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 1.49		\$79.18
718-0014 DIRECTORS' OATHS AND BONDS					
225.65	24.00	0.24	0.00	0.00	\$249.89
718-0015 AUDITS					
3,876.85	24.00	0.24	0.00	0.00	
			FINANCE CHARGE 0.06		\$3,901.15



PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0019 CONFLICT OF INTEREST DISCLOSURES					
2.15	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.42		\$2.57
718-0202 WEBSITE MAINTENANCE					
227.27	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.08		\$227.35
718-0299 OFFICIAL RECORDS MAINTENANCE					
50.99	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.03		\$51.02
718-0901 BONDS 2005					
5.43	0.00	0.00	0.00	0.00	\$5.43
718-1299 ANNUAL REPORT SERVICE PLAN					
2.86	0.00	0.00	0.00	0.00	\$2.86
718-2601 DIRECTORS' QUALIFICATION					
242.87	318.00	3.18	0.00	0.00	\$564.05
<u>6,775.88</u>	<u>644.94</u>	<u>6.45</u>	<u>4.00</u>	<u>0.00</u>	
			FINANCE CHARGE 18.77		<u>\$7,450.04</u>

= 674.16

**McGEADY BECHER P.C.**  
**450 E. 17th Avenue, Ste 400**  
**Denver, CO 80203**  
**(303) 592-4380**

Eastpark 70 Metropolitan District  
SDMSI  
141 Union Boulevard  
Suite 150  
Lakewood CO 80228

Page 1  
06/30/2023  
Account No. 718-0003C  
Invoice No. 116107325

ATTN: Accounts Payable (1)

**RULES AND REGULATIONS**

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$1,359.38

		HOURS		AMOUNT
06/30/2023	Work on statutory compliance matters			250.44
	FOR CURRENT SERVICES RENDERED THIS MATTER:			250.44

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
District Maintenance	0.00	\$0.00	\$250.44

Administrative Fee	2.50
<b>TOTAL EXPENSES:</b>	<b>2.50</b>

06/30/2023	District Statutory Compliance-Costs Advanced	4.00
	<b>TOTAL ADVANCES:</b>	<b>4.00</b>

TOTAL CURRENT BALANCE: 256.94

FINANCE CHARGE: 0.26

**BALANCE DUE:** **\$1,616.58**

Eastpark 70 Metropolitan District

Page 2  
06/30/2023  
Account No. 718-0003C  
Invoice No. 116107325

RULES AND REGULATIONS

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
755.13	0.00	327.93	533.52	0.00	0.00

Eastpark 70 Metropolitan District

Page 3  
06/30/2023  
Account No. 718-0004C  
Invoice No. 116107325

BOARD MEETINGS

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$547.03

		HOURS	AMOUNT
06/19/2023	Attention to email correspondence regarding upcoming Board meetings	0.10	28.50
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	28.50

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Timothy P. O'Connor	0.10	\$285.00	\$28.50

Administrative Fee 0.29

TOTAL EXPENSES: 0.29

TOTAL CURRENT BALANCE: 28.79

FINANCE CHARGE: 16.42

BALANCE DUE: \$592.24

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
62.15	0.00	479.71	50.38	0.00	0.00

Eastpark 70 Metropolitan District

Page 4  
06/30/2023  
Account No. 718-0005C  
Invoice No. 116107325

BUDGETS

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$107.11

BALANCE DUE: \$107.11

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
48.48	0.00	52.01	6.62	0.00	0.00

Eastpark 70 Metropolitan District

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06/30/2023  
Account No. 718-0007C  
Invoice No. 116107325

GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$49.87

FINANCE CHARGE: 0.01

BALANCE DUE: \$49.88

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.01	0.00	24.24	25.63	0.00	0.00

Eastpark 70 Metropolitan District

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06/30/2023  
Account No. 718-0008C  
Invoice No. 116107325

DISTRICT MAPS

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$0.73

BALANCE DUE: \$0.73

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	0.36	0.37	0.00	0.00

Eastpark 70 Metropolitan District

Page 7  
06/30/2023  
Account No. 718-0013C  
Invoice No. 116107325

ELECTIONS

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$77.69

FINANCE CHARGE: 1.49

BALANCE DUE: \$79.18

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
3.03	0.00	74.21	1.94	0.00	0.00



DIRECTORS' OATHS AND BONDS

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$225.65

		HOURS	AMOUNT
06/21/2023	Email correspondence regarding Division of Local Government acceptance of Oath documents	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION		<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
<u>TIMEKEEPER</u>				
Jennifer A. Pino		0.10	\$240.00	\$24.00

Administrative Fee	0.24
TOTAL EXPENSES:	0.24

TOTAL CURRENT BALANCE: 24.24

BALANCE DUE: \$249.89

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
195.94	0.00	50.97	2.98	0.00	0.00

AUDITS

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$3,876.85

		HOURS	AMOUNT
06/27/2023	Email correspondence with Accountant regarding status of draft Audit	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

Administrative Fee	<u>0.24</u>
TOTAL EXPENSES:	0.24
TOTAL CURRENT BALANCE:	24.24
FINANCE CHARGE:	0.06
BALANCE DUE:	<u>\$3,901.15</u>

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
121.26	0.00	3,660.24	119.65	0.00	0.00

CONFLICT OF INTEREST DISCLOSURES

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$2.15

FINANCE CHARGE: 0.42

BALANCE DUE: \$2.57

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.86	0.00	0.82	0.89	0.00	0.00

Eastpark 70 Metropolitan District

Page 11  
06/30/2023  
Account No. 718-0202C  
Invoice No. 116107325

WEBSITE MAINTENANCE

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$227.27

FINANCE CHARGE: 0.08

BALANCE DUE: \$227.35

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
68.26	0.00	0.00	159.09	0.00	0.00

Eastpark 70 Metropolitan District

Page 12  
06/30/2023  
Account No. 718-0299C  
Invoice No. 116107325

OFFICIAL RECORDS MAINTENANCE

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$50.99

FINANCE CHARGE: 0.03

BALANCE DUE: \$51.02

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.03	0.00	0.18	50.81	0.00	0.00

Eastpark 70 Metropolitan District

Page 13  
06/30/2023  
718-0901C  
116107325

Account No.  
Invoice No.

BONDS 2005

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$5.43

BALANCE DUE: \$5.43

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	2.67	2.76	0.00	0.00

Eastpark 70 Metropolitan District

Page 14  
06/30/2023  
Account No. 718-1299C  
Invoice No. 116107325

ANNUAL REPORT SERVICE PLAN

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$2.86

BALANCE DUE: \$2.86

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	1.41	1.45	0.00	0.00

DIRECTORS' QUALIFICATION

*Payments received after 06/30/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$242.87

		HOURS	AMOUNT
06/06/2023	Conference with Ms. Cortese regarding review of Amendments	0.10	24.00
	Email correspondence to directors regarding Amendments; Compile and route same for execution	0.30	72.00
	Review amendments to Purchase and Sale Agreements; Conference with Ms. Pino regarding same	0.30	150.00
06/20/2023	Email correspondence regarding execution of Amendments; Process same to District records and update Director Qualification spreadsheet regarding same	0.30	72.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	1.00	318.00

RECAPITULATION

TIMEKEEPER	HOURS	HOURLY RATE	TOTAL:
Jennifer A. Pino	0.70	\$240.00	\$168.00
Elisabeth A. Cortese	0.30	500.00	150.00

Administrative Fee 3.18  
 TOTAL EXPENSES: 3.18

TOTAL CURRENT BALANCE: 321.18

BALANCE DUE: \$564.05

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
563.58	0.00	0.00	0.47	0.00	0.00

TOTAL BALANCE DUE: \$7,450.04




McGEADY BECHER P.C.  
 450 E. 17th Avenue, Ste 400  
 Denver, CO 80203  
 (303) 592-4380

Eastpark 70 Metropolitan District  
 SDMSI  
 141 Union Boulevard  
 Suite 150  
 Lakewood CO 80228

ATTN: Accounts Payable (1)

Dist. Name EP7001D

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G/L Code	Amount	Account No.
1675	928.46	
Dist. Mgr. Initials		

**Payments received after 07/31/2023 are not included on this statement.**

McGEADY BECHER P.C.

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0003 RULES AND REGULATIONS 1,616.58	77.00	0.77	0.50	0.00	
			FINANCE CHARGE 8.48		\$1,703.33
718-0004 BOARD MEETINGS 592.24	24.00	0.24	0.00	0.00	
			FINANCE CHARGE 18.18		\$634.66
718-0005 BUDGETS 107.11	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.15		\$107.26
718-0007 GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES 49.88	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.42		\$50.30
718-0008 DISTRICT MAPS 0.73	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.01		\$0.74
718-0013 ELECTIONS 79.18	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 1.64		\$80.82
718-0014 DIRECTORS' OATHS AND BONDS 249.89	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.10		\$249.99

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0015 AUDITS 3,901.15	174.00	1.74	0.00	0.00	
			FINANCE CHARGE 5.44		\$4,082.33
718-0019 CONFLICT OF INTEREST DISCLOSURES 2.57	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.45		\$3.02
718-0202 WEBSITE MAINTENANCE 227.35	144.00	1.44	0.00	0.00	
			FINANCE CHARGE 2.43		\$375.22
718-0299 OFFICIAL RECORDS MAINTENANCE 51.02	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.78		\$51.80
718-0901 BONDS 2005 5.43	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.04		\$5.47
718-1299 ANNUAL REPORT SERVICE PLAN 2.86	462.00	4.62	0.00	0.00	
			FINANCE CHARGE 0.02		\$469.50
718-2601 DIRECTORS' QUALIFICATION 564.05	0.00	0.00	0.00	0.00	
			FINANCE CHARGE 0.01		\$564.06
<u>7,450.04</u>	<u>881.00</u>	<u>8.81</u>	<u>0.50</u>	<u>0.00</u>	
			FINANCE CHARGE 38.15		<u>\$8,378.50</u>

= 928.46

**McGEADY BECHER P.C.**  
**450 E. 17th Avenue, Ste 400**  
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Eastpark 70 Metropolitan District  
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Invoice No. 116107528

ATTN: Accounts Payable (1)

**RULES AND REGULATIONS**

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$1,616.58

		HOURS		AMOUNT
07/31/2023	Work on statutory compliance matters			77.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:			<u>77.00</u>

	RECAPITULATION					
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>			
District Maintenance	0.00	\$0.00	<u>\$77.00</u>			

Administrative Fee	0.77
TOTAL EXPENSES:	<u>0.77</u>

07/31/2023	District Statutory Compliance-Costs Advanced	0.50
	TOTAL ADVANCES:	<u>0.50</u>

TOTAL CURRENT BALANCE: 78.27

FINANCE CHARGE: 8.48

BALANCE DUE: \$1,703.33

Eastpark 70 Metropolitan District

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RULES AND REGULATIONS

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
86.75	257.20	497.93	327.93	533.52	0.00

Eastpark 70 Metropolitan District

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BOARD MEETINGS

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$592.24

		HOURS	AMOUNT
07/31/2023	Review and update Compliance Spreadsheet	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION				
<u>TIMEKEEPER</u>		<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino		0.10	\$240.00	\$24.00

Administrative Fee 0.24

TOTAL EXPENSES: 0.24

TOTAL CURRENT BALANCE: 24.24

FINANCE CHARGE: 18.18

BALANCE DUE: \$634.66

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
42.42	45.21	16.94	479.71	50.38	0.00

Eastpark 70 Metropolitan District

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BUDGETS

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$107.11

FINANCE CHARGE: 0.15

BALANCE DUE: \$107.26

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.15	0.00	48.48	52.01	6.62	0.00

Eastpark 70 Metropolitan District

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GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$49.88

FINANCE CHARGE: 0.42

BALANCE DUE: \$50.30

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.42	0.01	0.00	24.24	25.63	0.00

Eastpark 70 Metropolitan District

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DISTRICT MAPS

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$0.73

FINANCE CHARGE: 0.01

BALANCE DUE: \$0.74

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.01	0.00	0.00	0.36	0.37	0.00



Eastpark 70 Metropolitan District

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ELECTIONS

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER:	\$79.18
FINANCE CHARGE:	1.64
BALANCE DUE:	<u>\$80.82</u>

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1.64	1.49	1.54	74.21	1.94	0.00

Eastpark 70 Metropolitan District

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DIRECTORS' OATHS AND BONDS

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$249.89

FINANCE CHARGE: 0.10

BALANCE DUE: \$249.99

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.10	24.24	171.70	50.97	2.98	0.00

AUDITS

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$3,901.15

		HOURS	AMOUNT
07/25/2023	Email correspondence to Accountant regarding status of draft Audit	0.10	24.00
07/31/2023	Attention to status of filing of 2022 Audit; Telephone conference with Ms. Pino regarding same	<u>0.30</u>	<u>150.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.40	174.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00
Elisabeth A. Cortese	0.30	500.00	150.00

Administrative Fee 1.74

TOTAL EXPENSES: 1.74

TOTAL CURRENT BALANCE: 175.74

FINANCE CHARGE: 5.44

BALANCE DUE: \$4,082.33

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
181.18	24.30	96.96	3,660.24	119.65	0.00

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CONFLICT OF INTEREST DISCLOSURES

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$2.57

FINANCE CHARGE: 0.45

BALANCE DUE: \$3.02

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.45	0.42	0.44	0.82	0.89	0.00

WEBSITE MAINTENANCE

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$227.35

		HOURS	AMOUNT
07/25/2023	Review District Website; Email correspondence to District Manager's office regarding necessary updates to same	0.60	144.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.60	144.00

RECAPITULATION			
TIMEKEEPER	HOURS	HOURLY RATE	TOTAL:
Jennifer A. Pino	0.60	\$240.00	\$144.00

Administrative Fee 1.44  
 TOTAL EXPENSES: 1.44

TOTAL CURRENT BALANCE: 145.44

FINANCE CHARGE: 2.43

BALANCE DUE: \$375.22

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
147.87	0.08	68.18	0.00	159.09	0.00

Eastpark 70 Metropolitan District

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OFFICIAL RECORDS MAINTENANCE

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$51.02

FINANCE CHARGE: 0.78

BALANCE DUE: \$51.80

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.78	0.03	0.00	0.18	50.81	0.00

Eastpark 70 Metropolitan District

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BONDS 2005

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$5.43

FINANCE CHARGE: 0.04

BALANCE DUE: \$5.47

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.04	0.00	0.00	2.67	2.76	0.00

ANNUAL REPORT SERVICE PLAN

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$2.86

		HOURS	AMOUNT
07/17/2023	Email correspondence with District Manager's office regarding status of draft Annual Report	0.10	24.00
	Attention to status of Annual Report	0.10	50.00
07/31/2023	Email correspondence regarding status of Annual Report; Review and revise draft Report to comply with statutory requirements; Route for attorney review	0.80	192.00
	Telephone conference with Ms. Cortese regarding draft Annual Report; Email correspondence to District Manager's office regarding finalization and filing of same	0.30	72.00
	Email correspondence regarding 2022 Annual Report filing; Process same to District records	0.10	24.00
	Review draft Annual Report; Conference with Ms. Pino regarding same; Draft correspondence regarding same	0.20	100.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	1.60	462.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	1.30	\$240.00	\$312.00
Elisabeth A. Cortese	0.30	500.00	150.00

Administrative Fee 4.62

TOTAL EXPENSES: 4.62

TOTAL CURRENT BALANCE: 466.62

FINANCE CHARGE: 0.02

BALANCE DUE: \$469.50

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
466.64	0.00	0.00	1.41	1.45	0.00



Eastpark 70 Metropolitan District

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DIRECTORS' QUALIFICATION

*Payments received after 07/31/2023 are not included on this statement.*

PREVIOUS BALANCE THIS MATTER: \$564.05

FINANCE CHARGE: 0.01

BALANCE DUE: \$564.06

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.01	321.18	242.40	0.00	0.47	0.00

TOTAL BALANCE DUE: \$8,378.50

SEP 19 2023

McGEADY BECHER P.C.  
 450 E. 17th Avenue, Ste 400  
 Denver, CO 80203  
 (303) 592-4380

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 718C


Eastpark 70 Metropolitan District  
 SDMSI  
 141 Union Boulevard  
 Suite 150  
 Lakewood CO 80228

Account No.

Dist. Name EP70MD

ATTN: Accounts Payable (1)

McGEADY BECHER P.C.

