

Woodmen Heights Metropolitan District #2

Balance Sheet

As of July 31, 2025

	Jul 31, 25
ASSETS	
Current Assets	
Checking/Savings	
ECB - Operating	1,928,099.12
1112 · PNC Bank Reserve 9339	1,213,338.38
1111 · PNC Bank Loan 9048	1,464,800.26
UMB 2020B-1 Bond 394.1	3,006,086.24
UMB 2020B-1 Reserve 394.2	736,184.83
UMB 2020B-1 Surplus 394.3	773,635.07
UMB 2020B-2 Bond Fund 395.1	1,712,580.54
Total Checking/Savings	10,834,724.44
Accounts Receivable	
1210 · Accounts Receivable	14,501.13
1230 · Property Taxes Receivable	53,955.77
Total Accounts Receivable	68,456.90
Other Current Assets	
Assurance with City of CS	67,648.00
Prepaid Insurance	750.00
Total Other Current Assets	68,398.00
Total Current Assets	10,971,579.34
Fixed Assets	
Aspen Meadows Park	1,996,908.00
Construction in Process	2,496,075.00
Total Fixed Assets	4,492,983.00
Other Assets	
1921 · AA - Def Bal On Adv Ref Bonds	-523,494.00
1920 · Def Bal om Adv Refunding Bonds	2,336,845.00
Total Other Assets	1,813,351.00
TOTAL ASSETS	17,277,913.34
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2010 · Accounts Payable	10,115.46
Total Accounts Payable	10,115.46
Other Current Liabilities	
Due To D3	34,703.00
2022 · Deferred Property Tax Rev	53,955.77
2031 · Interest Payable - 2020B1	290,284.00
2032 · Interest Payable - 2020B2	1,840,638.00
Total Other Current Liabilities	2,219,580.77
Total Current Liabilities	2,229,696.23
Long Term Liabilities	
2650 · Series 2020A Loan	31,145,001.00
2640 · Series 2020B-2 Bond	6,714,000.00
2630 · Series 2020B-1 Bond	6,885,000.00
Total Long Term Liabilities	44,744,001.00
Total Liabilities	46,973,697.23

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Balance Sheet
As of July 31, 2025

	Jul 31, 25
Equity	
3910 - Retained Earnings	-33,351,278.51
Net Income	3,655,494.62
Total Equity	-29,695,783.89
TOTAL LIABILITIES & EQUITY	17,277,913.34

Woodmen Heights Metropolitan District #2
Profit & Loss Budget vs. Actual
January through July 2025

General Fund

		TOTAL				
		Jul 25	Jan - Jul 25	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense						
Income						
CORA Revenue	82.74	82.74				
Fees						
Facility Fees						
East Park Fee	0.00	0.00	20,000.00	-20,000.00	0.0%	
Total Facility Fees	0.00	0.00	20,000.00	-20,000.00	0.0%	
Taxes						
Current Year Taxes	371,726.63	934,276.83	948,559.00	-14,282.17	98.49%	
Specific Ownership Tax	7,495.14	45,113.50	66,399.00	-21,285.50	67.94%	
Delinquent Interest	50.17	343.83				
Prior Year Tax	0.00	291.24				
Prior Year Abatement	0.00	-316.73				
Abatement Interest	0.00	-2.47				
Total Taxes	379,271.94	979,706.20	1,014,958.00	-35,251.80	96.53%	
Fees - Other	0.00	4,158.70				
Total Fees	379,271.94	983,864.90	1,034,958.00	-51,093.10	95.06%	
Total Income	379,354.68	983,947.64	1,034,958.00	-51,010.36	95.07%	
Gross Profit	379,354.68	983,947.64	1,034,958.00	-51,010.36	95.07%	
Expense						
Contingency	0.00	0.00	50,000.00	-50,000.00	0.0%	
Copies & Postage	108.11	140.39	300.00	-159.61	46.8%	
Directors Fees	0.00	1,400.00	6,000.00	-4,600.00	23.33%	
Dues and Subscriptions	0.00	1,237.50	1,500.00	-262.50	82.5%	
Election	0.00	280.85	10,000.00	-9,719.15	2.81%	
Fees Due						
Storm Water	2,279.91	16,972.55	50,000.00	-33,027.45	33.95%	
Total Fees Due	2,279.91	16,972.55	50,000.00	-33,027.45	33.95%	
Insurance	-1,780.50	35,614.50	22,000.00	13,614.50	161.88%	
Parks						
Aspen Meadows	0.00	2,240.98				
Parks - Other	0.00	3,000.00				
Total Parks	0.00	5,240.98				
Professional Fees						
Audit	0.00	10,550.00	10,550.00	0.00	100.0%	
Construction Management	0.00	0.00	1,038,267.00	-1,038,267.00	0.0%	
District Management	11,000.00	77,000.00	132,000.00	-55,000.00	58.33%	
Landscaping Maintenance	50,422.52	258,562.98	450,000.00	-191,437.02	57.46%	
Legal Fees	1,895.34	19,089.92	25,000.00	-5,910.08	76.36%	
Total Professional Fees	63,317.86	365,202.90	1,655,817.00	-1,290,614.10	22.06%	
Property Tax	0.00	4,815.96	0.00	4,815.96	100.0%	

