



WOODMEN HEIGHTS METROPOLITAN DISTRICT NOS. 1, 2 and 3

Special Board Meeting

Tuesday, May 9, 2023 – 1:30 p.m.

119 N. Wahsatch Avenue

Colorado Springs, Colorado 80903

And

Pursuant to Resolution of the Board, this meeting will also be held via video-teleconferencing and can be joined through the directions below:

<https://video.cloudoffice.avaya.com/join/048510349>

United States: [+1 \(213\) 463-4500](tel:+12134634500)

Access Code: 048-510-349

Woodmen Heights Metropolitan District No. 1 & No. 3

Board of Director	Title	Term
Les Krohnfeldt	President	May 2025
Randle W Case II	Vice-President/ Treasurer	May 2027
VACANT	Secretary	May 2027 (appointment to May 2025)
Kyle Geditz	Assistant Secretary	May 2025
VACANT	Assistant Secretary	May 2027 (appointment to May 2025)

Woodmen Heights Metropolitan District No. 2

Board of Director	Title	Term
Les Krohnfeldt	President	May 2025
Randle W Case II	Vice-President/ Treasurer	May 2027
VACANT	Secretary	May 2027 (appointment to May 2025)
Jack Amberg	Assistant Secretary	May 2025
VACANT	Assistant Secretary	May 2027 (appointment to May 2025)

AGENDA

1. Call to order
2. Declaration of Quorum/ Director Qualifications/ Disclosure Matters
3. Oath of Affirmation
4. Appointment of Vacancies:
 - a. Appoint Jim Morely to Vacant positions on District No. 1, 2, & 3
 - b. Appoint Kyle Geditz to Vacant position on District No. 2
 - c. Appoint Jack Amberg to Vacant position on District No. 1 & 3
5. Appointment of Officers
6. Approval of Agenda
7. Approval of the April 5, 2023, Joint Meeting Minutes (attached)
8. District Manager Report
 - a. Aspen Meadows Park Update and Review

- b. D-20 School site discussion
- c. Concrete fence repairs Cumbre Vista
- d. Review Playground Inspection Reports (attached)

9. Development Updates

10. Public Comment (for items not already on the agenda)

11. Legal Matters

12. Financial Matters

- a. Consider Approval of Unaudited Financial Statements (attached)
- b. Ratify Approval of Payables through May 9, 2023 (attached)
- c. Discuss Safety Loss and Prevention Grants

13. Adjourn:

- a. Next Meeting Date – next schedule meeting for June 7, 2023 to review 2022 Audit

NOTICE OF SPECIAL MEETINGS

NOTICE IS HEREBY GIVEN That the Boards of Directors of **WOODMEN HEIGHTS METROPOLITAN DISTRICT NOS. 1, 2 and 3**, City of Colorado Springs, County of El Paso, State of Colorado, will hold a special meetings at 1:30 p.m. on Tuesday, the 9th day of May 2023 at 119 N. Wahsatch Ave, in Colorado Springs, Colorado, and via tele/videoconference <https://video.cloudoffice.avaya.com/join/048510349> or dial [+1 \(213\) 463-4500](tel:+12134634500)
Access Code: 048-510-349 for the purpose of conducting such business as may come before the Boards including the business on the attached agenda. Regular joint meetings for 2022 are on the first Wednesday of every month at 119 N. Wahsatch Ave, in Colorado Springs, Colorado, and via televideo conference so long as there is business to conduct. The regular meetings may be canceled. Please call (719) 447-1777 for meeting confirmation and information. The meeting is open to the public.

BY ORDER OF THE BOARDS OF DIRECTORS: WOODMEN HEIGHTS METROPOLITAN DISTRICT NOS. 1, 2 AND 3





**MINUTES OF REGULAR MEETINGS
OF THE BOARDS OF DIRECTORS OF THE
WOODMEN HEIGHTS METROPOLITAN DISTRICT NOS. 1, 2 and 3
APRIL 5, 2023 AT 1:00 P.M.**

Pursuant to posted notice, the joint meeting of the Boards of Directors of the Woodmen Heights Metropolitan District Nos. 1, 2 and 3 was held on Wednesday, April 5, 2023, at 1:00 p.m., at 119 Wahsatch Avenue, Colorado Springs, Colorado 80903, and via video teleconference.