G/L Code	Amount
1675	1489.22
Dist. Mgr. Initials	

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0003 RULES AND REGULATIONS					
1,703.33	248.75	2.49	0.50	-1,359.38	\$595.69
718-0004 BOARD MEETINGS					
634.66	820.50	8.20	0.00	-547.03	
			FINANCE CHARGE 16.94		\$933.27
718-0005 BUDGETS					
107.26	0.00	0.00	0.00	-107.11	\$0.15
718-0007 GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES					
50.30	50.00	0.50	0.00	-49.87	\$50.93
718-0008 DISTRICT MAPS					
0.74	0.00	0.00	0.00	-0.73	\$0.01
718-0013 ELECTIONS					
80.82	0.00	0.00	0.00	-77.69	
			FINANCE CHARGE 1.54		\$4.67
718-0014 DIRECTORS' OATHS AND BONDS					
249.99	120.00	1.20	0.00	-225.65	\$145.54
718-0015 AUDITS					
4,082.33	24.00	0.24	0.00	-3,876.85	\$229.72
718-0019 CONFLICT OF INTEREST DISCLOSURES					
3.02	0.00	0.00	0.00	-2.15	
			FINANCE CHARGE 0.44		\$1.31

PREVIOUS BALANCE	FEES	EXPENSES	ADVANCES	PAYMENTS	BALANCE
718-0202 WEBSITE MAINTENANCE 375.22	0.00	0.00	0.00	-227.27	\$147.95
718-0299 OFFICIAL RECORDS MAINTENANCE 51.80	24.00	0.24	0.00	-50.99	\$25.05
718-0901 BONDS 2005 5.47	0.00	0.00	0.00	-5.43	\$0.04
718-1299 ANNUAL REPORT SERVICE PLAN 469.50	24.00	0.24	0.00	-2.86	\$490.88
718-2601 DIRECTORS' QUALIFICATION 564.06	144.00	1.44	0.00	-242.87	\$466.63
<u>8,378.50</u>	<u>1,455.25</u>	<u>14.55</u>	<u>0.50</u>	<u>-6,775.88</u>	
			FINANCE CHARGE	<u>18.92</u>	<u>\$3,091.84</u>

= 1489.22

**McGEADY BECHER P.C.**  
**450 E. 17th Avenue, Ste 400**  
**Denver, CO 80203**  
**(303) 592-4380**

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Eastpark 70 Metropolitan District  
SDMSI  
141 Union Boulevard  
Suite 150  
Lakewood CO 80228

08/31/2023  
Account No. 718-0003C  
Invoice No. 116107981

ATTN: Accounts Payable (1)

**RULES AND REGULATIONS**

PREVIOUS BALANCE THIS MATTER: \$1,703.33

		HOURS	AMOUNT
08/31/2023	Work on statutory compliance matters		<u>248.75</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:		248.75

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
District Maintenance	0.00	\$0.00	\$248.75

Administrative Fee	2.49
TOTAL EXPENSES:	<u>2.49</u>

08/31/2023	District Statutory Compliance-Costs Advanced	0.50
	TOTAL ADVANCES:	0.50
	TOTAL CURRENT BALANCE:	251.74

08/07/2023	Payment received-Thank you.	-1,359.38
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BALANCE DUE: \$595.69

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
251.74	86.75	257.20	0.00	0.00	0.00

BOARD MEETINGS

PREVIOUS BALANCE THIS MATTER: \$634.66

		HOURS	AMOUNT
08/09/2023	Attention to compliance tracking	0.10	50.00
08/10/2023	Correspondence regarding noise complaint	0.10	50.00
08/11/2023	Attention to action items and compliance matters	0.40	200.00
	Attention to acknowledgement of amendments to ARTA Establishment Agreement; Follow-up regarding same	0.20	100.00
08/12/2023	Review correspondence from Ms. Elletson regarding noise complaint; Draft correspondence regarding same	0.10	50.00
08/14/2023	Email correspondence regarding mediation matter	0.10	24.00
	Attention to noise complaint matters	0.10	50.00
08/15/2023	Draft correspondence to Mr. Love regarding noise complaint matters	0.10	50.00
	Attention to action items	0.40	200.00
08/16/2023	Prepare Compliance Tracking Chart regarding Annual Town Hall meeting required pursuant to SB23-110	0.10	24.00
08/31/2023	Attention to meeting agenda	_____	22.50
	FOR CURRENT SERVICES RENDERED THIS MATTER:	1.70	820.50

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.20	\$240.00	\$48.00
Elisabeth A. Cortese	1.50	500.00	750.00
District Maintenance	0.00	0.00	22.50

Administrative Fee 8.20

TOTAL EXPENSES: 8.20

TOTAL CURRENT BALANCE: 828.70

08/07/2023 Payment received-Thank you. -547.03

FINANCE CHARGE: 16.94

Eastpark 70 Metropolitan District

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BOARD MEETINGS

BALANCE DUE: \$933.27

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
845.64	42.42	45.21	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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BUDGETS

PREVIOUS BALANCE THIS MATTER: \$107.26

08/07/2023 Payment received-Thank you. -107.11

BALANCE DUE: \$0.15

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.15	0.00	0.00	0.00	0.00

GENERAL INFORMATION STMTS/TRANSPARENCY NOTICES

PREVIOUS BALANCE THIS MATTER: \$50.30

		HOURS	AMOUNT
08/12/2023	Review and comment on Notice of Task Force (HB23-1105)	0.10	50.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	50.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Elisabeth A. Cortese	0.10	\$500.00	\$50.00

Administrative Fee	0.50
TOTAL EXPENSES:	0.50
TOTAL CURRENT BALANCE:	50.50

08/07/2023	Payment received-Thank you.	-49.87
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BALANCE DUE: \$50.93

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
50.50	0.42	0.01	0.00	0.00	0.00



Eastpark 70 Metropolitan District

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Invoice No. 116107981

DISTRICT MAPS

PREVIOUS BALANCE THIS MATTER: \$0.74

08/07/2023 Payment received-Thank you. -0.73

BALANCE DUE: \$0.01

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.01	0.00	0.00	0.00	0.00

Eastpark 70 Metropolitan District

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08/31/2023  
Account No. 718-0013C  
Invoice No. 116107981

ELECTIONS

PREVIOUS BALANCE THIS MATTER: \$80.82

08/07/2023 Payment received-Thank you. -77.69

FINANCE CHARGE: 1.54

BALANCE DUE: \$4.67

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
1.54	1.64	1.49	0.00	0.00	0.00

DIRECTORS' OATHS AND BONDS

PREVIOUS BALANCE THIS MATTER: \$249.99

	HOURS	AMOUNT
08/15/2023		
Email correspondence regarding resignation of Director Crew; Update Director Term Tracking Chart and coordinate update to District Book	0.30	72.00
Email correspondence regarding candidate to fill vacant seat	0.20	48.00
FOR CURRENT SERVICES RENDERED THIS MATTER:	<u>0.50</u>	<u>120.00</u>

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.50	\$240.00	\$120.00

Administrative Fee	1.20
TOTAL EXPENSES:	<u>1.20</u>
TOTAL CURRENT BALANCE:	121.20

08/07/2023 Payment received-Thank you. -225.65

BALANCE DUE: \$145.54

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
121.20	0.10	24.24	0.00	0.00	0.00

Eastpark 70 Metropolitan District

Page 9  
08/31/2023  
Account No. 718-0015C  
Invoice No. 116107981

AUDITS

PREVIOUS BALANCE THIS MATTER: \$4,082.33

		HOURS	AMOUNT
08/31/2023	Email correspondence regarding status of draft Audit	<u>0.10</u>	<u>24.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION

<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

Administrative Fee	<u>0.24</u>
TOTAL EXPENSES:	0.24
TOTAL CURRENT BALANCE:	24.24

08/07/2023 Payment received-Thank you. -3,876.85

BALANCE DUE: \$229.72

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
24.24	181.18	24.30	0.00	0.00	0.00

CONFLICT OF INTEREST DISCLOSURES

PREVIOUS BALANCE THIS MATTER: \$3.02

08/07/2023 Payment received-Thank you. -2.15

FINANCE CHARGE: 0.44

BALANCE DUE: \$1.31

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.44	0.45	0.42	0.00	0.00	0.00

Eastpark 70 Metropolitan District

Page 11  
08/31/2023  
Account No. 718-0202C  
Invoice No. 116107981

WEBSITE MAINTENANCE

PREVIOUS BALANCE THIS MATTER: \$375.22

08/07/2023 Payment received-Thank you. -227.27

BALANCE DUE: \$147.95

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	147.87	0.08	0.00	0.00	0.00

Eastpark 70 Metropolitan District

Page 12  
08/31/2023  
Account No. 718-0299C  
Invoice No. 116107981

OFFICIAL RECORDS MAINTENANCE

PREVIOUS BALANCE THIS MATTER: \$51.80

		HOURS	AMOUNT
08/17/2023	Email correspondence with City of Aurora regarding current developer contact for project	<u>0.10</u>	<u>24.00</u>
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

Administrative Fee	<u>0.24</u>
TOTAL EXPENSES:	0.24
TOTAL CURRENT BALANCE:	24.24

08/07/2023	Payment received-Thank you.	-50.99
BALANCE DUE:		<u>\$25.05</u>

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
24.24	0.78	0.03	0.00	0.00	0.00

Eastpark 70 Metropolitan District

Page 13  
08/31/2023  
Account No. 718-0901C  
Invoice No. 116107981

BONDS 2005

PREVIOUS BALANCE THIS MATTER: \$5.47

08/07/2023 Payment received-Thank you. -5.43

BALANCE DUE: \$0.04

PAST DUE AMOUNTS:

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.04	0.00	0.00	0.00	0.00



ANNUAL REPORT SERVICE PLAN

PREVIOUS BALANCE THIS MATTER: \$469.50

		HOURS	AMOUNT
08/01/2023	Email correspondence regarding 2022 Annual Report filing requirements; Coordinate transmittal to additional party	0.10	24.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.10	24.00

RECAPITULATION			
TIMEKEEPER	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.10	\$240.00	\$24.00

Administrative Fee	0.24
TOTAL EXPENSES:	0.24
TOTAL CURRENT BALANCE:	24.24

08/07/2023 Payment received-Thank you. -2.86

BALANCE DUE: \$490.88

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
24.24	466.64	0.00	0.00	0.00	0.00

DIRECTORS' QUALIFICATION

PREVIOUS BALANCE THIS MATTER: \$564.06

		HOURS	AMOUNT
08/15/2023	Prepare Termination of PSA; Email correspondence regarding execution of same; Update spreadsheet	0.60	144.00
	FOR CURRENT SERVICES RENDERED THIS MATTER:	0.60	144.00

RECAPITULATION			
<u>TIMEKEEPER</u>	<u>HOURS</u>	<u>HOURLY RATE</u>	<u>TOTAL:</u>
Jennifer A. Pino	0.60	\$240.00	\$144.00

Administrative Fee	1.44
TOTAL EXPENSES:	1.44
TOTAL CURRENT BALANCE:	145.44

08/07/2023 Payment received-Thank you. -242.87

BALANCE DUE: \$466.63

PAST DUE AMOUNTS:					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
145.44	0.01	321.18	0.00	0.00	0.00

TOTAL BALANCE DUE: \$3,091.84



August 31, 2023

Dear Client,

Our firm has listened to your questions and concerns regarding our invoices. Effective August 31, 2023, we will no longer use a payment cutoff date. Previously, our invoices did not include payments received after the last day of the billing month. Going forward, the invoice will include all payments received at the time of final billing.

If you have any question, please do not hesitate to contact me.

Sincerely,

McGeady Becher, P.C.

A handwritten signature in black ink that reads "Tanya Sanchez". The signature is written in a cursive, flowing style.

Tanya Sanchez  
Billing Coordinator

SEP 14 2023

**SCOTT C. WRIGHT**  
**CERTIFIED PUBLIC ACCOUNTANT**

9591 Mint Lane  
Salida, CO 81201  
scottwright.cpa@icloud.com

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September 10, 2023

Eastpark Metropolitan District  
141 Union Blvd., Suite 150  
Lakewood, CO 80228-1898

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INVOICE FOR SERVICES


Final billing for professional services  
rendered in connection with the audit of  
Eastpark 70 Metropolitan District for the  
year ended December 31, 2022.

\$ 5,250.00

Total Billing

\$ 5,250.00

Dist. Name EP70MD

G/L Code	Amount
1615	5250.00
Dist. Mgr. Initials	



Special District Management Services, Inc.

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Lakewood, CO 80228-1898
303-987-0835 | Fax: 303-987-2032
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Eastpark 70 Metropolitan District
141 Union Boulevard, Suite 150
Lakewood, CO 80228-1898

Statement Date: 07/31/2023
Account No. EP70MD.00

Dist. Name EP70MD

Invoice for Services Rendered - 07/31/2023

Table with 2 columns: G/L Code, Amount. Includes handwritten entries 1680 (560.22) and 1612 (736.00). Includes Dist. Mgr. Initials with signature.

Main invoice table with columns: Previous Balance, Fees, Expenses, Advances, Payments, Balance. Rows include various service categories like EP70MD-00, EP70MD-02, etc., with handwritten annotations.

1296.22



**Special District Management Services, Inc.**

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**Eastpark 70 Metropolitan District**

Statement Date: 07/31/2023  
Statement No. 126095  
Account No. EP70MD.00

Expenses

07/31/2023	Postage, July 2023.	3.24
07/31/2023	Duplicating, July 2023.	<u>6.18</u>
	Total Expenses	<u>9.42</u>
	Total Current Work	9.42
	Previous Balance	\$36.67
	Balance Due	<u>\$46.09</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
9.42	3.40	6.00	27.27	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 07/31/2023  
Statement No. 126096  
Account No. EP70MD.02

Management Matters

Fees

				Hours			
07/28/2023	SS	Update District Manager and contact information with the Division of Local Government.		<u>0.10</u>	<u>16.00</u>		
		For Current Services Rendered		0.10	16.00		
		Total Current Work			16.00		
		Previous Balance			\$112.00		
		Balance Due			<u>\$128.00</u>		
Aged Due Amounts							
		<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
		16.00	48.00	64.00	0.00	0.00	0.00



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Statement Date: 07/31/2023  
Statement No. 126097  
Account No. EP70MD.03

Eastpark 70 Metropolitan District

Records Management

Fees

			Hours	
07/17/2023	PC	Draft 2022 annual report and transmittal letter. Transmit to manager for review.	1.00	160.00
07/25/2023	PC	Research information requested by attorney for website.	0.40	64.00
07/26/2023	PC	Transmit files to update website.	0.10	16.00
07/31/2023	PC	Finalize 2022 Annual Report with 2022 Audit. Submit to Clerk and Recorder, DLG E-Portal System and the State Auditors Local Government Portal. Transmit for website posting.	<u>1.10</u>	<u>176.00</u>
		For Current Services Rendered	2.60	416.00
		Total Current Work		416.00
		Previous Balance		\$464.00
		Balance Due		<u>\$880.00</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
416.00	0.00	128.00	336.00	0.00	0.00



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Eastpark 70 Metropolitan District

Statement Date: 07/31/2023  
Statement No. 126098  
Account No. EP70MD.05

## Insurance Matters

Previous Balance \$32.00

Balance Due \$32.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	32.00	0.00	0.00	0.00



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Statement Date: 07/31/2023  
Statement No. 126099  
Account No. EP70MD.08

**Eastpark 70 Metropolitan District**

Election Matters

Previous Balance \$528.00

Balance Due \$528.00

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	320.00	208.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 07/31/2023  
 Statement No. 126100  
 Account No. EP70MD.09

Financial Matters

Fees

			Hours	
07/03/2023	DG	Download and save monthly statement from First Bank.	0.10	16.00
07/05/2023	DG	Print and file invoices for current month's accounts payable.	0.10	16.00
	SB	Review correspondence from CSAFE. Review, download and save the June 30, 2023 CSAFE statement.	0.10	16.00
07/10/2023	DG	Compile, code, and input invoices for July payments. Transmit invoices to District Manager for review and approval.	0.60	96.00
	SB	Review, download and save the CSAFE Transaction Confirmation Notice. Reconcile accounts and verify account balances. Review and approve the July AP Claims. Calculate funding requirements for AP Initiate wire transfer for AP Verify receipt of funds transfer.	0.60	96.00
07/17/2023	DG	Print checks. Prepare accounts payable list. Transmit information to accountant. Update general ledger. Scan and assemble payables. Prepare cash disbursement packet. Prepare transmittal letter to Board members requesting signatures. Distribute checks for signature. Transmit copy of claims to Director Crew.	0.80	128.00
07/20/2023	JHR	Prepare June bank reconciliation. Update property tax collection schedule and Csafe interest allocation schedule. Update developer advance schedule and process journal entries. Prepare June 30, 2023 financial statements.	1.50	240.00
07/31/2023	DG	Verify with accountant funds available for release of checks, distribute July checks and file back-up.	<u>0.20</u>	<u>32.00</u>
		For Current Services Rendered	4.00	640.00
		Total Current Work		640.00
		Previous Balance		\$1,456.00
		Balance Due		<u>\$2,096.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
640.00	256.00	240.00	960.00	0.00	0.00



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Statement Date: 07/31/2023  
Statement No. 126101  
Account No. EP70MD.11

Eastpark 70 Metropolitan District

Management-Budget Matters

Previous Balance \$32.00

Balance Due \$32.00

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	0.00	32.00	0.00	0.00



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**Eastpark 70 Metropolitan District**

Statement Date: 07/31/2023  
Statement No. 126102  
Account No. EP70MD.12

Financial-Audit Matters

Fees

			Hours			
07/17/2023	SB	Review and respond to correspondence with Mr. Wright regarding the bank confirmations.	0.20	32.00		
07/25/2023	JHR	Correspond with Attorney regarding status on 2022 audit.	0.10	16.00		
07/31/2023	SB	Review and respond to correspondence with Scott Wright and Mr. Ruthven regarding the 2022 audit.	<u>0.30</u>	<u>48.00</u>		
		For Current Services Rendered	0.60	96.00		
		Total Current Work		96.00		
		Previous Balance		\$1,456.00		
		<b>Balance Due</b>		<b><u>\$1,552.00</u></b>		
Aged Due Amounts						
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	96.00	0.00	0.00	1,456.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 07/31/2023  
Statement No. 126103  
Account No. EP70MD.14

## Financial-Bond Matters

Previous Balance \$32.00

Balance Due \$32.00

### Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
0.00	0.00	32.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 07/31/2023  
 Statement No. 126104  
 Account No. EP70MD.24

Website Design/Maintenance

Fees

		Hours				
07/28/2023	DG	Post Metropolitan District Homeowners' Rights Task Force Notice to the District website. Prepare affidavit of posting for notary signature. Update Board of Directors page and District Manager contact to reflect new manager. Post 2021 Audit, 2021 Annual Report, 2018 and 2019 approved meeting minutes. Post Special District Public Disclosure Document. Confer with Ms. Corado re: same.	0.90	97.20		
07/31/2023	JM	Notarize Homeowner Rights Task Force affidavit for website posting.	0.10	10.80		
	DG	Post 2022 Annual Report to District website.	0.10	10.80		
		For Current Services Rendered	1.10	118.80		
		Total Current Work		118.80		
		Previous Balance		\$80.00		
		Balance Due		<u>\$198.80</u>		
Aged Due Amounts						
	0-30	31-60	61-90	91-120	121-180	181+
	118.80	0.00	80.00	0.00	0.00	0.00



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Eastpark 70 Metropolitan District
141 Union Boulevard, Suite 150
Lakewood, CO 80228-1898

Statement Date: 08/31/2023
Account No. EP70MD.00

Dist. Name EP70MD

Invoice for Services Rendered - 08/31/2023

Table with 2 columns: G/L Code and Amount. Includes handwritten entries 1612, 1680, 368.00, 751.66 and a signature in the Dist. Mgr. Initials row.

Main table with 7 columns: Previous Balance, Fees, Expenses, Advances, Payments, Balance. Lists various service categories like EP70MD-00, EP70MD-02, etc., with handwritten annotations like 1680, 1612.