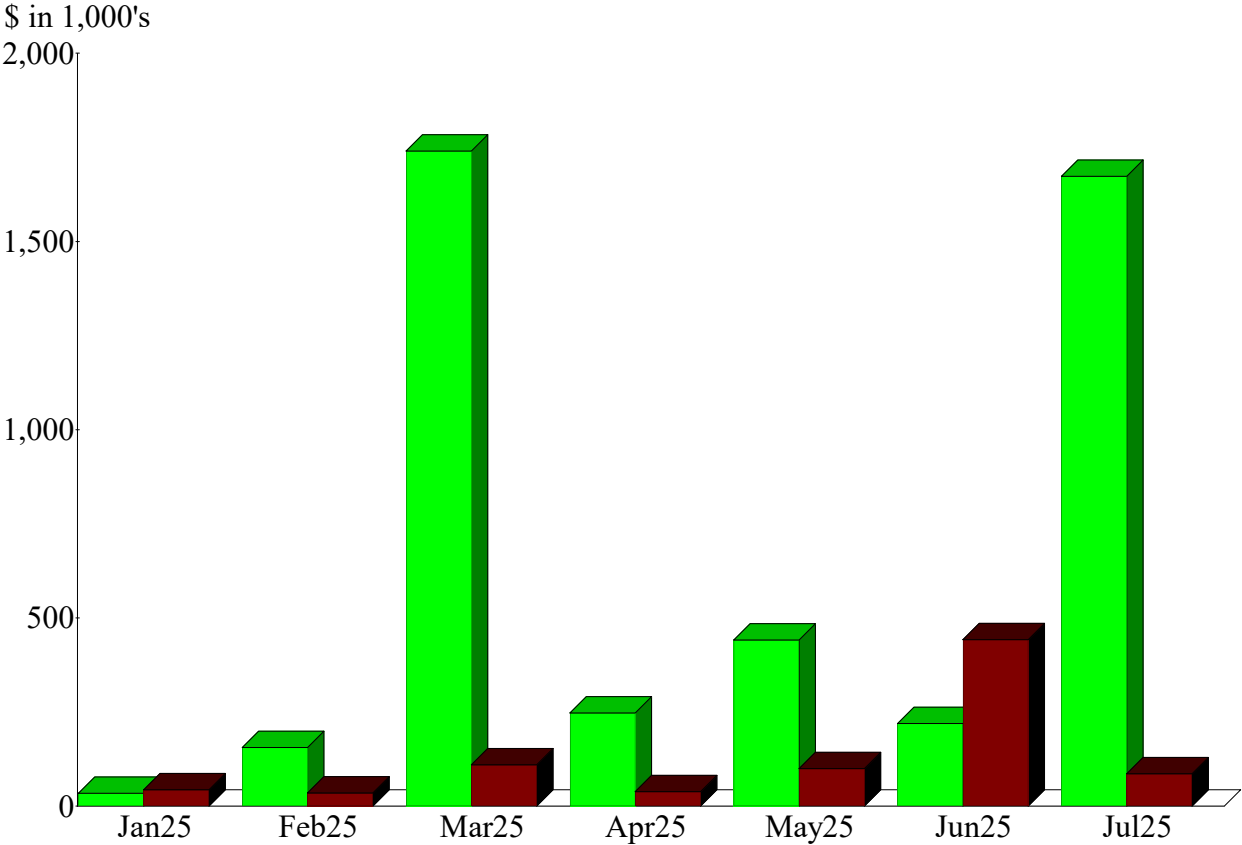
Woodmen Heights Metropolitan District #2
Profit & Loss Budget vs. Actual
January through July 2025