In attendance were Directors:

Les Krohnfeldt, President
James Morley, Secretary
Randle W. Case II, Vice President/Treasurer
Jack Amberg, Asst. Secretary
Kyle Geditz, Asst. Secretary

Also in attendance were:

K. Sean Allen, Esq., White Bear Ankele Tanaka & Waldron
Kevin Walker, WSDM
Rebecca Harris, WSDM
Jak Pattamasaevi, WSDM

Combined Meeting:

The Boards of Directors of the Districts have determined to hold a joint meeting of the Districts and to prepare joint minutes of actions taken by the Districts in such meetings. Unless otherwise noted herein, all official action reflected in these minutes shall be deemed to be the action of all Districts. Where necessary, action taken by an individual District will be so reflected in these minutes.

1. Call to Order: The meeting was called to order at 1:00 PM by President Krohnfeldt.

2. Declaration of Quorum/Director Qualifications/Disclosure Matters: President Krohnfeldt indicated that a quorum of the Boards was present and stated that each Director has been qualified as an eligible elector of the Districts pursuant to Colorado law. The Directors confirmed their qualification. Mr. Allen advised the Boards that, pursuant to Colorado law, certain disclosures might be required prior to taking official action at the meeting. Mr. Walker reported that disclosures for those directors with potential or existing conflicts of interest were filed with the Secretary of State's Office and the Boards 72 hours prior to the meeting, in accordance with Colorado law, and those disclosures were acknowledged by the Board. Mr. Allen inquired into whether members of the Boards had any additional disclosures of potential or existing conflicts of interest with regard to any matters scheduled for discussion at the meeting. No additional disclosures were noted. The Boards determined that the participation of

the members present was necessary to obtain a quorum or to otherwise enable the Boards to act.

3. Approval of the Agenda: Director Morley moved to approve the Agenda as presented; seconded by Director Geditz. Motion passed unanimously.
4. Approval of the February 1, 2023 Joint Meeting Minutes: After review, Director Amberg moved to approve the February 1, 2023 Joint Meeting Minutes; seconded by Director Geditz. Motion passed unanimously.
5. District Manager Report
 - a. Aspen Meadows Park Update and Review: Mr. Walker provided an update on the Aspen Meadows park. There was a community meeting last week attended by 6-7 people. Everything is going well in terms of the design, and the District should officially own the property by the end of the month. Construction and dirt work is anticipated to start in May, and the turf area completed by the end of the summer.
 - b. D-20 School site discussion: Mr. Walker reported that D-20 has requested this item be delayed until the new Superintendent takes over in June.
 - c. Concrete fence repair Cumbre Vista east of park: Ms. Harris reported that a proposal was received to repair the concrete fence panels in Cumbre Vista, and construction will begin in the next few weeks.
6. Development Updates: Mr. Walker reported that Aspen View continues their development of subdivisions. The Board discussed new commercial development in the area.
7. Public Comment: The Board discussed the new USPS policy that adjacent property owners are responsible for maintenance and repairs of mail and parcel boxes.
8. Legal Matters
 - a. Public Hearing for District No. 3 Exclusion: Mr. Allen presented the District No. 3 Exclusion and Inclusion to District No. 2 from Continental 613 Fund, LLC. Director Amberg moved to open the Public Hearing for District No. 3 Exclusion; seconded by Director Morley. Motion passed unanimously. The Board discussed the Continental 613 Fund, LLC is moving their property out of the commercial District No. 3 and into the residential District No. 2. After no public comment, Director Amberg moved to close the Public Hearing; seconded by Director Morley. Motion passed unanimously.
 - i. Consider Adoption of District No. 3 Resolution for Exclusion: Director Geditz moved to adopt District No. 3 Resolution for Exclusion; seconded by Director Morley. Motion passed unanimously.
 - b. Public Hearing for District No. 2 Inclusion: Director moved to open the Public Hearing for District No. 2 Inclusion; seconded by Director Morley. Motion passed unanimously. After no public comment, Director Amberg moved to close the Public Hearing; seconded by Director Morley. Motion passed unanimously.
 - ii. Consider Adoption of District No. 2 Resolution for Inclusion: Director Amberg moved to adopt District No. 2 Resolution for Inclusion; seconded by Director Morley. Motion passed unanimously.