1119.66



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Eastpark 70 Metropolitan District

Statement Date: 08/31/2023  
 Statement No. 127187  
 Account No. EP70MD.00

Expenses

08/31/2023	Postage, August 2023.	1.26
08/31/2023	Duplicating, August 2023.	3.60
	Total Expenses	4.86
	Total Current Work	4.86
	Previous Balance	\$46.09

Payments

08/16/2023	Payment	-36.67
	Balance Due	<u>\$14.28</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
4.86	9.42	0.00	0.00	0.00	0.00

# SDMS | Special District Management Services, Inc.

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Eastpark 70 Metropolitan District

Statement Date: 08/31/2023  
 Statement No. 127188  
 Account No. EP70MD.02

## Management Matters

### Fees

			Hours	
08/03/2023	SS	Update and transmit Contacts and Role Assignments form for CSD Pool Insurance.	0.20	32.00
08/10/2023	SB	Telecon with and correspondence with Sara Elletson with Find Solutions regarding a complaint lodged with the City of Aurora regarding noise at the District parking lot. Multiple correspondence with Ms. Elletson and the Board regarding the complaint.	0.50	80.00
08/11/2023	SB	Review and respond to correspondence with Directors Bertoch and Carter regarding the noise complaint. Review and respond to multiple correspondence from Sara Elletson regarding the complaint. Research Adams County property records to determine the property responsible for the complaint. Correspondence with the Board to inform them of the complainant and the property location.	1.00	160.00
08/14/2023	SS	Register for 36th Annual Membership Meeting of the Colorado Special Districts Property and Liability Pool.	0.10	16.00
	SB	Review and respond to correspondence with Director Love and the Board regarding the remediation request and resident complaint about trucking noise. Review and respond to correspondence with Director Crew regarding her resignation from the Board.	0.80	128.00
08/15/2023	SB	Review resignation letter from Director Crews. Forward resignation letter to Ms. Jenny Pino and Mrs. Corado for review, the inclusion of the notice in the next Board Packet and the posting of the notice for a vacancy. Correspondence with the Board regarding the intent as to the filling of the vacant position. Review and respond to correspondence with Attorney Cortese regarding the mediation request by the resident due to noise complaints about trucks making noise.	0.80	128.00
08/18/2023	SS	Receive and save 2024 Worker's Compensation coverage documents.	0.10	16.00
08/22/2023	SS	Receive and scan Notice from Office of State Auditor regarding 2022 Audit. Research file and email State Auditors Office regarding status of 2022 Audit.	0.30	48.00
08/23/2023	SS	Receive email from Office of State Auditor regarding 2022 Audits. Send response to District Manager.	0.20	32.00

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Eastpark 70 Metropolitan District

Statement Date: 08/31/2023  
 Statement No. 127188  
 Account No. EP70MD.02

			Hours			
08/24/2023	SS	Fill out Official Designation of Proxy Form for Annual Membership Meeting.	0.10	16.00		
08/25/2023	SS	Fill out Official Designation of Proxy Form for Annual Membership Meeting.	0.10	16.00		
08/28/2023	SS	Receive, scan and save 2023 Preliminary Assessed Valuation. Transmit to District Manager.	0.20	32.00		
		For Current Services Rendered	4.40	704.00		
		Total Current Work		704.00		
		Previous Balance		\$128.00		
<u>Payments</u>						
08/16/2023		Payment		-112.00		
		Balance Due		<u>\$720.00</u>		
Aged Due Amounts						
	<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
	704.00	16.00	0.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District

Statement Date: 08/31/2023  
 Statement No. 127189  
 Account No. EP70MD.03

Records Management

Fees

			Hours	
08/01/2023	PC	Receive and record confirmation from the Clerk and Recorder for 2022 annual recorder.	<u>0.10</u>	<u>16.00</u>
		For Current Services Rendered	0.10	16.00
		Total Current Work		16.00
		Previous Balance		\$880.00

Payments

08/16/2023	Payment			-464.00
	Balance Due			<u>\$432.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
16.00	416.00	0.00	0.00	0.00	0.00

# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 08/31/2023  
Statement No. 127190  
Account No. EP70MD.05

## Insurance Matters

	Previous Balance		\$32.00
		<u>Payments</u>	
08/16/2023	Payment		-32.00
	Balance Due		<u>\$0.00</u>

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 www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 08/31/2023  
 Statement No. 127191  
 Account No. EP70MD.07

Statutory Compliance Matters

Fees

			Hours	
08/04/2023	SS	Receive and save acceptance of 2022 Annual Report from Division of Local Government.	<u>0.10</u>	<u>16.00</u>
		For Current Services Rendered	0.10	16.00
		Total Current Work		16.00
		Balance Due		<u>\$16.00</u>



Special District Management Services, Inc.

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Lakewood, CO 80228-1898  
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www.sdmsi.com

Statement Date: 08/31/2023  
Statement No. 127192  
Account No. EP70MD.08

Eastpark 70 Metropolitan District

Election Matters

	Previous Balance		\$528.00
		<u>Payments</u>	
08/16/2023	Payment		-528.00
	Balance Due		<u>\$0.00</u>

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 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 08/31/2023  
 Statement No. 127193  
 Account No. EP70MD.09

Financial Matters

Fees

			Hours	
08/01/2023	DG	Download and save monthly statement from First Bank.	0.10	16.00
	SB	Review correspondence from CSAFE. Review, download and save the July 31, 2023 CSAFE statement.	0.10	16.00
08/02/2023	DG	Print and file invoices for current month's accounts payable.	0.10	16.00
08/10/2023	SB	Review correspondence from CSAFE regarding a receipt confirmation. Review and save the confirmation receipt notice.	0.10	16.00
08/11/2023	JHR	Prepare July bank reconciliation. Update Csafe interest allocation schedule and process journal entries.	1.20	192.00
08/18/2023	SB	Update Caselle database for system updates and user access. Correspondence with Ms. Garcia and Mr. Hartleben.	0.10	16.00
		For Current Services Rendered	1.70	272.00
		Total Current Work		272.00
		Previous Balance		\$2,096.00

Payments

08/16/2023	Payment			-1,456.00
	Balance Due			<u>\$912.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
272.00	640.00	0.00	0.00	0.00	0.00



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Statement Date: 08/31/2023  
Statement No. 127194  
Account No. EP70MD.11

## Eastpark 70 Metropolitan District

### Management-Budget Matters

	Previous Balance		\$32.00
		<u>Payments</u>	
08/16/2023	Payment		-32.00
	Balance Due		<u>\$0.00</u>

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 www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 08/31/2023  
 Statement No. 127195  
 Account No. EP70MD.12

Financial-Audit Matters

Fees

		Hours	
08/01/2023	SB		
			Review correspondence from Scott Wright and FirstBank regarding the Bank Confirmation Request. Prepare revised Bank Confirmation Request and send to Director Crews for signature. Review and save the signed Bank Confirmation Request from Director Crews. File revised Bank Confirmation Request with FirstBank. Review and save receipt confirmation and correspondence from Brittany Dawson with FirstBank.
		0.60	96.00
		0.60	96.00
			For Current Services Rendered
			Total Current Work
			96.00
			Previous Balance
			\$1,552.00

Payments

08/16/2023	Payment		-1,456.00
	Balance Due		<u>\$192.00</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
96.00	96.00	0.00	0.00	0.00	0.00

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www.sdmsi.com

Statement Date: 08/31/2023  
Statement No. 127196  
Account No. EP70MD.14

Eastpark 70 Metropolitan District

## Financial-Bond Matters

	Previous Balance		\$32.00
		<u>Payments</u>	
08/16/2023	Payment		-32.00
	Balance Due		<u>\$0.00</u>

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Eastpark 70 Metropolitan District

Statement Date: 08/31/2023  
 Statement No. 127197  
 Account No. EP70MD.24

Website Design/Maintenance

Fees

			Hours	
08/10/2023	DG	Scan and save notarized Metropolitan District Homeowners' Rights Task Force Notice affidavit to E drive.	<u>0.10</u>	<u>10.80</u>
		For Current Services Rendered	0.10	10.80
		Total Current Work		10.80
		Previous Balance		\$198.80

Payments

08/16/2023	Payment			-80.00
	Balance Due			<u>\$129.60</u>

Aged Due Amounts

<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
10.80	118.80	0.00	0.00	0.00	0.00

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Eastpark 70 Metropolitan District  
 141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898

Statement Date: 09/30/2023  
 Account No. EP70MD.00

Dist. Name ep70md

Invoice for Services Rendered - 09/30/2023

G/L Code	Amount
1612	1200.00
1680	329.63
Dist. Mgr. Initials	

Previous Balance	Fees	Expenses	Advances	Payments	Balance	
EP70MD-00	14.28	0.00	41.63 <sup>1680</sup>	0.00	0.00	\$55.91
EP70MD-02 Management Matters	720.00	192.00 <sup>1680</sup>	0.00	0.00	0.00	\$912.00
EP70MD-03 Records Management	432.00	96.00 <sup>1680</sup>	0.00	0.00	0.00	\$528.00
EP70MD-07 Statutory Compliance Matters	16.00	0.00	0.00	0.00	0.00	\$16.00
EP70MD-09 Financial Matters	912.00	192.00 <sup>1612</sup>	0.00	0.00	0.00	\$1,104.00
EP70MD-12 Financial-Audit Matters	192.00	1,008.00 <sup>1612</sup>	0.00	0.00	0.00	\$1,200.00
EP70MD-24 Website Design/Maintenance	129.60	0.00	0.00	0.00	0.00	\$129.60
<u>2,415.88</u>	<u>1,488.00</u>	<u>41.63</u>	<u>0.00</u>	<u>0.00</u>	<u>\$3,945.51</u>	

1529.63

# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 09/30/2023  
 Statement No. 128494  
 Account No. EP70MD.00

Expenses

09/30/2023	Duplicating, September 2023.	23.23
09/30/2023	Deluxe blank check order, September 2023.	<u>18.40</u>
	Total Expenses	41.63
	Total Current Work	41.63
	Previous Balance	\$14.28
	Balance Due	<u>\$55.91</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
46.49	0.00	9.42	0.00	0.00	0.00



Special District Management Services, Inc.

141 Union Boulevard, Suite 150
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303-987-0835 | Fax: 303-987-2032
www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 09/30/2023
Statement No. 128495
Account No. EP70MD.02

Management Matters

Fees

Table with columns for Date, Code, Description, Hours, and Amount. Rows include entries for 09/13/2023, 09/14/2023, 09/22/2023, 09/26/2023, and 09/29/2023, ending with a total current work of 192.00 and a balance due of \$912.00.

Aged Due Amounts

Summary table for Aged Due Amounts with columns: 0-30, 31-60, 61-90, 91-120, 121-180, 181+. Values: 896.00, 0.00, 16.00, 0.00, 0.00, 0.00.

# SDMS | Special District Management Services, Inc.

141 Union Boulevard, Suite 150  
 Lakewood, CO 80228-1898  
 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

Statement Date: 09/30/2023  
 Statement No. 128496  
 Account No. EP70MD.03

Eastpark 70 Metropolitan District

## Records Management

### Fees

			Hours	
09/01/2023	AL	Update Document Tracking Spreadsheet.	0.10	16.00
09/12/2023	PC	Records Management-Other	0.30	48.00
	DH	Scan meeting minutes and resolutions.	0.10	16.00
09/13/2023	DH	File meeting minutes and resolutions.	<u>0.10</u>	<u>16.00</u>
		For Current Services Rendered	0.60	96.00
		Total Current Work		96.00
		Previous Balance		\$432.00
		Balance Due		<u>\$528.00</u>

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
112.00	0.00	416.00	0.00	0.00	0.00



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**Eastpark 70 Metropolitan District**

Statement Date: 09/30/2023  
Statement No. 128497  
Account No. EP70MD.07

## Statutory Compliance Matters

Previous Balance \$16.00

Balance Due \$16.00

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
16.00	0.00	0.00	0.00	0.00	0.00

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 303-987-0835 | Fax: 303-987-2032  
 www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 09/30/2023  
 Statement No. 128498  
 Account No. EP70MD.09

Financial Matters

Fees

			Hours	
09/01/2023	DG	Download and save monthly statement from First Bank.	0.10	16.00
	SB	Review correspondence from CSAFE. Review, download and save the August CSAFE statement.	0.10	16.00
09/08/2023	JHR	Prepare August bank reconciliation. Update cash balance report and process journal entries.	0.60	96.00
09/12/2023	SB	Review correspondence from CSAFE regarding the contribution notice. Download and save the notice.	0.10	16.00
09/22/2023	DG	Correspondence with Mr. Hartleben re: Colorado Special District Pool renewal payments and tracking to meet deadline.	0.10	16.00
09/27/2023	DG	Review bank accounts in Caselle for necessary maintenance.	0.20	32.00
		For Current Services Rendered	1.20	192.00
		Total Current Work		192.00
		Previous Balance		\$912.00
		Balance Due		<u>\$1,104.00</u>

Aged Due Amounts					
0-30	31-60	61-90	91-120	121-180	181+
464.00	0.00	640.00	0.00	0.00	0.00



Special District Management Services, Inc.

141 Union Boulevard, Suite 150
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303-987-0835 | Fax: 303-987-2032
www.sdmsi.com

Eastpark 70 Metropolitan District

Statement Date: 09/30/2023
Statement No. 128499
Account No. EP70MD.12

Financial-Audit Matters

Fees

Table with columns for Date, Initials, Description, Hours, and Amount. Rows include entries for 09/05/2023, 09/06/2023, 09/11/2023, 09/12/2023, 09/13/2023, and 09/14/2023, ending with a Total Current Work of 1,008.00 and a Balance Due of \$1,200.00.

Aged Due Amounts

Summary table for Aged Due Amounts with columns: 0-30, 31-60, 61-90, 91-120, 121-180, 181+. Values: 1,104.00, 0.00, 96.00, 0.00, 0.00, 0.00.

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Lakewood, CO 80228-1898  
303-987-0835 | Fax: 303-987-2032  
www.sdmsi.com

Statement Date: 09/30/2023  
Statement No. 128500  
Account No. EP70MD.24

## Eastpark 70 Metropolitan District

### Website Design/Maintenance

Previous Balance \$129.60

Balance Due \$129.60

Aged Due Amounts					
<u>0-30</u>	<u>31-60</u>	<u>61-90</u>	<u>91-120</u>	<u>121-180</u>	<u>181+</u>
10.80	0.00	118.80	0.00	0.00	0.00

**TCW Risk Management**  
**384 Inverness Parkway Suite 170**  
**Englewood, CO 80112**  
**(303) 368-5757**

tcwinfo@tcwrm.com

**SEP 25 2023**

<b>Invoice # 13322</b>		Page 1 of 1
Account Number	Date	
EASTMET-01	9/18/2023	
BALANCE DUE ON		
1/1/2024		
AMOUNT PAID	Amount Due	
	\$595.00	

**Eastpark70 Metropolitan District**  
**c/o Special District Management Services, Inc.**  
**141 Union Blvd. #150**  
**Lakewood, CO 80228**

Commercial Package	PolicyNumber:	Effective: 1/1/2024 to 1/1/2025
--------------------	---------------	---------------------------------

Item #	Eff Date	Due Date	Type	Description	Amount
81909	1/1/2024	1/1/2024	FEEA	2024 Agency Fee	\$595.00

**Total Invoice Balance: \$595.00**

Dist. Name EP70MD

G/L Code	Amount
1141	595.00
Dist. Mgr. Initials	<i>JAS</i>

**EASTPARK 70 METROPOLITAN DISTRICT**  
**Schedule of Cash Position**  
**September 30, 2023**

	Rate	Operating	Debt Service	Total
<b>Checking:</b>				
Cash in Bank-First Bank		\$ 4,121.43	\$ (420.00)	\$ 3,701.43
<b>Investments:</b>				
Cash in Bank-CSAFE	5.44%	41,769.31	537,080.39	578,849.70
Cash in Bank-CSAFE Restricted	5.44%	-	46,246.62	46,246.62
<b>TOTAL FUNDS:</b>		\$ 45,890.74	\$ 582,907.01	\$ 628,797.75

**2023 Mill Levy Information**

General Fund	1.500
Debt Service Fund	22.500
Aurora Regional Transportation	1.000
Total	25.000

**Board of Directors**

- \* Tim Bertoch
- \* Nathan James Miles
- \* Carter Love

\*authorized signer on checking account

**EASTPARK 70 METROPOLITAN DISTRICT**

**FINANCIAL STATEMENTS**

**September 30, 2023**

**EASTPARK 70 METROPOLITAN DISTRICT**  
**COMBINED BALANCE SHEET - ALL FUND TYPES AND ACCOUNT GROUPS**  
September 30, 2023

	<u>GENERAL</u>	<u>DEBT SERVICE</u>	<u>LONG-TERM DEBT</u>	<u>TOTAL MEMO ONLY</u>
<b>Assets</b>				
Cash in Bank-First Bank	\$ 4,121	\$ (420)	\$ -	\$ 3,701
Cash in Bank-CSAFE	41,769	537,080	-	578,850
Cash in Bank-CSAFE Restricted	-	46,247	-	46,247
Total Current Assets	<u>45,891</u>	<u>582,907</u>	<u>-</u>	<u>628,798</u>
<b>Other Debits</b>				
Amount in Debt Service Fund	-	-	537,080	537,080
Amount to be Provided for Debt	-	-	18,027,929	18,027,929
Total Other Debits	<u>-</u>	<u>-</u>	<u>18,565,009</u>	<u>18,565,009</u>
<b>Total Assets</b>	<u>\$ 45,891</u>	<u>\$ 582,907</u>	<u>\$ 18,565,009</u>	<u>\$ 19,193,807</u>
<b>Liabilities</b>				
G.O. Bonds 2005 Payable	\$ -	\$ -	\$ 7,555,000	\$ 7,555,000
G.O. Bonds 2005 Accrued Int.	-	-	10,170,477	10,170,477
Developer Advance Payable	-	-	373,723	373,723
Developer Adv-Interest Payable	-	-	388,929	388,929
Developer Adv-Capital	-	-	34,975	34,975
Dev Adv-Cap Int Payable	-	-	41,905	41,905
Total Liabilities	<u>-</u>	<u>33,414</u>	<u>18,565,009</u>	<u>18,598,423</u>
<b>Fund Balance</b>				
Fund Balance	18,748	23,058	-	41,806
Current Year Earnings	27,143	526,435	-	553,578
Total Fund Balances	<u>45,891</u>	<u>549,493</u>	<u>-</u>	<u>595,384</u>
<b>Total Liabilities, Deferred Inflows of Resources and Fund Balance</b>	<u>\$ 45,891</u>	<u>\$ 582,907</u>	<u>\$ 18,565,009</u>	<u>\$ 19,193,807</u>



**EASTPARK 70 METROPOLITAN DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the 9 Months Ending**  
**September 30, 2023**  
**General Fund**