	TOTAL				
	Jul 25	Jan - Jul 25	Budget	\$ Over Budget	% of Budget
Repairs	1,572.50	4,704.38	50,000.00	-45,295.62	9.41%
Treasurer's Collection Fee	5,576.66	14,023.77	14,228.00	-204.23	98.57%
Total Expense	71,074.54	449,633.78	1,859,845.00	-1,410,211.22	24.18%
Net Ordinary Income	308,280.14	534,313.86	-824,887.00	1,359,200.86	-64.77%
Other Income/Expense					
Other Income					
Other Income	0.00	0.01			
Total Other Income	0.00	0.01			
Net Other Income	0.00	0.01			
Net Income	308,280.14	534,313.87	-824,887.00	1,359,200.87	-64.77%

Woodmen Heights Metropolitan District #2
Profit & Loss Budget vs. Actual
January through July 2025
Debt Service Fee

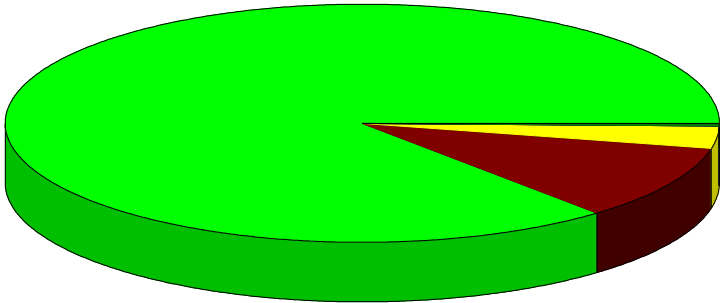
	TOTAL				
	Jul 25	Jan - Jul 25	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense					
Income					
Due From District 3 - Taxes	184,292.03	465,532.64	506,358.00	-40,825.36	91.94%
Fees					
Impact Fees					
Impact Fees Res Multi	34,655.40	199,268.55	144,398.00	54,870.55	138.0%
Impact Fees Residential	0.00	0.00	240,662.00	-240,662.00	0.0%
Total Impact Fees	34,655.40	199,268.55	385,060.00	-185,791.45	51.75%
Taxes					
Current Year Taxes	1,032,573.97	2,595,213.41	2,634,887.00	-39,673.59	98.49%
Specific Ownership Tax	20,819.82	125,315.27	184,442.00	-59,126.73	67.94%
Delinquent Interest	139.36	954.85			
Prior Year Tax	0.00	809.00			
Prior Year Abatement	0.00	-879.82			
Abatement Interest	0.00	-6.88			
Total Taxes	1,053,533.15	2,721,405.83	2,819,329.00	-97,923.17	96.53%
Total Fees	1,088,188.55	2,920,674.38	3,204,389.00	-283,714.62	91.15%
Total Income	1,272,480.58	3,386,207.02	3,710,747.00	-324,539.98	91.25%
Gross Profit	1,272,480.58	3,386,207.02	3,710,747.00	-324,539.98	91.25%
Expense					
Interest Expense					
Loan Interest	0.00	368,549.00	884,518.00	-515,969.00	41.67%
Interest Expense - Other	0.00	0.00	1,034,517.00	-1,034,517.00	0.0%
Total Interest Expense	0.00	368,549.00	1,919,035.00	-1,550,486.00	19.21%
Treasurer's Collection Fee	15,490.71	38,954.68	39,523.00	-568.32	98.56%
Total Expense	15,490.71	407,503.68	1,958,558.00	-1,551,054.32	20.81%
Net Ordinary Income	1,256,989.87	2,978,703.34	1,752,189.00	1,226,514.34	170.0%
Other Income/Expense					
Other Income					
Interest Income	21,346.06	142,477.41	50,000.00	92,477.41	284.96%
Total Other Income	21,346.06	142,477.41	50,000.00	92,477.41	284.96%
Net Other Income	21,346.06	142,477.41	50,000.00	92,477.41	284.96%
Net Income	1,278,335.93	3,121,180.75	1,802,189.00	1,318,991.75	173.19%