9. Financial Matters
 - a. Consider Approval of Unaudited Financial Statements: Ms. Harris presented the Unaudited Financial Statements.
 - b. Ratify Approval of Payables through April 5, 2023: Ms. Harris presented the Payables through April 5, 2023.
 - c. Ms. Harris informed the Board of an issue with a property in Forest Meadows. The property has a spring running below their house, so their sump pump runs every 20 minutes. Ms. Harris is working on a better permanent solution to get the water down to the storm drain.

10. Adjourn: The Board unanimously adjourned the meeting at 1:30 PM.
 - a. Next Regular Meeting Date – Schedule May meeting for after May 3, 2023 to allow newly elected directors to complete and file oaths of office which is necessary to officially begin new terms. The Board agreed to reschedule the next meeting for May 9, 2023 at 1:30 PM. The Board discussed that Directors Morley and Amberg will be appointed at the next meeting.

Respectfully Submitted,

By: Recording Secretary






PLAYGROUND LOW FREQUENCY INSPECTION FORM

Bristlecone Park



Inspected By	Keith Kroening (CPSI)	Date	3/29/2023	Start/Finish Time	1:30pm - 2:15pm
Temp.	60 Degrees	Conditions	Sunny/Windy		

Priority Hazards designated in red: 1) Could result in death or serious injury and needs to be dealt with immediately, 2) Could result in minor injury and should be corrected when time permits, 3) Is compliant but has been noted as an eventual potential risk.


Site Inspection Items	Yes	No	N/A	Inspection & Repair Comments
Play area is free of vandalism (damage, graffiti, burns, etc.)		X		<ul style="list-style-type: none"> Etchings in the new bubble panel. Replacement is up to the determination of the playground owner (No Priority Hazard)  <ul style="list-style-type: none"> Markings on a couple different panels throughout equipment (No Priority Hazard - Removed by Keith Kroening on 3/29/2023)





No poor drainage areas	X				
No obstruction of play area	X				
Concrete footers are below fall material and not exposed	X				
All signs and labels are present and legible	X				
Fences secure and complete without any protrusions			X		
Gates in working order			X		
Pathways undamaged and free from obstructions	X				
Nearby trees appear to be in good condition and not likely to fall	X				
All surrounding borders in good condition	X				
Equipment free of insects and nests	X				
Equipment General	Yes	No	N/A	Inspection & Repair Comments	
All equipment components, including collars, supports are secure and free from decay at ground level.	X				
No abnormal wearing of components	X				
Are supports secure in the ground and are all fixings secure	X				
Hardware is present and cannot be moved or loosened by hand		X			<ul style="list-style-type: none"> Hardware on wave climber was completely completely missing (CPSC 2.5.2)(Priority 3 Hazard - Missing hardware replaced by Keith Kroening on 3/29/2023. I normally will not have the correct spare hardware)



Platforms/Decking and steps are clear of debris	X			
No wearing or tripping hazards present with platforms/decking	X			
All timber and metal work undamaged and free from corrosion	X			
All safety barriers and guardrails present and adequate for age group	X			
Equipment work properly without undue noise	X			
Hardware in good condition	X			
Capped ends	X			
Paint – no deterioration, peeling, cracking chipping or chalking	X			
No sharp points, corners, edges or loose welds	X			
No entanglement or impalement points	X			
No protrusions	X			
No projections	X			
No pinch, crush or shearing points	X			
No tripping hazards	X			
No suspended hazards (cables, wires, ropes)	X			
No metal rusts/wood rot	X			
No head entrapment	X			
No loose handholds/rails	X			
No loose step/ring/rung	X			