Account Description	Period Actual	YTD Actual	Budget	Favorable (Unfavorable) Variance	% of Budget
<b>Revenues</b>					
Property Tax Revenue	\$ 546	\$ 54,315	\$ 53,065	\$ 1,250	102.4%
Interest Income	450	862	100	762	861.7%
<b>Total Revenues</b>	<u>996</u>	<u>55,177</u>	<u>53,165</u>	<u>2,012</u>	<u>103.8%</u>
<b>Expenditures</b>					
Accounting	2,944	5,792	8,600	2,808	67.3%
Audit	5,000	5,000	6,000	1,000	83.3%
Election	528	1,303	1,500	197	86.9%
Insurance/SDA Dues	-	3,550	3,700	150	95.9%
Legal	6,776	9,116	6,000	(3,116)	151.9%
Management	757	2,429	8,600	6,171	28.2%
Miscellaneous	10	30	500	470	6.0%
Treasurer's Fees	8	814	796	(18)	102.3%
Emergency Reserve	-	-	1,595	1,595	0.0%
<b>Total Expenditures</b>	<u>16,023</u>	<u>28,034</u>	<u>37,291</u>	<u>9,257</u>	<u>75.2%</u>
Excess (Deficiency) of Revenues Over Expenditures	(15,026)	27,143	15,874	11,269	
<b>Transfers and Other Sources (Uses)</b>					
Transfer to Debt Service Fund	-	-	(15,000)	15,000	
<b>Total Transfers and Other Sources (Uses)</b>	<u>-</u>	<u>-</u>	<u>(15,000)</u>	<u>15,000</u>	
Change in Fund Balance	(15,026)	27,143	874	26,269	
Beginning Fund Balance	60,917	18,748	3,470	15,278	
<b>Ending Fund Balance</b>	<u>\$ 45,891</u>	<u>\$ 45,891</u>	<u>\$ 4,344</u>	<u>\$ 41,547</u>	

**EASTPARK 70 METROPOLITAN DISTRICT**  
**Statement of Revenues, Expenditures and Changes in Fund Balance - Budget and Actual**  
**For the 9 Months Ending**  
**September 30, 2023**  
**Debt Service Fund**

Account Description	Period Actual	YTD Actual	Budget	Favorable (Unfavorable) Variance	% of Budget
<b>Revenues</b>					
Property Tax Revenue	\$ 8,188	\$ 814,725	\$ 795,982	\$ 18,743	102.4%
Property Tax Revenue-ARTA	364	36,210	35,377	833	102.4%
Specific Ownership Tax	15,663	40,409	30,000	10,409	134.7%
Interest Income	7,888	16,462	600	15,862	2743.7%
<b>Total Revenues</b>	<u>32,103</u>	<u>907,805</u>	<u>861,959</u>	<u>45,846</u>	<u>105.3%</u>
<b>Expenditures</b>					
Bond Interest	-	335,200	690,000	354,800	48.6%
Bond Principal	-	-	300,000	300,000	0.0%
Paying Agent Fees	-	-	150	150	0.0%
Treasurer's Fees	128	12,756	11,940	(816)	106.8%
ARTA Expense	33,414	33,414	34,846	1,432	95.9%
<b>Total Expenditures</b>	<u>33,542</u>	<u>381,370</u>	<u>1,036,937</u>	<u>655,566</u>	<u>36.8%</u>
Excess (Deficiency) of Revenues Over Expenditures	(1,439)	526,435	(174,978)	701,412	
<b>Transfers and Other Sources (Uses)</b>					
Transfer from General Fund	-	-	15,000	(15,000)	
<b>Total Transfers and Other Sources (Uses)</b>	<u>-</u>	<u>-</u>	<u>15,000</u>	<u>(15,000)</u>	
Change in Fund Balance	(1,439)	526,435	(159,978)	686,412	
Beginning Fund Balance	550,933	23,058	10,583	12,475	
<b>Ending Fund Balance</b>	<u>\$ 549,493</u>	<u>\$ 549,493</u>	<u>\$ (149,395)</u>	<u>\$ 698,887</u>	

**SCOTT C. WRIGHT**  
**CERTIFIED PUBLIC ACCOUNTANT**

P.O. Box 1354  
Eagle, Colorado 81631  
(970) 471-9091  
scottwright.cpa@icloud.com

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January 20, 2023

Board of Directors  
Eastpark 70 Metropolitan District  
c/o Jim Ruthven, Special District Management Services  
141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898

I am pleased to confirm my understanding of the services I am to provide Eastpark 70 Metropolitan District for the year ended December 31, 2022.

**Audit Scope and Objectives**

I will audit the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information, and the disclosures, which collectively comprise the basic financial statements of Eastpark 70 Metropolitan District as of and for the ended December 31, 2022. Accounting principles generally accepted in the United States of America (GAAP) provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement Eastpark 70 Metropolitan District's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of my engagement, I will apply certain limited procedures to Eastpark 70 Metropolitan District's RSI in accordance with auditing standards generally accepted in the United States of America (GAAS). These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to my inquiries, the basic financial statements, and other knowledge I obtained during my audit of the basic financial statements. I will not express an opinion or provide any assurance on the information because the limited procedures do not provide me with sufficient appropriate evidence to express an opinion or provide any assurance. The following RSI is required by GAAP and will be subjected to certain limited procedures, but will not be audited:

- 1) Management's Discussion and Analysis
- 2) Budgetary Comparison Schedules

I have also been engaged to report on supplementary information other than RSI that accompanies Eastpark 70 Metropolitan District's financial statements. I will subject such supplementary information to the auditing procedures applied in my audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the

Board of Directors  
Eastpark 70 Metropolitan District  
January 20, 2023

underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with GAAS, and I will provide an opinion on it in relation to the financial statements as a whole in a report combined with my auditor's report on the financial statements:

The objectives of my audit are to obtain reasonable assurance as to whether the financial statements as a whole are free from material misstatement, whether due to fraud or error; issue an auditor's report that includes my opinion about whether your financial statements are fairly presented, in all material respects, in conformity with GAAP; and report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the financial statements as a whole. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. Misstatements, including omissions, can arise from fraud or error and are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment of a reasonable user made based on the financial statements.

#### **Auditor's Responsibilities for the Audit of the Financial Statements**

I will conduct my audit in accordance with GAAS and will include tests of your accounting records and other procedures I consider necessary to enable me to express such opinions. As part of an audit in accordance with GAAS, I exercise professional judgment and maintain professional skepticism throughout the audit.

I will evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management. I will also evaluate the overall presentation of the financial statements, including the disclosures, and determine whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation. I will plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because I will not perform a detailed examination of all transactions, there is an unavoidable risk that some material misstatements may not be detected by me, even though the audit is properly planned and performed in accordance with GAAS. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements. However, I will inform the appropriate level of management of any material errors, fraudulent financial reporting, or misappropriation of assets that comes to my attention. I will also inform the appropriate level of management of any violations of laws or governmental regulations that come to my attention, unless clearly inconsequential responsibility as auditor is limited to the period covered by my audit and does not extend to any later periods for which I am not engaged as auditor. I will also conclude, based on the audit evidence obtained, whether there are conditions or events, considered

Board of Directors  
Eastpark 70 Metropolitan District  
January 20, 2023

in the aggregate, that raise substantial doubt about the government's ability to continue as a going concern for a reasonable period of time.

My procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, tests of the physical existence of inventories, and direct confirmation of receivables and certain assets and liabilities by correspondence with selected customers, creditors, and financial institutions. will also request written representations from your attorneys as part of the engagement.

### **Audit Procedures—Internal Control**

I will obtain an understanding of the government and its environment, including internal control relevant to the audit, sufficient to identify and assess the risks of material misstatement of the financial statements, whether due to error or fraud, and to design and perform audit procedures responsive to those risks and obtain evidence that is sufficient and appropriate to provide a basis for my opinions. 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, misrepresentation, or the override of internal control. An audit is not designed to provide assurance on internal control or to identify deficiencies in internal control. Accordingly, I will express no such opinion. However, during the audit, I will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards.

### **Audit Procedures—Compliance**

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, I will perform tests of Eastpark 70 Metropolitan District's compliance with the provisions of applicable laws, regulations, contracts, and agreements. However, the objective of my audit will not be to provide an opinion on overall compliance and I will not express such an opinion.

### **Other Services**

I will also prepare the financial statements of Eastpark 70 Metropolitan District in conformity with accounting principles generally accepted in the United States of America based on information provided by you.

I will perform the services in accordance with applicable professional standards. The other services are limited to the financial statement services previously defined. I, in my sole professional judgment, reserve the right to refuse to perform any procedure or take any action that could be construed as assuming management responsibilities.

You agree to assume all management responsibilities for the financial statement preparation services and any other nonattest services I provide; oversee the services by designating an individual, preferably from senior management, with suitable skill, knowledge, or experience; evaluate the adequacy and results of the services; and accept responsibility for them.

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

My audit will be conducted on the basis that you acknowledge and understand your responsibility for designing, implementing, and maintaining internal controls relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error, including monitoring ongoing activities; for the selection and application of accounting principles; and for the preparation and fair presentation of the financial statements in conformity with accounting principles generally accepted in the United States of America with the oversight of those charged with governance.

Management is responsible for making all financial records, and related information available to me and for the accuracy and completeness of that information (including information from outside of the general and subsidiary ledgers). You are also responsible for providing me with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, such as records, documentation, identification of all related parties and all related-party relationships and transactions, and other matters; (2) additional information that I may request for the purpose of the audit; and (3) unrestricted access to persons within the government from whom I determine it necessary to obtain audit evidence. At the conclusion of my audit, I will require certain written representations from you about the financial statements and related matters.

Your responsibilities include adjusting the financial statements to correct material misstatements and confirming to me in the management representation letter that the effects of any uncorrected misstatements aggregated by me during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements of each opinion unit taken as a whole.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing me about all known or suspected fraud affecting the government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing me of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws and regulations.

You are responsible for the preparation of the supplementary information in conformity with accounting principles generally accepted in the United States of America (GAAP). You agree to include my report on the supplementary information in any document that contains, and indicates that I have reported on, the supplementary information. You also agree to include the audited financial statements with any presentation of the supplementary information that includes my report thereon. Your responsibilities include acknowledging to me in the representation letter that (1) you are responsible for presentation of the supplementary information in accordance with GAAP; (2) you believe the supplementary information, including its form and content, is fairly presented in accordance with GAAP; (3) the methods of measurement or presentation have not changed from those used in the prior period (or, if they have changed, the reasons for such

Board of Directors  
Eastpark 70 Metropolitan District  
January 20, 2023

changes); and (4) you have disclosed to me any significant assumptions or interpretations underlying the measurement or presentation of the supplementary information.

### **Engagement Administration, Fees, and Other**

I will prepare any cash, accounts receivable, or other confirmations necessary and I will submit them to you for signature and mailing. I understand that your employees will locate any documents selected by me for testing.

The audit documentation for this engagement is the property of Scott C. Wright, CPA and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation will be made available upon request and in a timely manner.

My fee for these services will be \$5,250. My invoices for this fee will be rendered each month as work progresses and are payable on presentation. The above fee is based on anticipated cooperation from your personnel and the assumption that unexpected circumstances will not be encountered during the audit. If significant additional time is necessary, I will discuss it with you and arrive at a new fee estimate before I incur the additional costs.

### **Reporting**

I will issue a written report upon completion of my audit of Eastpark 70 Metropolitan District's financial statements. My report will be addressed to Board of Directors, Eastpark 70 Metropolitan District. Circumstances may arise in which my report may differ from its expected form and content based on the results of my audit. Depending on the nature of these circumstances, it may be necessary for me to modify my opinions, add a separate section, or add an emphasis-of-matter or other-matter paragraph to my auditor's report, or if necessary, withdraw from this engagement. If my opinions are other than unmodified, I will discuss the reasons with you in advance. If, for any reason, I am unable to complete the audit or are unable to form or have not formed opinions, I may decline to express opinions or withdraw from this engagement.

I appreciate the opportunity to be of service to Eastpark 70 Metropolitan District and believe this letter accurately summarizes the significant terms of my engagement. If you have any questions, please let me know. If you agree with the terms of my engagement as described in this letter, please sign the attached copy, and return it to me.

Sincerely,

*Scott Wright*

Scott C. Wright, CPA

Board of Directors  
Eastpark 70 Metropolitan District  
January 20, 2023

RESPONSE;

This letter correctly sets forth the understanding of the Eastpark 70 Metropolitan District.

Management signature: 

Title: DIRECTOR

Date: FEB 13, 2023

Governance signature: 

Title: DISTRICT MANAGER

Date: FEB 13, 2023



**EASTPARK70 METROPOLITAN DISTRICT**  
**ADAMS COUNTY, COLORADO**

**ANNUAL FINANCIAL REPORT**  
**AND SUPPLEMENTAL INFORMATION**  
**FOR THE**  
**YEAR ENDED DECEMBER 31, 2022**

# **EASTPARK70 METROPOLITAN DISTRICT**

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## **ANNUAL FINANCIAL REPORT FOR THE YEAR ENDED DECEMBER 31, 2022**

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EASTPARK70 METROPOLITAN DISTRICT

ROSTER OF DISTRICT OFFICIALS  
**DECEMBER 31, 2022**

BOARD OF DIRECTORS

Nathan James Miles .....President  
Lisa Crew .....Treasurer  
Tim Bertoch .....Asst. Secretary  
Carter Love .....Asst. Secretary

DISTRICT MANAGER / SECRETARY

Steve Beck  
Special District Management Services, Inc.

**SCOTT C. WRIGHT**  
**CERTIFIED PUBLIC ACCOUNTANT**

9591 Mint Lane  
Salida, CO 81201  
scottwright.cpa@icloud.com  
(970) 471-9091

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**INDEPENDENT AUDITOR'S REPORT**

Board of Directors  
Eastpark70 Metropolitan District  
Adams County, Colorado

**Report on the Audit of the Financial Statements**

*Opinions*

I have audited the accompanying financial statements of the governmental activities and each major fund of Eastpark70 Metropolitan District as of and for the year ended December 31, 2022, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In my opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of Eastpark70 Metropolitan District as of December 31, 2022, and the changes in financial position and the respective budgetary comparison for the General Fund for the year then ended in conformity with accounting principles generally accepted in the United States of America.

*Basis for Opinions*

I conducted my audit in accordance with auditing standards generally accepted in the United States of America. My responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of my report. I am required to be independent of Eastpark70 Metropolitan District and to meet my other ethical responsibilities, in accordance with the relevant ethical requirements relating to my audit. I believe that the audit evidence I have obtained is sufficient and appropriate to provide a basis for my audit opinion.

*Responsibilities of Management for the Financial Statements*

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America, and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about Eastpark70 Metropolitan District's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

### ***Auditor's Responsibilities for the Audit of the Financial Statements***

My objective is 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 my opinion. 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 generally accepted auditing standards 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 generally accepted auditing standards, I:

- 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 Eastpark70 Metropolitan District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in my judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about Eastpark70 Metropolitan District's ability to continue as a going concern for a reasonable period of time.

I am 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 I identified during the audit.

### ***Required Supplementary Information***

Management has omitted management's discussion and analysis that accounting principles generally accepted in the United States of America require to be presented to supplement the basic financial statements. Such missing information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate

operational, economic, or historical context. My opinion on the basic financial statements is not affected by this missing information.

### ***Supplementary Information***

My audit was conducted for the purpose of forming an opinion on the financial statements that collectively comprise Eastpark70 Metropolitan District's basic financial statements. The supplementary budget comparison schedule identified in the table of contents is presented to supplement the basic financial statements and is presented for purposes of additional analysis and is not a required part of the basic financial statements.

Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In my opinion, the supplementary information is fairly stated, in all material respects, in relation to the basic financial statements as a whole.

*Scott Wright*

Salida, Colorado  
September 10, 2023

# EASTPARK70 METROPOLITAN DISTRICT

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## STATEMENT OF NET POSITION DECEMBER 31, 2022

---

	Governmental Activities
<b>ASSETS</b>	
Cash and Cash Equivalents	\$ 80,800
Receivables	890,708
Prepaid Expenses	<u>3,271</u>
<b>Total Assets</b>	<u>974,779</u>
<b>LIABILITIES</b>	
Accounts Payable	48,549
Accrued Interest Payable	10,578,385
Noncurrent Liabilities:	
Due Within One Year	210,287
Due In More Than One Year	<u>5,797,661</u>
<b>Total Liabilities</b>	<u>16,634,882</u>
<b>DEFERRED INFLOWS OF RESOURCES</b>	
Deferred Revenue - Property Taxes	<u>884,424</u>
<b>NET POSITION</b>	
Restricted For:	
Emergencies	4,052
Unrestricted (Deficit)	<u>(16,548,579)</u>
<b>Total Net Position (Deficit)</b>	<u><u>\$ (16,544,527)</u></u>

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

# EASTPARK70 METROPOLITAN DISTRICT

## STATEMENT OF ACTIVITIES FOR THE YEAR ENDED DECEMBER 31, 2022

Functions/Programs	Expenses	Program Revenues			Net (Expense) Revenue and Changes in Net Position
		Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions	
<b>Governmental Activities:</b>					
General Government	\$ 79,470	\$ -	\$ -	\$ -	\$ (79,470)
Interest and Related Costs on Long-term Debt	1,534,128	-	-	-	(1,534,128)
<b>Total Governmental Activities</b>	<b>\$ 1,613,598</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>(1,613,598)</b>
General Revenues:					
					1,018,041
					75,038
					9,161
					<u>1,102,240</u>
					<b>Increase (Decrease) in Net Position</b>
					(511,358)
					<b>Net Position (Deficit) - Beginning of Year</b>
					<b>(Restated, See Note 9 )</b>
					<u>(16,033,169)</u>
					<b>Net Position (Deficit) - End of Year</b>
					<u><u>\$(16,544,527)</u></u>

