

**2022 ANNUAL REPORT
UPLANDS METROPOLITAN DISTRICT NOS. 1 AND 2**

As required by Section 32-1-207(3)(c), C.R.S. and Section XVII of the District’s Service Plan, the following report of the activities of Uplands Metropolitan District Nos. 1 and 2 (the “Districts”) from January 1, 2022 to December 31, 2022 is hereby submitted.

- A. Summary of the progress of the Districts in implementing the Service Plan: The Districts were organized December 2, 2022, and held their organizational meetings on December 14, 2022. The progress of the Districts implementing their Service Plan is proceeding as planned.
- B. Audited financial statements for the reporting year (or application for exemption from audit): The Districts are currently exempt from audit, pursuant to Section 29-1-604, C.R.S. Copies of the 2022 Applications for Exemption from Audit are attached hereto as **Exhibit A**.
- C. Summary of capital expenditures incurred in development of public facilities and any capital improvements or projects proposed to be undertaken in the five (5) years following the Report Year: The Districts did not incur capital expenditures in development of public improvements or facilities during 2022. It is anticipated that the Districts will incur capital expenditures in development of public improvements or facilities in 2023-2028 for public improvements identified in plats and development plans approved by the City.
- D. Summary of financial obligations, including the amount of outstanding debt, the amount and terms of any new debt or long-term obligations issued in the Report Year, the amount of payment or retirement of existing indebtedness in the Report Year, the total assessed valuation of all taxable properties within the Districts as of January 1 of the Report Year, and the current mill levy of the Districts pledged to debt retirement in the Report Year:

The Districts did have any outstanding or new debt in 2022.

The final assessed valuation of the Districts from Adams County dated December 1, 2022 and Mill Levy Certifications are attached hereto as **Exhibit B**.
- E. Current year’s budget: A copy of the Districts’ 2023 budgets are attached hereto as **Exhibit B**.
- F. Summary of residential and/or commercial development: Construction has not yet commenced.
- G. Summary of all Fees imposed by the District: The Districts did not impose any fees during 2022.

- H. Certification of the Board that no action, event or condition enumerated in Section 11 of the Policy has occurred in the Report Year: There have been no material modifications to the Service Plan.
- I. Name, business address and telephone number of each member of the Board and its chief administrative officer and general counsel, together with the date, place and time of the regular meetings of the Board:

Board:

Mark Nickless
4601 DTC Blvd., Suite 525
Denver, CO 80237
970-439-1946

Jeff Handlin
4601 DTC Blvd., Suite 525
Denver, CO 80237
970-439-1946

Amber Sands
4601 DTC Blvd., Suite 525
Denver, CO 80237
970-439-1946

Chad Ellington
1480 Humboldt Street
Denver, CO 80218
970-439-1946

Matt Childers
2000 N. Clay Street
Denver, CO 80211
904-644-7670

Chief Administrative Officer and General Counsel:
McGeady Becher P.C.
Paula J. Williams, Esq.
450 E. 17th Avenue, Suite 400
Denver, CO 80203
303-592-4385

2023 Regular Meeting: December 4, 2023 at 1:00 p.m. to be held via video/teleconference

- J. Boundary changes made: No boundary changes were made in 2022
- K. Intergovernmental Agreements entered into or terminated: The Districts entered into an Intergovernmental Agreement with the City of Westminster on March 1, 2023.
- L. Access information to obtain a copy of rules and regulations adopted: The Districts have not adopted any rules and regulations as of December 31, 2022. In the event the Districts adopt such in the future, they may be accessed at the offices of McGeady Becher P.C., 450 E. 17th Avenue, Suite 400, Denver, Colorado 80203, or on the District's website: <https://uplandsmetropolitandistrict.specialdistrict.net/>.
- M. Summary of litigation involving the District's public improvements: The Districts have not been involved in any litigation.
- N. Status of the Districts construction of public improvements: Construction of public improvements has not yet commenced.
- O. Conveyances or dedications of facilities or improvements, constructed by the District, to the City: None.
- P. Notice of any uncured events of default by the Districts, which continue beyond a ninety (90) day period, under any debt instrument: To our knowledge, there are no uncured events of default by the Districts which continue beyond a ninety (90) day period.
- Q. Any inability of the Districts to pay obligations as they come due, in accordance with the terms of such obligations, which continues beyond a ninety (90) day period: To our knowledge, the Districts have been able to pay obligations as they come due.

EXHIBIT A
2022 AUDIT EXEMPTION APPLICATIONS

EXHIBIT B
FINAL ASSESSED VALUATIONS / MILL LEVY CERTIFICATIONS

EXHIBIT C
2023 BUDGETS