Income and Expense by Month
January through July 2025



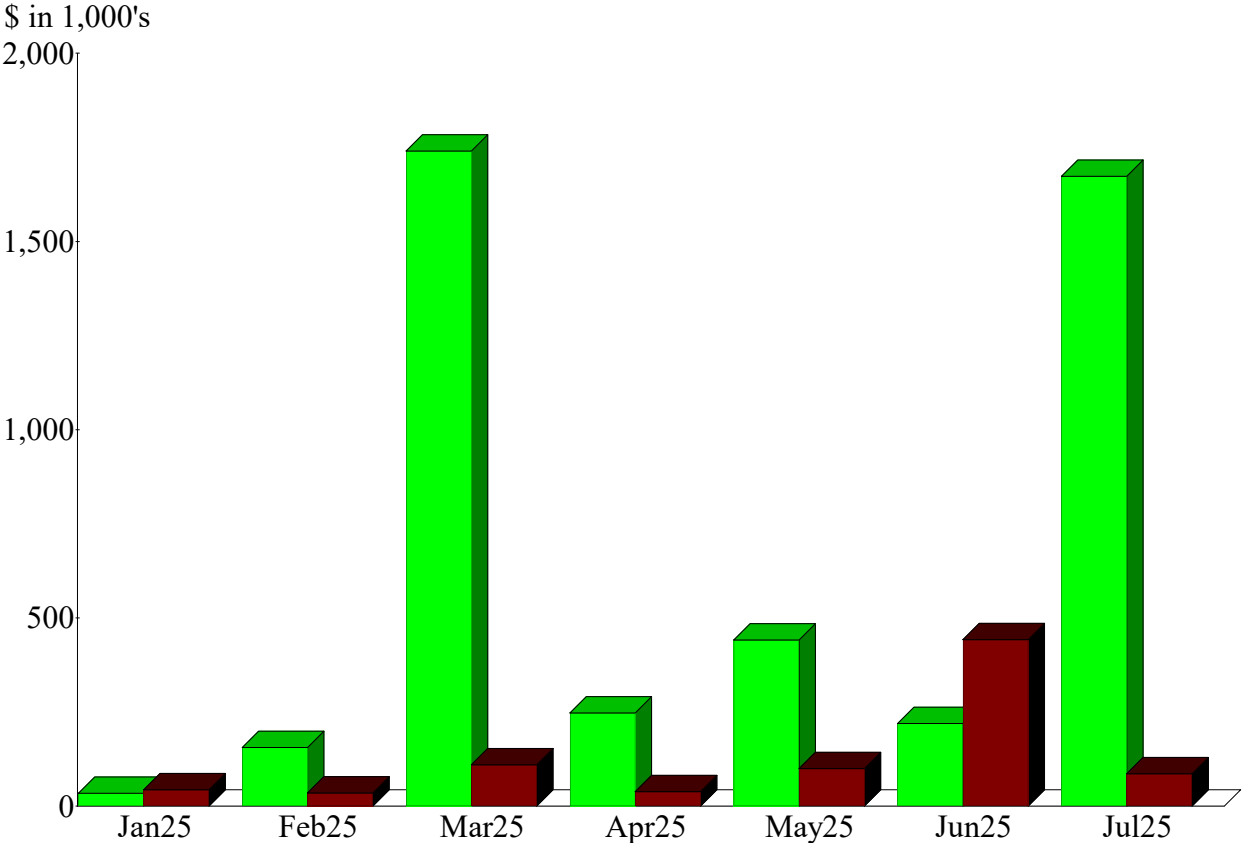
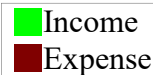
Income Summary
January through July 2025

Fees	86.52%
Due From District 3 - Taxes	10.32
Interest Income	3.16
CORA Revenue	0.01
Other Income	0.01
Total	\$4,512,632.08



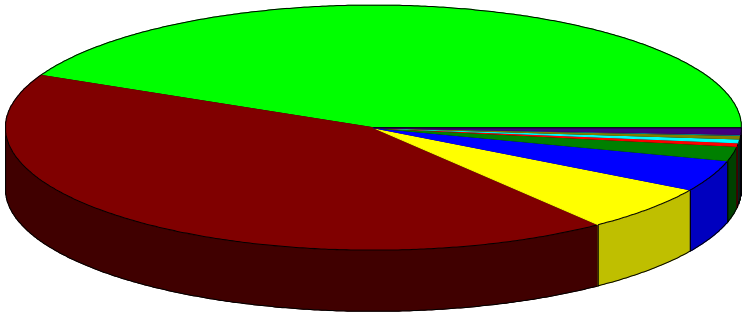
By Account

Income and Expense by Month
January through July 2025



Expense Summary
January through July 2025

Interest Expense	43.00%
Professional Fees	42.61
Treasurer's Collection Fee	6.18
Insurance	4.16
Fees Due	1.98
Parks	0.61
Property Tax	0.56
Repairs	0.55
Directors Fees	0.16
Dues and Subscriptions	0.14
Other	0.05
Total	\$857,137.46



By Account