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



# EASTPARK70 METROPOLITAN DISTRICT

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## BALANCE SHEET GOVERNMENTAL FUNDS DECEMBER 31, 2022

---

	General Fund	Debt Service Fund	Total
<b>ASSETS</b>			
Cash and Cash Equivalents	\$ 30,462	\$ 50,338	\$ 80,800
Property Taxes Receivable	53,065	837,643	890,708
Prepaid Expenses	3,271	-	3,271
<b>Total Assets</b>	<u>\$ 86,798</u>	<u>\$ 887,981</u>	<u>\$ 974,779</u>
<b>LIABILITIES AND FUND BALANCES</b>			
Accounts Payable	\$ 14,985	\$ 33,564	\$ 48,549
Accrued Interest Payable	-	10,170,477	10,170,477
Bonds Payable	-	1,015,000	1,015,000
<b>Total Liabilities</b>	<u>14,985</u>	<u>11,219,041</u>	<u>11,234,026</u>
<b>DEFERRED INFLOWS OF RESOURCES</b>			
Deferred Revenue - Property Taxes	53,065	831,359	884,424
<b>Total Deferred Inflows of Resources</b>	<u>53,065</u>	<u>831,359</u>	<u>884,424</u>
<b>FUND BALANCES (DEFICITS)</b>			
Nonspendable:			
Prepaid Items	3,271	-	3,271
Restricted For:			
TABOR Emergency Reserve	4,052	-	4,052
Unassigned (Deficit)	11,425	(11,162,419)	(11,150,994)
<b>Total Fund Balances</b>	<u>18,748</u>	<u>(11,162,419)</u>	<u>(11,143,671)</u>
<b>Total Liabilities, Deferred Inflows of Resources, and Fund Balances</b>	<u>\$ 86,798</u>	<u>\$ 887,981</u>	<u>\$ 974,779</u>

# **EASTPARK70 METROPOLITAN DISTRICT**

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## **RECONCILIATION OF THE BALANCE SHEET OF GOVERNMENTAL FUNDS TO THE STATEMENT OF NET POSITION DECEMBER 31, 2022**

---

	<u>Total</u>
Total Fund Balances - Governmental Fund	<u>\$ (11,143,671)</u>
<i>Amounts reported for governmental activities in the statement of net position are different because:</i>	
Some liabilities, including bonds, notes and leases payable, and compensated absences are not due and payable in the current period and therefore are not reported as liabilities in the governmental funds.	
- Series 2005 Bonds Payable	(6,540,000)
- Developer Advances	<u>(408,698)</u>
	<u>(6,948,698)</u>
Unamortized bond discounts are not available to pay for current period expenditures and therefore are deferred in the funds.	<u>1,955,750</u>
Accrued interest payable on developer advances is recognized for governmental activities but is not due and payable in the current period and therefore is not reported as a liability in the governmental funds.	<u>(407,908)</u>
<b>Net Position of Governmental Activities</b>	<u><u>\$ (16,544,527)</u></u>

# EASTPARK70 METROPOLITAN DISTRICT

## STATEMENT OF REVENUE, EXPENDITURES AND CHANGES IN FUND BALANCES GOVERNMENTAL FUNDS FOR THE YEAR ENDED DECEMBER 31, 2022

	General Fund	Debt Service Fund	Total
<b>Revenues</b>			
Taxes:			
General Property Taxes	\$ 50,884	\$ 967,157	\$ 1,018,041
Specific Ownership Tax	-	75,038	75,038
Investment Earnings	1,216	7,945	9,161
<b>Total Revenues</b>	<u>52,100</u>	<u>1,050,140</u>	<u>1,102,240</u>
<b>Expenditures</b>			
Current:			
General and Administrative	31,559	13,989	45,548
ARTA Payment	-	33,922	33,922
Debt Service:			
Principal	-	280,000	280,000
Interest	-	1,419,593	1,419,593
Fiscal Charges	-	150	150
<b>Total Expenditures</b>	<u>31,559</u>	<u>1,747,654</u>	<u>1,779,213</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	20,541	(697,514)	(676,973)
<b>Other Financing Sources (Uses)</b>			
Operating Transfers In (Out)	<u>(64,337)</u>	<u>64,337</u>	<u>-</u>
<b>Net Change in Fund Balances</b>	(43,796)	(633,177)	(676,973)
<b>Fund Balances, Beginning of Year (Restated, See Note 9)</b>	<u>62,544</u>	<u>(10,529,242)</u>	<u>(10,466,698)</u>
<b>Fund Balances, End of Year</b>	<u>\$ 18,748</u>	<u>\$ (11,162,419)</u>	<u>\$ (11,143,671)</u>

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

# EASTPARK70 METROPOLITAN DISTRICT

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## RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES FOR THE YEAR ENDED DECEMBER 31, 2022

---

	<u>Total</u>
Net change in fund balances - Total Governmental Funds	<u>\$ (676,973)</u>
<i>Amounts reported for governmental activities in the statement of activities are different because:</i>	
Expenses reported in the Statement of Activities that do not require the use of current financial resources are not reported as expenditures in governmental funds.	
- Change in Accrued Interest Payable	<u>(30,652)</u>
Expenses reported in the Statement of Activities that do not require the use of current financial resources are not reported as expenditures in governmental funds.	
- Amortization of Bond Discount	<u>(83,733)</u>
The issuance of long-term debt provides current financial resources to governmental funds, while the repayment of principal of long-term debt consumes the current financial resources of governmental funds. Neither transaction has any effect on net position.	
- Repayment of Bonds Payable	<u>280,000</u>
<b>Change in Net Position of Governmental Activities</b>	<u><u>\$ (511,358)</u></u>

# EASTPARK70 METROPOLITAN DISTRICT

## GENERAL FUND

### SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES (BUDGETARY BASIS) - BUDGET AND ACTUAL FOR THE YEAR ENDED DECEMBER 31, 2022

	Budgeted Amounts <u>Original and Final</u>	Actual Amounts	Variance with Final Budget - Positive (Negative)
<b>Revenues</b>			
Taxes:			
General Property Taxes	\$ 53,303	\$ 50,884	\$ (2,419)
Investment Earnings	10	1,216	1,206
<b>Total Revenues</b>	<u>53,313</u>	<u>52,100</u>	<u>(1,213)</u>
<b>Expenditures</b>			
Current:			
Accounting	8,000	7,193	807
Audit	500	-	500
County Treasurer Fees	800	763	37
District Management	8,000	5,748	2,252
Election Costs	3,000	1,274	1,726
Insurance	3,700	3,236	464
Legal	6,000	13,249	(7,249)
Miscellaneous	500	96	404
Emergency Reserve	1,599	-	1,599
<b>Total Expenditures</b>	<u>32,099</u>	<u>31,559</u>	<u>540</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	21,214	20,541	(1,753)
<b>Other Financing Sources (Uses)</b>			
Operating Transfers In (Out)	<u>(80,000)</u>	<u>(64,337)</u>	<u>(80,000)</u>
<b>Net Change in Fund Balances</b>	(58,786)	(43,796)	(81,753)
<b>Fund Balances, Beginning of Year</b>	<u>62,869</u>	<u>62,544</u>	<u>(325)</u>
<b>Fund Balances, End of year</b>	<u>\$ 4,083</u>	<u>\$ 18,748</u>	<u>\$ (82,078)</u>

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

# EASTPARK70 METROPOLITAN DISTRICT

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## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

---

The financial statements of Eastpark70 Metropolitan District (District) have been prepared in conformity with generally accepted accounting principles (GAAP) generally accepted in the United States of America as applied to governmental entities. The Governmental Accounting Standards Board (GASB) is the accepted standard-setting board for establishing governmental accounting and financial reporting principles. The following notes are an integral part of the District's financial statements.

### **Note 1. Summary of Significant Accounting Policies**

#### **A. Financial Reporting Entity**

As required by generally accepted accounting principles, these financial statements present the District. The District does not have any component units for which the District is considered financially accountable.

*Primary Government.* The District, a quasi-municipal corporation and a political subdivision of the State of Colorado, was organized by order and decree of the District Court in and for Adams County, Colorado, on November 10, 2004, and is governed pursuant to provisions of the Colorado Special District Act (Title 32, Article 1, Colorado Revised Statutes) and the District's Service Plan, approved by the City of Aurora, on August 30, 2004. The District was established to finance and construct certain public infrastructure improvements including sanitary and storm sewers, streets, water, safety protection, and other improvements that benefit the citizens of the District. The District's primary revenues are property taxes. The District is governed by an elected Board of Directors.

The following is a summary of the more significant policies consistently applied in the preparation of financial statements.

As required by GAAP, these financial statements present the activities of the District, which is legally separate and financially independent of other state and local governments. The District follows GASB Statement No. 61, *The Financial Reporting Entity: Omnibus*, which amended GASB Statement No. 14, *The Financial Reporting Entity* and GASB Statement No. 29, *Determining Whether Certain Organizations are Component Units*, which provides guidance for determining which governmental activities, organizations and functions should be included within the financial reporting entity. GASB sets forth the financial accountability of a governmental organization's elected governing body as the basic criterion for including a possible component governmental organization in a primary government's legal entity. Financial accountability includes, but is not limited to, appointment of a voting majority of the organization's governing body, ability to impose its will on the organization, a potential for the organization to provide specific financial benefits or burdens and fiscal dependency. The pronouncements also require including a possible component unit if it would be misleading to exclude it.

# EASTPARK70 METROPOLITAN DISTRICT

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## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

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The District is not financially accountable for any other organization, nor is the District a component unit of any other primary governmental entity. The District has no employees, and all operations and administrative functions are contracted. The more significant accounting policies of the District are described as follows:

### **B. Government-wide and Fund Financial Statements**

*Government-wide Financial Statements.* The government-wide financial statements (i.e. the Statement of Net Position and the Statement of Activities) report information on all non-fiduciary activities of the District. The Statement of Activities demonstrates the degree to which the direct expenses of a given function or business segment are offset by program revenues and helps identify the extent to which each is self-financing or draws from the general revenues of the District. Direct expenses are those that are clearly identifiable with a specific function or business segment. Program revenues include 1) charges to customers who purchase, use, or directly benefit from goods, services, or privileges provided by a given function and, 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or business segment. Taxes and other items not properly included among program revenues are reported instead as general revenues.

*Fund Financial Statements.* Fund financial statements report detailed information about the District with the focus on major funds rather than on reporting funds by type. Separate financial statements are provided for governmental funds. The District has no proprietary or fiduciary funds. Individual governmental funds are reported as separate columns in the fund financial statements.

### **C. Measurement Focus, Basis of Accounting and Financial Statement Presentation**

*Measurement Focus and Basis of Accounting.* The government-wide financial statements have been prepared using the economic resources measurement focus and the accrual basis of accounting. Revenues are recognized when earned and expenses are recognized when the liability is incurred regardless of the timing of related cash flows.

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenue is recorded when susceptible to accrual, i.e., both measurable and available. Available means collectible within the current period or soon enough thereafter to be used to pay liabilities of the current period (60 days). The major sources of revenue which are susceptible to accrual are property taxes. All other revenue items are considered to be measurable and available only when cash is received by the District. Expenditures generally are recorded when the liability is incurred, as under full accrual accounting. However, debt service expenditures, as well as expenditures related to claims and judgments, are recorded only when payment is due.

*Financial Statement Presentation – Fund Accounting.* A fund is defined as a fiscal and accounting entity with a self-balancing set of accounts which are segregated for the purpose of

# EASTPARK70 METROPOLITAN DISTRICT

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## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

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accounting for specific activities. The District uses funds to report results of operations and financial position, and demonstrate compliance with legal, contractual, and regulatory requirements.

The District reports the following major governmental funds:

- *General Fund* - This is the District's primary operating fund. It is used to account for all activities of the District not required to be accounted for in another fund.
- *Debt Service Fund* - This fund is used to account for the resources accumulated and payments made for principal and interest on long-term general obligation debt of the governmental funds.

### **D. Deferred Outflows / Inflows of Resources**

In addition to assets, the statement of net position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, *deferred outflows of resources*, represents the consumption of net position that applies to a future period that will not be recognized as an outflow of the resources (expenditure) until the future period. At the end of the current fiscal year, the District did not have any items that qualify for reporting in this category.

In addition to liabilities, the statement of net position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, *deferred inflows of resources*, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The District has one item that qualifies for reporting in this category - deferred property tax revenues.

The governmental funds also reported deferred inflows of resources representing deferred property tax revenues.

Deferred outflows of resources are presented below the total assets on the government-wide and governmental fund statements. Deferred inflows of resources are presented below the total liabilities on the government-wide and governmental fund statements.

### **E. Cash, Cash Equivalents, and Investments**

The District follows the practice of pooling cash and investments of all funds to maximize investment earnings. Except when required by trust or other agreements, all cash is deposited to and disbursed from a single bank account. Cash and cash equivalents include amounts in demand deposits as well as short-term investments with a maturity date within 3 months of the date acquired by the Town. Colorado State Statutes authorize the District to invest its excess funds in direct U.S. Government treasury and agency securities, bonds and other obligations of states and political subdivisions, corporate bonds, and local government investment pools. Investments are stated at fair value.



# **EASTPARK70 METROPOLITAN DISTRICT**

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## **NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022**

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### **F. Long-term Obligations**

In the government-wide Statement of Net Position long-term debt and other long-term obligations are reported as liabilities. Bond premiums and discounts are deferred and amortized over the life of the bonds using the interest method. Bonds payable are reported net of the applicable bond premium or discount.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds are reported as debt service expenditures.

### **G. Fund Equity**

The following fund balance classifications describe the relative strength of the spending constraints placed on the purposes for which resources can be used:

- Nonspendable fund balance – amounts that are not in a spendable form (such as inventory or prepaid/deferred charges) or are legally or contractually required to be maintained intact;
- Restricted fund balance – amounts constrained to specific purposes by their providers (such as grantors, bondholders, and higher levels of government), through constitutional provisions, or by enabling legislation;
- Committed fund balance – amounts constrained to specific purposes by a government itself, using its highest level of decision-making authority; to be reported as committed, amounts cannot be used for any other purpose unless the government takes the same highest-level action to remove or change the constraint;
- Assigned fund balance – amounts a government intends to use for a specific purpose but is neither restricted nor committed; intent can be expressed by the governing body or an official or body to which the governing body delegates the authority;
- Unassigned fund balance – amounts that do not meet any other above criteria above and are available for any purpose; positive amounts are reported only in the general fund.

When fund balance resources are available for a specific purpose in more than one classification, it is the District's policy to use the most restrictive funds first in the following order: restricted, committed, assigned, and unassigned as they are needed. The District considers all unassigned fund balances to be "reserves" for future operations or capital replacement as defined within Article X, Section 20 of the Constitution of the State of Colorado (see Note 6).

# EASTPARK70 METROPOLITAN DISTRICT

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## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

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### H. Budgetary Information

In accordance with the Colorado Budget Law, the District follows these procedures in establishing the budgetary data reflected in the financial statements:

1. On or prior to October 15<sup>th</sup> the budget is submitted to the Board of Directors of the District.
2. A public hearing on the budget is held prior to its adoption.
3. On the date of the hearing, the Board reviews the proposed budget and formally adopts it by resolution.
4. At the time of adopting the budget the Board also adopts the mill levies.
5. Prior to the beginning of the calendar year, the Board passes an appropriating resolution giving the District legal authority to spend.
6. The District adopts budgets for the general and debt service funds on a basis consistent with generally accepted accounting principles. The District's Board of Directors can modify the budget and appropriations resolutions upon completion of notification and publication requirements. The appropriation is at the total fund expenditures and other financing uses level and lapses at year-end and lapses at year end.

Budgeted amounts reported in the accompanying financial statements are as originally adopted and as amended by the Board of Directors. There were no supplemental amendments during the year ended December 31, 2022.

### I. Property Taxes

Property taxes are levied by the District's Board of Directors. The levy is based on assessed valuations determined by the County Assessor generally as of January 1 of each year. The levy is normally set by December 15<sup>th</sup> by certification to the County Commissioners to put the tax lien on the individual properties as of January 1<sup>st</sup> of the following year. The County Treasurer collects the determined taxes during the ensuing calendar year. The taxes are payable by April or if in equal installments, at the taxpayer's election, in February and June. Delinquent taxpayers are notified in August and, generally, sale of the tax liens on delinquent properties are held in November or December. The County Treasurer remits the taxes collected monthly to the District. Property taxes, net of estimated uncollectible taxes, are recorded initially as deferred inflow of resources in the year they are levied and measurable. The unearned property tax revenues are recorded as revenue in the year they are available or collected.

### Note 2. Deposits and Investments

Cash and investments as of December 31, 2022, are classified in the accompanying financial statements as follows:

Cash and Cash Equivalents	<u>\$ 80,800</u>
Total	<u>\$ 80,800</u>

# EASTPARK70 METROPOLITAN DISTRICT

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## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

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Cash and investments as of December 31, 2022, consist of the following:

Deposits With Financial Institutions	\$ 3,699
Deposits With Local Government Investment Pools	<u>77,101</u>
Total	<u>\$ 80,800</u>

### Deposits

*Custodial Credit Risk.* Custodial credit risk for deposits is the risk that, in the event of the failure of a depository financial institution, the District would not be able to recover its deposits or would not be able to recover collateral securities that are in the possession of an outside party.

The District's deposits are entirely covered by federal depository insurance (FDIC) or by collateral held under Colorado's Public Deposit Protection Act (PDPA). The FDIC insures the first \$250,000 of the District's deposits at each financial institution. Deposit balances over \$250,000 are collateralized as required by PDPA. PDPA requires that cash be deposited in eligible public depositories and that deposits in excess of federal insurance levels must be collateralized. The eligible collateral is determined by the PDPA. PDPA allows the institution to create a single collateral pool for all public funds with the District being a named participant in the single institution collateral pool. The minimum pledging requirement is 102% of the uninsured deposits. The Colorado State Banking Board verifies the market value at least monthly. Bank assets (usually securities) are required by PDPA to be delivered to a third-party institution for safekeeping and pledged to the Colorado Division of Banking. Based on the above, the Colorado State Auditor has concluded that there is no custodial risk for public deposits collateralized under PDPA. The carrying amount of the District's demand deposits was \$3,699 at year end.

### Local Government Investment Pools

Local government investment pools are trusts established for local government entities in Colorado to pool surplus funds. The State Securities Commissioner administers and enforces all State statutes governing the trusts. A designated custodial bank serves as custodian pursuant to a custodian agreement. The custodian acts as safekeeping agent for the trusts' investment portfolios and provides services as the depository in connection with direct investments and withdrawals. The custodian's internal records segregate investments owned by the trusts. The District invests its surplus funds in the Colorado Surplus Asset Fund Trust (CSAFE). The CSAFE may invest in U.S. Treasury securities and repurchase agreements collateralized by U.S. Treasury securities as well as in certain obligations of U.S. government agencies, highest rated commercial paper and repurchase agreements collateralized by certain obligations of U.S. government agencies. CSAFE is a stable \$1.00 net asset value (NAV) fund that offers daily liquidity.

# EASTPARK70 METROPOLITAN DISTRICT

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## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

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### Investments

*Credit Risk.* Colorado State Statutes specify investment instruments meeting defined rating and risk criteria in which local government entities may invest. These investments include local government investment pools and certain obligations of the United States government. State law limits investments in commercial paper, corporate bonds, and money market mutual funds to the top two ratings issued by nationally recognized statistical rating organizations. The District has no investment policy that would further limit its investment choices.

Presented below is the minimum rating, as required by Colorado State Statutes, for investments held by the District as of December 31, 2022.

Ratings <u>Fitch</u>	Local Government <u>Investment Pools</u>
AAAmmf	<u>\$ 77,101</u>

*Interest Rate Risk.* The District does not have a formal investment policy that limits investment maturities as a means of managing its exposure to fair value losses arising from increasing interest rates. However, the District follows Colorado state statutes regarding investments.

*Concentration of Credit Risk.* The District places no limit on the amount it may invest in any one issuer. As discussed above, the District invests its surplus funds in Colorado Surplus Asset Fund Trust (CSAFE). The investment is not categorized because the investment is not evidenced by securities that exist in physical or book entry form. At December 31, 2022, the District had an investment of \$77,101 for both market and carrying value.

*Fair Value of Investments.* The District measures and records its investments using fair value measurement guidelines established by generally accepted accounting principles. These guidelines recognize a three-tiered fair value hierarchy, as follows:

- Level 1: Quoted prices for identical investments in active markets;
- Level 2: Observable inputs other than quoted market prices; and,
- Level 3: Unobservable inputs.

At December 31, 2022, the District had no investments measured at fair value and had the following investments measured at net asset value:

<u>Investments Measured at Net Asset Value</u>	<u>Total</u>
CSAFE	<u>\$ 77,101</u>
Total	<u>\$ 77,101</u>

At December 31, 2022, there were no unrealized losses reflective of changes in the fair market value of investments.

# EASTPARK70 METROPOLITAN DISTRICT

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## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

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### Note 3. Capital Assets

All capital assets have been dedicated to the City of Aurora or such other entities as appropriate for the use and benefit of the District taxpayers and service users.

### Note 4. Long-term Debt

*General Obligation Bonds.* On February 22, 2005, the District issued General Obligation Bonds (Limited Tax Convertible to Unlimited Tax) Series 2005 (Series 2005 Bonds) totaling \$8,380,000. The Series 2005 Bonds were issued to fund public improvements within the District. The Series 2005 Bonds are secured by, and payable from, the Pledged Revenue consisting of funds derived by the District from the following sources, net of any costs of collections: (a) the Required Mill Levy; (b) the portion of the Specific Ownership tax allocable to the amount of the Required Mill Levy; and (c) any other legally available moneys which are credited to the Bond Fund by the District. The District has covenanted to levy an ad valorem mill levy, (not to exceed 50 mills) upon all taxable property of the District in an amount sufficient to pay the principal of and interest of the bonds as they come due and payable. The Required Mill Levy shall be imposed by the District each year through the maturity of the Series 2005 Bonds, and any subsequent years to the extent necessary to cure defaults of previous principal or interest payments.

The Series 2005 Bonds mature on December 1, 2034, and bear interest at (i) a rate of 0% per annum from the date of issuance to November 30, 2009; and (ii) at the rate of 8.00% per annum from December 1, 2009, until maturity or prior redemption. Interest is payable semiannually to the extent of available pledged revenue on June 1<sup>st</sup> and December 1<sup>st</sup>, commencing on June 1, 2010. To the extent interest is not paid, such interest will compound semiannually on each interest payment date at the rates described below.

General obligation bonds currently outstanding at December 31, 2022, are as follows:

<u>Purpose</u>	<u>Interest Rate</u>	<u>Amount</u>
General Government – Public Improvements	8.00%	<u>\$7,555,000</u>

*Unpaid Debt Service.* Beginning in 2010, District assessed valuations and related property tax revenues have been unable to produce sufficient revenues to meet the scheduled debt service requirements of the Series 2005 Bonds. As described in more detail below, the District and bondholder have entered into agreements regarding the required mill levy for 2010-2023 and therefore the bondholder has taken no formal action. The unpaid obligations accrue interest at the stated rates in the Series 2005 Bonds. Recent development in the District has increased assessed valuations allowing the District to generate sufficient revenues to meet the current debt service requirements subsequent to 2020. The required mill levy required by the Series 2005 Bonds is expected to continue after maturity to cure defaults of previous principal or interest payments.

# EASTPARK70 METROPOLITAN DISTRICT

## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

The occurrence or existence of any one or more of the following events shall be an Event of Default under the Bond Resolution: (a) the District fails or refuses to impose the Required Mill Levy or to apply the Pledged Revenue as required by the Bond Resolution; (b) the District defaults in the performance or observance of any other of the covenants, agreements, or conditions on the part of the District in the Bond Resolution, and fails to remedy the same within thirty (30) days after notice thereof; or (c) the District files a petition under the federal bankruptcy laws or other applicable bankruptcy laws seeking to adjust the debt represented by the Series 2005 Bonds. The Bond Resolution acknowledges that the failure to make the required principal or interest payments on the Series 2005 Bonds does not, in and of itself, constitute an event of default under the Bond Resolution.

The remaining insufficiencies as of December 31, 2022, on the Series 2005 Bonds are as follows:

<u>Application</u>	<u>Series 2005 Bonds</u>	<u>Compound Interest</u>
December 1, 2010 Unpaid Interest	\$ 280,060	\$ -
June 1, 2011 Unpaid Interest	271,103	11,202
December 1, 2011 Unpaid Interest	320,700	22,495
June 1, 2012 Unpaid Interest	294,414	36,222
December 1, 2012 Unpaid Interest	320,900	49,448
June 1, 2013 Unpaid Interest	293,800	64,262
December 1, 2013 Unpaid Interest	322,700	78,584
June 1, 2014 Unpaid Interest	292,174	94,636
December 1, 2014 Unpaid Interest	323,012	110,108
June 1, 2015 Unpaid Interest	322,095	127,433
December 1, 2015 Unpaid Interest	293,112	145,414
June 1, 2016 Unpaid Interest	289,659	162,955
December 1, 2016 Unpaid Interest	323,200	181,059
June 1, 2017 Unpaid Interest	294,200	201,230
December 1, 2017 Unpaid Interest	321,102	221,047
June 1, 2018 Unpaid Interest	237,000	242,733
December 1, 2018 Unpaid Interest	175,369	261,922
June 1, 2019 Unpaid Interest	73,667	279,414
December 1, 2019 Unpaid Interest	242,828	293,537
June 1, 2020 Unpaid Interest	-	314,992
December 1, 2020 Unpaid Interest	193,128	327,592
June 1, 2021 Unpaid Interest	-	348,420
December 1, 2021 Unpaid Interest	-	362,357
June 1, 2022 Unpaid Interest	(9,600)	376,851
December 1, 2022 Unpaid Interest	(9,600)	391,541
Unpaid Principal as of December 31, 2022	<u>1,015,000</u>	<u>-</u>
<i>Total Unpaid Debt Service</i>	<u>\$ 6,480,023</u>	<u>\$ 4,705,454</u>

# EASTPARK70 METROPOLITAN DISTRICT

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## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

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Annual debt service requirements to maturity for general obligation bonds outstanding at December 31, 2022, are as follows:

<u>Year Ending December 31</u>	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
Unpaid Balance - 2022	\$ 1,015,000	\$ 5,465,023	\$ 6,480,023
2023	300,000	523,200	823,200
2024	340,000	499,200	839,200
2025	370,000	472,000	842,000
2026	415,000	442,400	857,400
2027	450,000	409,200	859,200
2028-2032	3,025,000	1,424,800	4,449,800
2033-2034	<u>1,640,000</u>	<u>200,000</u>	<u>1,840,000</u>
Total	<u>\$ 7,555,000</u>	<u>\$ 9,435,823</u>	<u>\$ 16,990,823</u>

### **Contract Funding and Reimbursement Agreements and Developer Advances**

*Operation Funding Agreement.* On November 4, 2016, the District entered into the 2017-2021 Operation Funding Agreement (OFA) with EP70 LLC (Developer) with an effective date of January 1, 2017, whereby the Developer agreed to advance funds for operations and maintenance expenses in an amount equal to the difference between the budgeted general fund expenses and the budgeted general fund revenue. The Developer's obligation to advance funds under the OFA expired on March 15, 2022. Advances under the OFA accrue interest at a rate of 7.5% per annum from the date of deposit into the District's account, until paid. Payments to reimburse the Developer are to be applied pursuant to the priority of payments set forth in the OFA. In the event the District has not reimbursed the Developer for any advance(s) made pursuant to this OFA on or before December 31, 2052, any amount of principal and accrued interest outstanding shall be deemed to be forever discharged and satisfied in full. At December 31, 2022, the District had amounts payable under the OFA totaling \$741,688, which includes principal amounts of \$373,723 and \$367,965 of accrued interest.

*Facilities Acquisition and Reimbursement Agreement.* On December 21, 2004, the District and the Developer entered into a Facilities Acquisition and Reimbursement Agreement (FARA), as amended on October 19, 2005 to include additional public improvement costs, whereby the Developer agreed to construct or acquire certain public improvements within the District up to a maximum amount of \$6,000,000, and whereby the District agreed to reimburse the Developer for the verified public improvement and organizational costs, plus interest at a rate of 7.5% per annum. Reimbursement payments to the Developer shall be credited first to the principal amounts due, then to any accrued but unpaid interest. The term of the FARA will extend through December 31, 2044, unless terminated prior by mutual agreement of the parties. No payment is required under the FARA unless and until such time the District issues bonds sufficient to acquire a part or all of such improvements, or to reimburse Developer for part or all of the organizational costs. At December 31, 2022, the District had amounts due to the Developer under the FARA totaling \$74,918, which includes principal amounts of \$34,975 and accrued interest of \$39,943.

# EASTPARK70 METROPOLITAN DISTRICT

## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

*Changes in Long-term Liabilities.* Long-term liability activity for the year ended December 31, 2022, was as follows:

	<u>Beginning Balance</u>	<u>Additions</u>	<u>Deletions</u>	<u>Ending Balance</u>	<u>Due Within One Year</u>
<i>Bonds Payable:</i>					
Series 2005 GO Bonds	\$ 8,140,000	\$ -	\$ 585,000	\$ 7,555,000	\$ 300,000
Less: Unamortized Bond Discount	(2,039,483)	83,733	-	(1,955,750)	(89,713)
<i>Developer Advances:</i>					
<i>Operating Funding Agreement:</i>					
Capital - Principal	373,723	-	-	373,723	-
<i>Facilities Acquisition &amp; Reimbursement Agreement:</i>					
Capital - Principal	<u>34,975</u>	<u>-</u>	<u>-</u>	<u>34,975</u>	<u>-</u>
Total Long- term Liabilities	<u>\$ 6,509,215</u>	<u>\$ 83,733</u>	<u>\$ 585,000</u>	<u>\$ 6,007,948</u>	<u>\$ 210,287</u>

*Authorized Debt.* On November 2, 2004, a majority of the qualified electors of the District authorized the issuance of indebtedness in an amount not to exceed \$100,000,000 at an interest rate not to exceed 18% per annum. At the same election, a majority of the qualified electors of the District voted for a phased tax increase up to \$55,000,000 and to authorize the District to enter into one or more multiple fiscal year obligations evidenced by an intergovernmental agreement for the provisions of regional improvements. Pursuant to the District's Service Plan, the District is permitted to issue bond indebtedness not to exceed \$100,000,000. In the future, the District may issue a portion or all of the remaining authorized but unissued general obligation debt for purposes of providing public improvements to support development within the District; however, as of the date of these financial statements, the amount and timing of any debt issuances is not determinable. At December 31, 2022, the District had authorized but unissued indebtedness in the following amounts allocated for the following purposes.

<u>Purpose</u>	<u>Debt Authorized</u>	<u>Amount Used, Series 2005</u>	<u>Authorized but Unissued Debt</u>
Street	\$ 100,000,000	\$ 4,484,138	\$ 95,515,862
Water	100,000,000	827,944	99,172,056
Sewer	100,000,000	3,012,610	96,987,390
Park and Recreation	100,000,000	55,308	99,944,692
Mosquito Control	100,000,000	-	100,000,000
Fire Protection & Emergency Medical	100,000,000	-	100,000,000
Television Relay & Translation	100,000,000	-	100,000,000
Public Transportation	100,000,000	-	100,000,000
Safety Protection	100,000,000	-	100,000,000
Refunding	100,000,000	-	100,000,000
Operations and Maintenance	5,000,000	-	5,000,000
IGA Debt No. 1	100,000,000	-	100,000,000
IGA Debt No. 2	<u>100,000,000</u>	<u>-</u>	<u>100,000,000</u>
<b>Total</b>	<u>\$ 1,205,000,000</u>	<u>\$ 8,380,000</u>	<u>\$ 1,196,620,000</u>



# **EASTPARK70 METROPOLITAN DISTRICT**

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## **NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022**

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### **Note 5. Risk Management**

The District is exposed to various risks of loss related to torts; thefts of, damage to, or destruction of assets; errors or omissions; injuries to employees; or acts of God. The District maintains commercial insurance for significant insurable risks. The District is a member of the Colorado Special Districts Property and Liability Pool (Pool). The Pool is an organization created by intergovernmental agreement to provide property, liability, public officials' liability, boiler and machinery, and workers' compensation coverage to its members. Settled claims have not exceeded this coverage in any of the past three fiscal years.

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

### **Note 6. Commitments and Contingencies**

*Intergovernmental Agreement with the City of Aurora.* The District and the City of Aurora (Aurora) are parties to an Intergovernmental Agreement (Aurora IGA) dated December 21, 2004, which provides contractual enforcement rights to Aurora with respect to certain restrictions set forth in the District's Service Plan. Under the Aurora IGA, the District covenants to dedicate all public improvements to Aurora or other appropriate jurisdiction, and covenants that all improvements will be constructed in compliance with Aurora's standards and specifications. The Aurora IGA states that the District is not authorized to operate and maintain improvements, other than park and recreation improvements, unless otherwise agreed to by Aurora. Further, the District is required to impose a mill levy for Aurora Regional Improvements (the ARI Mill Levy) commencing in the first year the District imposes a debt service mill levy.

*Agreements Regarding Required Mill Levy.* The Series 2005 Bonds require the District to impose the Required Mill Levy in an amount sufficient to pay the principal, premium, and interest on the Series 2005 Bonds (not to exceed 50 mills and not less than 25 mills). However, as indicated in Note 4 above, due to insufficient increases in the District's assessed valuation, the District was not able to collect sufficient revenues to meet the scheduled debt service requirements. As such, the District and Cambridge Capital LLC (Bondholder) entered into Agreements Regarding Required Mill Levy for fiscal years 2010 through 2022, pursuant to which the District and Bondholder agreed that increases in the mill levy to comply with the Required Mill Levy would not be in the best interests of the District, its taxpayers and residents, or the Bondholder. Therefore, the District and Bondholder have agreed to a reduction in the amount of the Required Mill Levy for 2010 through 2022.

# EASTPARK70 METROPOLITAN DISTRICT

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## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

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*ARTA Establishment Agreement.* On August 22, 2006, and as subsequently amended, the District, along with other Title 32 special districts, entered into the Aurora Regional Transportation Authority (ARTA) Establishment Agreement (ARTA Agreement), an authority formed pursuant to Section 29-1-203, C.R.S. The ARTA Agreement was further amended to add additional metropolitan district members. Pursuant to the ARTA Agreement, ARTA will plan, design, acquire, construct, relocate, redevelop, and finance regional improvements within the boundaries of the metropolitan districts which are parties to the ARTA Agreement using the revenue from the ARI Mill Levy (as defined therein) of each of the participating districts. In accordance with the ARTA Agreement, Aurora has been offered the right to appoint no less than 30% and no more than 49% of the ARTA Board, but as of 2022, had not exercised this right. For collection year 2022, the District imposed an ARI mill levy equal to 1.000 mill, which generated \$33,922 of net ARTA property taxes collections.

*Tax, Spending and Debt Limitations.* Article X, Section 20 of the Colorado Constitution, commonly known as the Taxpayer's Bill of Rights (TABOR) contains tax, spending, revenue and debt limitations which apply to the State of Colorado and all local governments.

Spending and revenue limits are determined based on the prior year's Fiscal Year Spending adjusted for allowable increases based upon inflation and local growth. Fiscal Year Spending is generally defined as expenditures plus reserve increases with certain exceptions. Revenue in excess of the Fiscal Year Spending limit must be refunded unless the voters approve retention of such revenue.

On November 4, 2004, qualified electors of the District passed election questions allowing (1) the District to increase property taxes up to \$5,000,000 annually, without limitation of rate, to pay the District's operations, maintenance, and other expenses; (2) allowing for a phased tax increase up to \$55,000,000; and (3) allowing the District to collect, retain and spend all revenues in excess of TABOR spending, revenue raising or other limitations.

TABOR requires local governments to establish Emergency Reserves. These reserves must be at least 3% of Fiscal Year Spending (excluding bonded debt service). Local governments are not allowed to use the emergency reserves to compensate for economic conditions, revenue shortfalls, or salary or benefit increases. The District has established an emergency reserve for the year ended December 31, 2022, in the amount of \$4,052.

The District's management believes it is in compliance with the provisions of TABOR. However, TABOR is complex and subject to interpretation. Many of the provisions, including interpretation of how to calculate Fiscal Year Spending limits may require judicial interpretation.

### **Note 7. Deficit Net Position**

The District has a deficit net position of \$16,544,527 as of December 31, 2022. The District has incurred general obligation debt since inception for the construction of public

# EASTPARK70 METROPOLITAN DISTRICT

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## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

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improvements within the District. All of these improvements have been deeded or transferred to other local and state governmental entities. These entities have assumed the responsibility for continued maintenance of these improvements and therefore, these assets no longer belong to the District but still exist for the benefit and use of the taxpayers of the District. GASB 34 requires netting the debt acquired to purchase assets against those assets the District still holds title to, which creates the net deficit as of December 31, 2022.

### **Note 8. Related Parties**

The Developer within the District is controlled by private equity group Consolidated Investment Group (CIG). During 2022, the majority of the District's board members were officers, employees, or consultants of CIG. CIG is also the sole bondholder of the District's outstanding Series 2005 Bonds. The majority of the property within the District is owned by companies which are owned, controlled, or otherwise affiliated with the Developer.

### **Note 9. Restated Beginning Fund Balance and Beginning Net Position**

#### **Restated Beginning Fund Balance**

Generally accepted accounting principles require past due amounts of debt principal and interest to be reported as a fund liability in the governmental fund balance sheet until paid. Only unmatured general long-term liabilities are reported as general long-term liabilities in the government-wide statement of net position.

At December 31, 2021, the District had past due amounts of principal and interest on its General Obligation Bonds (Limited Tax Convertible to Unlimited Tax) Series 2005 in the amount of \$1,320,000 and \$9,421,284, respectively which had not previously been accrued. As such, the governmental fund Statement of Revenues, Expenditures, and Changes in Fund Balances of the Debt Service Fund reports a restatement of the beginning fund balance in the amount of \$10,741,284, which represents the accrual of unpaid principal and interest.

	Schedule of Revenues, Expenditures, and Changes in Fund Balances
Fund Balance, Beginning of Year	\$ 212,042
Unpaid Principal	(1,320,000)
Unpaid Interest	(9,421,284)
Fund Balance, Beginning of Year (Restated)	<u>\$(10,529,242)</u>

#### **Restated Beginning Net Position**

Generally accepted accounting principles require bond discounts to be capitalized and amortized over the life of the debt. In 2005, the District issued General Obligation Bonds (Limited Tax Convertible to Unlimited Tax) Series 2005 at a discount of \$2,505,992 that was not capitalized and amortized. The unamortized balance of the bond discount at December 31, 2021, was \$2,039,482. As such, the government-wide Statement of Activities reports a

# EASTPARK70 METROPOLITAN DISTRICT

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## NOTES TO THE FINANCIAL STATEMENTS DECEMBER 31, 2022

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restatement of the beginning net position in the amount of \$2,039,482 for its governmental activities, which represents the capitalization of bond discount at December 31, 2021.

	Statement of Activities <u>Governmental Activities</u>
Net Position, Beginning of Year	\$(18,072,651)
Capitalization of Bond Discount	<u>2,039,482</u>
Net Position, Beginning of Year (Restated)	<u>\$(16,033,169)</u>

# EASTPARK70 METROPOLITAN DISTRICT

## DEBT SERVICE FUND

### SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES (BUDGETARY BASIS) - BUDGET AND ACTUAL FOR THE YEAR ENDED DECEMBER 31, 2022

	Budgeted Amounts <u>Original and Final</u>	Actual Amounts	Variance with Final Budget - Positive (Negative)
<b>Revenues</b>			
Taxes:			
General Property Taxes	\$ 977,217	\$ 933,235	\$ (43,982)
General Property Taxes - ARTA	35,535	33,922	(1,613)
Specific Ownership Taxes	30,000	75,038	45,038
Investment Earnings	600	7,945	7,345
<b>Total Revenues</b>	<u>1,043,352</u>	<u>1,050,140</u>	<u>6,788</u>
<b>Expenditures</b>			
Current:			
County Treasurer Fees	14,658	13,989	669
ARTA Payment	35,002	33,922	1,080
Debt Service:			
Bond Principal	280,000	280,000	-
Bond Interest	995,000	1,419,593	(424,593)
Paying Agent Fees	150	150	-
<b>Total Expenditures</b>	<u>1,324,810</u>	<u>1,747,654</u>	<u>(422,844)</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	(281,458)	(697,514)	(416,056)
<b>Other Financing Sources (Uses)</b>			
Operating Transfers In (Out)	80,000	64,337	(15,663)
<b>Net Change in Fund Balances</b>	(201,458)	(633,177)	(431,719)
<b>Fund Balances, Beginning of Year (Restated, See Note 9)</b>	<u>204,177</u>	<u>(10,529,242)</u>	<u>(10,733,419)</u>
<b>Fund Balances, End of year</b>	<u>\$ 2,719</u>	<u>\$ (11,162,419)</u>	<u>\$ (11,165,138)</u>

*Eastpark70 Metropolitan District*

September 10, 2023

Scott C. Wright, CPA  
9591 Mint Lane  
Salida, CO 81201

This representation letter is provided in connection with your audit of the financial statements of Eastpark70 Metropolitan District, which comprise the respective financial position of the governmental activities, each major fund, and the aggregate remaining fund information as of December 31, 2022, and the respective changes in financial position and, where applicable, cash flows for the year then ended, and the related notes to the financial statements, for the purpose of expressing opinions as to whether the financial statements are presented fairly, in all material respects, in accordance with accounting principles generally accepted in the United States of America (U.S. GAAP).

Certain representations in this letter are described as being limited to matters that are material. Items are considered material, regardless of size, if they involve an omission or misstatement of accounting information that, in light of surrounding circumstances, makes it probable that the judgment of a reasonable person relying on the information would be changed or influenced by the omission or misstatement. An omission or misstatement that is monetarily small in amount could be considered material as a result of qualitative factors.

We confirm, to the best of our knowledge and belief, as of September 10, 2023 the following representations made to you during your audit.

**Financial Statements**

- 1) We have fulfilled our responsibilities, as set out in the terms of the audit engagement letter dated January 20, 2023.
- 2) The financial statements referred to above are fairly presented in conformity with U.S. generally accepted accounting principles and include all properly classified funds and other financial information of the primary government and all component units required by generally accepted accounting principles to be included in the financial reporting entity.
- 3) We acknowledge our responsibility 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.
- 4) We acknowledge our responsibility for the design, implementation, and maintenance of internal control to prevent and detect fraud.
- 5) Significant assumptions we used in making accounting estimates are reasonable.
- 6) Related party relationships and transactions, including revenues, expenditures/expenses, loans, transfers, leasing arrangements, and guarantees, and amounts receivable from or payable to

Scott Wright, CPA  
September 10, 2023

related parties have been appropriately accounted for and disclosed in accordance with the requirements of U.S. GAAP.

- 7) All events subsequent to the date of the financial statements and for which U.S. GAAP requires adjustment or disclosure have been adjusted or disclosed. No events, including instances of noncompliance, have occurred subsequent to the balance sheet date and through the date of this letter that would require adjustment to or disclosure in the aforementioned financial statements.
- 8) The effects of uncorrected misstatements are immaterial, both individually and in the aggregate, to the financial statements for each opinion unit.
- 9) The effects of all known actual or possible litigation, claims, and assessments have been accounted for and disclosed in accordance with U.S. GAAP.
- 10) Guarantees, whether written or oral, under which the District is contingently liable, if any, have been properly recorded or disclosed.

### **Information Provided**

- 11) We have provided you with:
  - a) Access to all information, of which we are aware, that is relevant to the preparation and fair presentation of the financial statements, such as records, documentation, and other matters [and all audit or relevant monitoring reports, if any, received from funding sources].
  - b) Additional information that you have requested from us for the purpose of the audit.
  - c) Unrestricted access to persons within the entity from whom you determined it necessary to obtain audit evidence.
  - d) Minutes of the meetings of Eastpark70 Metropolitan District Board of Directors or summaries of actions of recent meetings for which minutes have not yet been prepared.
- 12) All material transactions have been recorded in the accounting records and are reflected in the financial statements.
- 13) We have disclosed to you the results of our assessment of the risk that the financial statements may be materially misstated as a result of fraud.
- 14) We have no knowledge of any fraud or suspected fraud that affects the entity and involves:
  - a) Management,
  - b) Employees who have significant roles in internal control, or
  - c) Others where the fraud could have a material effect on the financial statements.
- 15) We have no knowledge of any allegations of fraud or suspected fraud affecting the entity's financial statements communicated by employees, former employees, regulators, or others.
- 16) We have disclosed to you all known instances of noncompliance or suspected noncompliance with provisions of laws, regulations, contracts, or grant agreements, or abuse, whose effects should be considered when preparing financial statements.
- 17) We have disclosed to you all known actual or possible litigation, claims, and assessments whose effects should be considered when preparing the financial statements.
- 18) We have disclosed to you the identity of the entity's related parties and all the related party relationships and transactions of which we are aware.

### **Government—specific**

- 19) We have made available to you all financial records and related data.
- 20) There have been no communications from regulatory agencies concerning noncompliance with, or deficiencies in, financial reporting practices.

- 21) We have identified to you any previous audits, attestation engagements, and other studies related to the audit objectives and whether related recommendations have been implemented.
- 22) The District has no plans or intentions that may materially affect the carrying value or classification of assets, liabilities, or equity.
- 23) We are responsible for compliance with the laws, regulations, and provisions of contracts and grant agreements applicable to us, including tax or debt limits and debt contracts; and we have identified and disclosed to you all laws, regulations and provisions of contracts and grant agreements that we believe have a direct and material effect on the determination of financial statement amounts or other financial data significant to the audit objectives, including legal and contractual provisions for reporting specific activities in separate funds.
- 24) There are no violations or possible violations of budget ordinances, laws and regulations (including those pertaining to adopting, approving, and amending budgets), provisions of contracts and grant agreements, tax or debt limits, and any related debt covenants whose effects should be considered for disclosure in the financial statements, or as a basis for recording a loss contingency, or for reporting on noncompliance.
- 25) As part of your audit, you assisted with the preparation of the financial statements and related notes. We have designated an individual with suitable skill, knowledge, or experience to oversee your services and have made all management decisions and performed all management functions. We have reviewed, approved, and accepted responsibility for those financial statements and related notes.
- 26) The District has satisfactory title to all owned assets, and there are no liens or encumbrances on such assets nor has any asset been pledged as collateral.
- 27) The District has complied with all aspects of contractual agreements that would have a material effect on the financial statements in the event of noncompliance.
- 28) We have followed all applicable laws and regulations in adopting, approving, and amending budgets.
- 29) The financial statements include all component units as well as joint ventures with an equity interest, and properly disclose all other joint ventures and other related organizations.
- 30) The financial statements properly classify all funds and activities.
- 31) All funds that meet the quantitative criteria in GASB Statement Nos. 34 and 37 for presentation as major are identified and presented as such and all other funds that are presented as major are particularly important to financial statement users.
- 32) Components of net assets (net investment in capital assets; restricted; and unrestricted) and equity amounts are properly classified and, if applicable, approved.
- 33) Investments, derivative instruments, and land and other real estate held by endowments are properly valued.
- 34) Provisions for uncollectible receivables have been properly identified and recorded.
- 35) Expenses have been appropriately classified in or allocated to functions and programs in the statement of activities, and allocations have been made on a reasonable basis.
- 36) Revenues are appropriately classified in the statement of activities within program revenues, general revenues, contributions to term or permanent endowments, or contributions to permanent fund principal.
- 37) Interfund, internal, and intra-entity activity and balances have been appropriately classified and reported.
- 38) Deposits and investment securities and derivative instruments are properly classified as to risk and are properly disclosed.



Scott Wright, CPA  
September 10, 2023

- 39) Capital assets, including infrastructure and intangible assets, are properly capitalized, reported, and, if applicable, depreciated.
- 40) We have appropriately disclosed the District's policy regarding whether to first apply restricted or unrestricted resources when an expense is incurred for purposes for which both restricted and unrestricted net assets are available and have determined that net assets were properly recognized under the policy.
- 41) We acknowledge our responsibility for the required supplementary information (RSI). The RSI is measured and presented within prescribed guidelines and the methods of measurement and presentation have not changed from those used in the prior period. We have disclosed to you any significant assumptions and interpretations underlying the measurement and presentation of the RSI.

Signature _____	Signature <u></u>
Title _____	Title <u>District Manager / Accountant</u>
Date _____	Date <u>Sept 13, 2023</u>



October 4, 2023

**VIA EMAIL**

Scott C. Wright, CPA  
9591 Mint Lane  
Salida, CO 81201

Re: Eastpark70 Metropolitan District (the “**District**”)

Dear Auditors:

At the request of the District, dated September 11, 2023, we advise you as follows in connection with your examination of the accounts of the District as of December 31, 2022.

We call your attention to the fact that while this Firm represents the District on a regular basis, our engagement by it during the past year has been limited to specific matters as to which we were consulted by the District and there may exist matters of a legal nature which could have a bearing on the District’s financial condition with respect to which we have not been consulted.

Subject to the foregoing and the last paragraph of this letter, we advise you that at December 31, 2022, and at the date of preparation of this letter, this Firm has no knowledge of any pending or threatened litigation involving the District.

Referring to the District’s request that we furnish to you such explanation, if any, we consider necessary to supplement the District’s statement regarding unasserted claims and assessments, as contemplated by clauses (b) and (c) of Paragraph 5 of the American Bar Association Statement of Policy Regarding Lawyers’ Response to Auditors’ Request for Information (December 1975) (the “**Statement**”), we note that the District’s inquiry letter did not specifically identify nor specifically request comment upon any contractually assumed obligation or unasserted claim or assessment. Contractually assumed obligations of the District are as discussed and described in the Minutes of the District. Consequently, in accordance with the Statement, our response is limited to comment upon pending or threatened litigation involving the District.

The information set forth herein is as of the date on which we commenced our internal review procedures for purposes of preparing this response, except as otherwise noted, and we assume no obligation to advise you of changes which may thereafter be brought to our attention.

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October 4, 2023

Page 2

At December 31, 2022, the District had incurred \$13,146.85 in legal services and costs which were billed. Of this amount, \$10,092.35 was unpaid as of December 31, 2022. This amount has since been paid.

This letter is solely for your information in connection with your audit of the financial condition of the District and is not to be quoted in whole or in part or otherwise referred to in any financial statements of the District or related documents, nor is it to be filed with any governmental agency or other person, without the prior written consent of this Firm.

This response is limited by, and in accordance with the Statement, without limiting the generality of the foregoing, the limitations set forth in such Statement on the scope and use of this response (Paragraphs 2 and 7) are specifically incorporated herein by reference, and any description herein of any "loss contingencies" is qualified in its entirety by Paragraph 5 of the Statement and the accompanying Commentary (which is an integral part of the Statement). Consistent with the last sentence of Paragraph 6 of the Statement and pursuant to the District's request, this will confirm as correct the District's understanding as set forth in its audit inquiry letter to us that whenever, in the course of performing legal services for the District, with respect to a matter recognized to involve an unasserted possible claim or assessment that may call for financial statement disclosure, we have formed a professional conclusion that the District must disclose or consider disclosure concerning such possible claim or assessment; we, as a matter of professional responsibility to the District, will so advise the District and will consult with the District concerning the question of such disclosure and the applicable requirements of Statement of Financial Accounting Standards No. 5, *Accounting for Contingencies*, which has been codified as FASB ASC 450, *Contingencies*.

Very truly yours,

MCGEADY BECHER P.C.

*McGeady Becher P.C.*

c: Special District Management Services, Inc.

## AGREEMENT REGARDING REQUIRED MILL LEVY FOR 2024

This **Agreement Regarding Required Mill Levy For 2024** (the “**Agreement**”) is dated as of the 3<sup>rd</sup> day of November, 2023, by and between **EASTPARK70 METROPOLITAN DISTRICT**, a quasi-municipal corporation and political subdivision of the State of Colorado (the “**District**”) and **CAMBRIDGE CAPITAL LLC**, a Colorado limited liability company (the “**Bondholder**”).

### RECITALS

A. The District has heretofore authorized, issued, and delivered its General Obligation (Limited Tax Convertible to Unlimited Tax) Bonds, Series 2005, dated February 22, 2005, in the aggregate principal amount of \$8,380,000 (the “**Bonds**”), which Bonds are issued pursuant to a Resolution of the District dated February 15, 2005 (the “**Bond Resolution**”).

B. The Bondholder is the registered owner of 100% of the principal amount of the Bonds.

C. For the payment of the Bonds the District has obligated itself in the Bond Resolution to impose the “Required Mill Levy.”

D. Pursuant to the Bond Resolution, the District is required to impose a mill levy in an amount sufficient to pay the principal of, premium if any, and interest on the Bonds (the “**Required Mill Levy**”), but in an amount not to exceed fifty (50) mills (the “**Maximum Required Mill Levy**”), and for so long as the Surplus Fund is in an amount less than the Maximum Surplus, in an amount not less than twenty-five (25) mills (the “**Minimum Required Mill Levy**”).

E. For fiscal years 2010-2023, due to insufficient increases in the District’s assessed valuation, the Bond Resolution required the District to increase its mill levy to comply with the Required Mill Levy provision.

F. For fiscal year 2024 the Bond Resolution requires the District to increase its mill levy to comply with the Required Mill Levy provision.

G. The parties agree that an increase in mill levy to comply with the Required Mill Levy as currently required by the Bond Resolution is not in the best interests of the District, its taxpayers and residents, or the Bondholders.

H. The parties wish to agree to the reduction in the amount of the Required Mill Levy for the years 2010–2023 and for fiscal year 2024.

NOW, THEREFORE, in consideration of the foregoing and the respective agreements of the Parties contained herein, the Parties agree as follows:

## COVENANTS AND AGREEMENTS

1. Notwithstanding the Bond Resolution or any other applicable document or law, for fiscal year 2024, the District shall not have been or be deemed to be in default under the Bond Resolution if it imposes in such tax levy year a debt service mill levy of twenty two and five hundred thousandths (22.500) mills (the “**Reduced Mill Levy**”). Specifically, it is agreed that imposition of the District’s debt service mill levy in the amount of the Reduced Mill Levy for fiscal year 2024 will not result in an Event of Default under the Bond Resolution, even if the terms of the Bond Resolution would require the imposition of a higher mill levy in such year.

2. This is the entire Agreement between or among the parties with respect to its subject matter. There are no other prior or contemporaneous oral or written agreements that are not set out in this Agreement. Each party acknowledges and represents that, in entering into this Agreement, it is not relying on any oral or written promises or representations made by any other party or such party's representative that are not set forth in this Agreement.

3. This Agreement may be executed in one or more counterparts, each of which shall constitute an original and all of which shall constitute one and the same document.

4. This Agreement shall be governed and construed in accordance with the laws of the State of Colorado. Venue for any legal action relating to this Agreement shall be exclusive to the State District Court in and for the County of Adams, Colorado.

5. If any covenant, term, condition, or provision under this Agreement shall, for any reason, be held to be invalid or unenforceable, the invalidity or unenforceability of such covenant, term, condition, or provision shall not affect any other provision contained herein, the intention being that such provisions are severable.

6. This Agreement may not be modified, amended, changed, or terminated, in whole or in part, except by an agreement in writing duly authorized and executed by all parties.

7. This Agreement shall take effect upon execution by all parties.

**[SIGNATURE PAGE FOLLOWS]**

**[SIGNATURE PAGE TO AGREEMENT REGARDING REQUIRED  
MILL LEVY FOR 2024]**

IN WITNESS WHEREOF, the Parties have executed this Agreement as of the day and year first set forth above.

**EASTPARK 70 METROPOLITAN  
DISTRICT**, a quasi-municipal corporation and  
political subdivision of the State of Colorado

By: \_\_\_\_\_  
President

Attest:

\_\_\_\_\_  
Secretary

**CAMBRIDGE CAPITAL LLC**, a Colorado  
limited liability company

By: Consolidated Investment Group LLC  
Its: Manager

By: \_\_\_\_\_

Name: Tim Bertoch

Its: Vice President

Ken Musso  
ASSESSOR



Assessor's Office  
4430 South Adams County Parkway  
2nd Floor, Suite C2100  
Brighton, CO 80601-8201  
PHONE 720.523.6038  
FAX 720.523.6037  
www.adcogov.org

AUG 28 2023

August 25, 2023

EASTPARK 70 METRO DISTRICT  
SPECIAL DISTRICT MANAGEMENT SERVICES INC  
Attn: ANN E FINN  
141 UNION BLVD STE 150  
LAKEWOOD CO 80228-1898

To ANN E FINN:

Enclosed is the 2023 preliminary valuation. This valuation along with all other statutory requirements is on the enclosed form. A final certification of value will be sent out on or before December 10, 2023.

This value is subject to change by the County Board of Equalization, Board of Assessment Appeals and the State Board of Equalization as provided by law.

Sincerely,

A handwritten signature in black ink, appearing to read 'KM', with a long horizontal flourish extending to the right.

Ken Musso  
Adams County Assessor  
KM/rmb

# CERTIFICATION OF VALUATION BY ADAMS COUNTY ASSESSOR

Name of Jurisdiction: **266 - EASTPARK 70 METRO DISTRICT**

IN ADAMS COUNTY ON 8/24/2023

New Entity: No

## USE FOR STATUTORY PROPERTY TAX REVENUE LIMIT CALCULATIONS (5.5% LIMIT) ONLY

IN ACCORDANCE WITH 39-5-121(2)(a) AND 39-5-128(1),C.R.S. AND NO LATER THAN AUGUST 25, THE ASSESSOR CERTIFIES THE TOTAL VALUATION FOR ASSESSMENT FOR THE TAXABLE YEAR 2023 IN ADAMS COUNTY, COLORADO

1. PREVIOUS YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION:	\$35,376,970
2. CURRENT YEAR'S GROSS TOTAL TAXABLE ASSESSED VALUATION: *	\$51,991,070
3. LESS TIF DISTRICT INCREMENT, IF ANY:	\$0
4. CURRENT YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION:	\$51,991,070
5. NEW CONSTRUCTION: **	\$0
6. INCREASED PRODUCTION OF PRODUCING MINES: #	\$0
7. ANNEXATIONS/INCLUSIONS:	\$0
8. PREVIOUSLY EXEMPT FEDERAL PROPERTY: #	\$0
9. NEW PRIMARY OIL OR GAS PRODUCTION FROM ANY PRODUCING OIL AND GAS LEASEHOLD OR LAND (29-1-301(1)(b) C.R.S.): ##	\$0
10. TAXES COLLECTED LAST YEAR ON OMITTED PROPERTY AS OF AUG. 1 (29-1-301(1))(a) C.R.S.):	\$22,021.74
11. TAXES ABATED AND REFUNDED AS OF AUG. 1 (29-1-301(1)(a) C.R.S.) and (39-10-114(1)(a)(I)(B) C.R.S.):	\$0.00

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

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

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

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

## USE FOR 'TABOR' LOCAL GROWTH CALCULATIONS ONLY

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

1. CURRENT YEAR'S TOTAL ACTUAL VALUE OF ALL REAL PROPERTY: @	\$140,442,912
ADDITIONS TO TAXABLE REAL PROPERTY:	
2. CONSTRUCTION OF TAXABLE REAL PROPERTY IMPROVEMENTS: !	\$0
3. ANNEXATIONS/INCLUSIONS:	\$0
4. INCREASED MINING PRODUCTION: %	\$0
5. PREVIOUSLY EXEMPT PROPERTY:	\$0
6. OIL OR GAS PRODUCTION FROM A NEW WELL:	\$0
7. TAXABLE REAL PROPERTY OMITTED FROM THE PREVIOUS YEAR'S TAX WARRANT:	\$0

(If land and/or a structure is picked up as omitted property for multiple years, only the most current year's actual value can be reported as omitted property.)

DELETIONS FROM TAXABLE REAL PROPERTY:

8. DESTRUCTION OF TAXABLE REAL PROPERTY IMPROVEMENTS:	\$0
9. DISCONNECTIONS/EXCLUSION:	\$0
10. PREVIOUSLY TAXABLE PROPERTY:	\$0

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

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

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

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

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



**EASTPARK 70 METROPOLITAN DISTRICT**  
**Assessed Value, Property Tax and Mill Levy Information**

	<b>2022 Actual</b>	<b>2023 Adopted Budget</b>	<b>2024 Preliminary Budget</b>
<b>Assessed Valuation</b>	\$ 35,535,180	\$ 35,376,970	\$ 51,991,070
<b>Mill Levy</b>			
General Fund	1.500	1.500	1.500
Debt Service Fund	27.500	22.500	22.500
Aurora Regional Transportation	1.000	1.000	1.000
<b>Total Mill Levy</b>	<u>30.000</u>	<u>25.000</u>	<u>25.000</u>
<b>Property Taxes</b>			
General Fund	\$ 53,303	\$ 53,065	\$ 77,987
Debt Service Fund	977,217	795,982	1,169,799
Aurora Regional Transportation	35,535	35,377	51,991
<b>Actual/Budgeted Property Taxes</b>	<u>\$ 1,066,055</u>	<u>\$ 884,424</u>	<u>\$ 1,299,777</u>

**EASTPARK 70 METROPOLITAN DISTRICT**

**GENERAL FUND  
2024 Preliminary Budget  
with 2022 Actual, 2023 Adopted Budget and 2023 Estimated**

	<b>2022 Actual</b>	<b>01/23-09/23 YTD Actual</b>	<b>2023 Adopted Budget</b>	<b>2023 Estimated</b>	<b>2024 Preliminary Budget</b>
<b>BEGINNING FUND BALANCE</b>	\$ 49,590	\$ 5,795	3,470	\$ 5,795	\$ 1,807
<b>REVENUE</b>					
Property Tax Revenue	50,884	54,315	53,065	54,315	77,987
Interest Income	1,216	862	100	600	100
<b>Total Revenue</b>	<b>52,100</b>	<b>55,177</b>	<b>53,165</b>	<b>54,915</b>	<b>78,087</b>
<b>Total Funds Available</b>	<b>101,690</b>	<b>60,972</b>	<b>56,635</b>	<b>60,710</b>	<b>79,894</b>
<b>EXPENDITURES</b>					
Accounting	7,193	5,498	8,600	7,350	9,600
Audit	-	5,294	6,000	5,300	6,500
Election	1,274	1,303	1,500	1,303	-
Insurance/SDA Dues	3,236	3,550	3,700	3,550	4,000
Legal	13,249	9,116	6,000	12,000	15,000
Management	5,749	2,429	8,600	3,500	6,000
Miscellaneous	96	30	500	100	500
Treasurer's Fees	763	814	796	800	1,170
<b>Total Expenditures</b>	<b>31,559</b>	<b>28,034</b>	<b>35,696</b>	<b>33,903</b>	<b>42,770</b>
<b>Transfers and Other Sources (Uses)</b>					
Emergency Reserve	-	-	(1,595)	(1,595)	(2,343)
Transfer to Debt Service	64,337	-	(15,000)	(25,000)	(30,000)
<b>Total Expenditures Requiring Appropriation</b>	<b>95,896</b>	<b>28,034</b>	<b>52,291</b>	<b>58,903</b>	<b>75,112</b>
<b>ENDING FUND BALANCE</b>	\$ <b>5,795</b>	\$ <b>32,937</b>	\$ <b>4,344</b>	\$ <b>1,807</b>	\$ <b>4,781</b>

**NOTES TO GENERAL FUND**

**EASTPARK 70 METROPOLITAN DISTRICT**

**DEBT SERVICE FUND  
2024 Preliminary Budget  
with 2022 Actual, 2023 Adopted Budget and 2023 Estimated**

	<b>2022 Actual</b>	<b>01/23-09/23 YTD Actual</b>	<b>2023 Adopted Budget</b>	<b>2023 Estimated</b>	<b>2024 Preliminary Budget</b>
<b>BEGINNING FUND BALANCE</b>	\$ 224,995	\$ 69,425	10,583	\$ 69,425	\$ (19,682)
<b>REVENUE</b>					
Property Tax Revenue	933,235	814,725	795,982	814,725	1,169,799
Property Tax Revenue-ARTA	33,922	36,210	35,377	36,210	51,991
Specific Ownership Tax	75,038	40,409	30,000	52,000	30,000
Interest Income	7,945	16,462	600	21,000	5,000
<b>Total Revenue</b>	<b>1,050,141</b>	<b>907,805</b>	<b>861,959</b>	<b>923,935</b>	<b>1,256,790</b>
<b>Total Funds Available</b>	<b>1,275,136</b>	<b>977,230</b>	<b>872,542</b>	<b>993,359</b>	<b>1,237,108</b>
<b>EXPENDITURES</b>					
Bond Principal	585,000	-	300,000	300,000	340,000
Bond Interest	670,400	335,200	690,000	690,000	690,000
Paying Agent Fees	150	-	150	150	150
Treasurer's Fees	14,498	12,756	11,940	12,221	18,327
ARTA Expense	-	33,414	34,846	35,670	51,211
<b>Total Expenditures</b>	<b>1,270,048</b>	<b>381,370</b>	<b>1,036,937</b>	<b>1,038,041</b>	<b>1,099,688</b>
<b>Transfers and Other Sources (Uses)</b>					
Transfer from General Fund	64,337	-	15,000	25,000	30,000
<b>Total Expenditures Requiring Appropriation</b>	<b>1,270,048</b>	<b>381,370</b>	<b>1,036,937</b>	<b>1,038,041</b>	<b>1,099,688</b>
<b>ENDING FUND BALANCE</b>	\$ 69,425	\$ 595,860	\$ (149,395)	\$ (19,682)	\$ 167,420

**RESOLUTION NO. 2023-11-\_\_**  
**A RESOLUTION OF THE BOARD OF DIRECTORS**  
**OF THE EASTPARK70 METROPOLITAN DISTRICT**  
**TO ADOPT THE 2024 BUDGET AND APPROPRIATE SUMS OF MONEY**

WHEREAS, the Board of Directors of the Eastpark70 Metropolitan District (“District”) has appointed the District Accountant to prepare and submit a proposed 2024 budget to the Board at the proper time; and

WHEREAS, the District Accountant has submitted a proposed budget to this Board on or before October 15, 2023, for its consideration; and

WHEREAS, upon due and proper notice, published or posted in accordance with the law, said proposed budget was open for inspection by the public at a designated place, a public hearing was held on November 3, 2023, and interested electors were given the opportunity to file or register any objections to said proposed budget; and

WHEREAS, the budget has been prepared to comply with all terms, limitations and exemptions, including, but not limited to, reserve transfers and expenditure exemptions, under Article X, Section 20 of the Colorado Constitution ("TABOR") and other laws or obligations which are applicable to or binding upon the District; and

WHEREAS, whatever increases may have been made in the expenditures, like increases were added to the revenues so that the budget remains in balance, as required by law.

WHEREAS, the Board of Directors of the District has made provisions therein for revenues in an amount equal to or greater than the total proposed expenditures as set forth in said budget; and

WHEREAS, it is not only required by law, but also necessary to appropriate the revenues provided in the budget to and for the purposes described below, as more fully set forth in the budget, including any interfund transfers listed therein, so as not to impair the operations of the District.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the Eastpark70 Metropolitan District:

1. That the budget as submitted, amended, and summarized by fund, hereby is approved and adopted as the budget of the Eastpark70 Metropolitan District for the 2024 fiscal year.
2. That the budget, as hereby approved and adopted, shall be certified by the Secretary of the District to all appropriate agencies and is made a part of the public records of the District.

3. That the sums set forth as the total expenditures of each fund in the budget attached hereto as **EXHIBIT A** and incorporated herein by reference are hereby appropriated from the revenues of each fund, within each fund, for the purposes stated.

ADOPTED this 3rd day of November, 2023.

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Secretary

EXHIBIT A  
(Budget)

I, James Steve Beck, hereby certify that I am the duly appointed Secretary of the Eastpark70 Metropolitan District, and that the foregoing is a true and correct copy of the budget for the budget year 2024, duly adopted at a meeting of the Board of Directors of the Eastpark70 Metropolitan District held on November 3, 2023.

By: \_\_\_\_\_  
Secretary

**RESOLUTION NO. 2023-11-\_\_\_**  
**A RESOLUTION OF THE BOARD OF DIRECTORS**  
**OF THE EASTPARK70 METROPOLITAN DISTRICT**  
**TO SET MILL LEVIES**

WHEREAS, the Board of Directors of the Eastpark70 Metropolitan District (“District”) has adopted the 2024 annual budget in accordance with the Local Government Budget Law on November 3, 2023; and

WHEREAS, the adopted budget is attached to the Resolution of the Board of Directors to Adopt the 2024 Budget and Appropriate Sums of Money, and such budget is incorporated herein by this reference; and

WHEREAS, the amount of money necessary to balance the budget for general fund expenses from property tax revenue is identified in the budget; and

WHEREAS, the amount of money necessary to balance the budget for debt service fund expenses from property tax revenue is identified in the budget; and

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of Eastpark70 Metropolitan District:

1. That for the purposes of meeting all general fund expenses of the District during the 2024 budget year, the District determined to levy mills upon each dollar of the total valuation for assessment of all taxable property within the District, as set forth in the budget, to raise the required revenue.

2. That for the purposes of meeting all debt service fund expenses of the District during the 2024 budget year, the District determined to levy mills upon each dollar of the total valuation for assessment of all taxable property within the District, as set forth in the budget, to raise the required revenue.

3. That the District Accountant of the District is hereby authorized and directed to immediately certify to the County Commissioners of Adams County, Colorado, the mill levies for the District as set forth in the District’s Certification of Tax Levies (attached hereto as **EXHIBIT A** and incorporated herein by reference), recalculated as needed upon receipt of the final certification of valuation from the County Assessor in order to comply with any applicable revenue and other budgetary limits.

ADOPTED this 3rd day of November, 2023.

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Secretary



**EXHIBIT A**  
(Certification of Tax Levies)

I, James Steven Beck, hereby certify that I am the duly appointed Secretary of the Eastpark 70 Metropolitan District, and that the foregoing is a true and correct copy of the Certification of Mill Levies for the budget year 2024, duly adopted at a meeting of the Board of Directors of the Eastpark 70 Metropolitan District held on November 3, 2023.

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Secretary

**RESOLUTION NO. 2023-11-**  
**EASTPARK70 METROPOLITAN DISTRICT**  
**AMENDING POLICY ON COLORADO OPEN RECORDS ACT REQUESTS**

A. On October 29, 2013, EastPark70 Metropolitan District (the “**District**”) adopted Resolution No. 2013-10-06 Regarding Colorado Open Records Act Requests, as amended (the “**Resolution**”), in which the District adopted a policy related to Colorado Open Records Act Requests (the “**Policy**”).

B. In 2023, the Colorado General Assembly enacted Senate Bill 23-286, which provided for certain changes in the law related to Colorado Open Records Act Requests.

C. The District desires to amend the Policy due to the legislative changes set forth in Senate Bill 23-286.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of EastPark70 Metropolitan District, Adams County, Colorado:

1. Defined Terms. Capitalized terms used but not otherwise defined herein shall have the meaning ascribed to them in the Resolution.

2. Amendments to Policy. The Policy is hereby amended as follows:

(a) Amendment to Section 3 of the Resolution. Section 3 of the Resolution is hereby deleted in its entirety, and substituted in lieu thereof shall be the following:

“3. Within the period specified in Section 24-72-203(3)(a), C.R.S., as amended from time to time, the Official Custodian shall notify the record requester that a copy of the record is available, but will only be sent to the requester once the custodian either receives payment or makes arrangements for receiving payment for all costs associated with records transmission and for all other fees lawfully allowed, unless recovery of all or any portion of such costs or fees has been waived by the Official Custodian, or where prohibited or limited by law. Upon either receiving such payment or making arrangements to receive such payment at a later date, the Official Custodian shall provide the record(s) to the requester as soon as practicable, but no more than three (3) business days after receipt of, or making arrangements to receive, such payment.”

(b) Amendment to Section 5 of the Resolution. Section 5 of the Resolution is hereby deleted in its entirety, and substituted in lieu thereof shall be the following:

“5. The Official Custodian shall not charge a per-page fee for providing records in a digital or electronic format.”

(c) Amendment to Section 7 of the Resolution. Section 7 of the Resolution is hereby deleted in its entirety, and substituted in lieu thereof shall be the following:

“7. All requests for copies or inspection of public records of the District shall be submitted to the Official Custodian in writing. Such requests shall be delivered by the Official Custodian to the District’s legal counsel for review and legal advice regarding the lawful availability of records requested and related matters, including without limitation, whether to deny inspection or production of certain records or information for reasons set forth in Sections 24-72-204(2) and (3), C.R.S., as amended from time to time. The District may, from time to time, designate specific records for which written requests are not required and with respect to which review by legal counsel is not required; i.e., service plans, rules and regulations, minutes, etc. Such designations shall occur in the minutes of the meetings of the District.”

3. Except as expressly set forth herein, the Resolution continues to be effective without modification.

**[SIGNATURE PAGE FOLLOWS]**

**[SIGNATURE PAGE TO RESOLUTION NO. 2023-11-\_\_\_\_]**

RESOLUTION APPROVED AND ADOPTED ON NOVEMBER 3, 2023.

**EASTPARK70 METROPOLITAN  
DISTRICT**

By: \_\_\_\_\_  
President

Attest:

\_\_\_\_\_  
Secretary



141 Union Boulevard, Suite 150  
Lakewood, CO 80228-1898  
303-987-0835 • Fax: 303-987-2032

## MEMORANDUM

TO: Board of Directors

FROM: Christel Gemski  
Executive Vice-President

DATE: October 12, 2023

RE: Notice of 2024 Rate Increase

A rectangular box containing a handwritten signature in blue ink that reads "Christel Gemski".

In accordance with the Management Agreement (“Agreement”) between the District and Special District Management Services, Inc. (“SDMS”), at the time of the annual renewal of the Agreement, the hourly rate described in Article III for management and all services shall increase by (6.0%) per hour.

We hope you will understand that it is necessary to increase our rates due to increasing gas and operating costs along with new laws and rules implemented by our legislature.