No loose nuts/bolts or need replaced	X			
No missing or broken parts	X			
No work/frayed cables	X			
Swings	Yes	No	N/A	Inspection & Repair Comments
Swing seats are in good condition, unbroken and no exposed metal (no cuts, cracks, or missing seats)			X	
"S" hooks and clasps are in good condition and closed			X	
Seats fixed securely (with secure centre bar on cradle seats)			X	
The chains intact and in good condition with less than 40% wear			X	
Equipment Stable			X	
Slides	Yes	No	N/A	Inspection & Repair Comments
No loose steps or rails, slippery	X			
Smooth / Adequate surfaces		X		<ul style="list-style-type: none"> Cuts along exterior handrail to slide chute, presenting possible sharp edges to users (CPSC 3.4)(Priority 3 Hazard - Sharp edges cut down and smoothed out with a torch by Keith Kroening on 3/29/2023) 
No loose screws/bolts	X			
No broken parts or missing hardware	X			
No Entanglement Hazards, Cracks or Gaps	X			
No Exposed Footing	X			
Handrails secure and in good condition	X			

Is the chute securely fixed, undamaged and clear of foreign objects (needles, sharps, etc.) check under sides of chute	X			
Rocking & Spring Items	Yes	No	N/A	Inspection & Repair Comments
All supports and springs present and secure and free from decay at ground level			X	
Ground fixings secure and undue movement			X	
Does the item move smoothly and noiselessly			X	
Adequate Handhold Sizes			X	
All hand grips and foot rest present and securely fixed			X	
Climbing and Agility Items	Yes	No	N/A	Inspection & Repair Comments
All supports and springs present, secure and free from decay at ground level	X			
All timber or metal work undamaged and free from corrosion	X			
Are all the bars in place, securely fixed and any tube ends plugged	X			
Any overhead bars/rings all present securely fixed and do bars not rotate	X			
All ropes or chains present and in good condition and firmly fixed	X			
All nuts and bolts secure without any projecting thread	X			
No loose ropes not from a loop	X			
Cable Runways	Yes	No	N/A	Inspection & Repair Comments
All supports present, secure and free from decay at ground level			X	
All timber or metal work undamaged and free from corrosion			X	
The supports secure in the ground and take off platforms in good condition			X	
Is the cable in good condition and securely fixed at each end			X	
Is the seat securely fixed with chains in good condition			X	

Does the trolley move easily and noiselessly and are guards intact			X	
If hand grips are present, are they in good condition			X	
If trackway, is it free from rust and are all joints level			X	
Surfacing	Yes	No	N/A	Areas need surfacing/raking
Type: EWF Depth: 12" Depth		X		<ul style="list-style-type: none"> Safety surfacing measures out around 7". Recommend adding 3" of EWF (ASTM F1292)(Priority 2 Hazard)  
Are safety surfaces undamaged and free from any trip hazards	X			
Is safety surfacing level with surrounding ground not causing trip hazards		X		<ul style="list-style-type: none"> EWF unlevel throughout playgrounds presenting a number of ware and trip hazards (CPSC 2.4, 3.6 & ASTM-1292)(Priority 2 Hazard - Heavy use areas were raked in my Keith Kroening on 3/29/2023)
Surface material is free of weeds, animal waste, glass, trash, needles, sharps and any other debris	X			

If surfacing is grass, is it in good condition without undue wear			X	
Rotating Items (Horizontal or Vertical)	Yes	No	N/A	Inspection & Repair Comments
Is it undamaged and is the platform level			X	
Does it revolve smoothly and noiselessly			X	
All safety features present			X	
Any protruding bolts etc. under the platform			X	
Additional Items	Yes	No	N/A	Inspection/Repair Comments
Playground ADA Accessible		X		<ul style="list-style-type: none"> Though ADA accessibility is not required at all playgrounds. It is recommended for future developments to include an accessible route/surfacing/equipment (ADA)(No Priority Hazard)

Work order numbers (list all that apply): _____

Repairs during Inspection Completed by: Keith Kroening Date: 3/29/2023

Other repairs completed by: _____ Date: _____

Reviewed by: _____ Date: _____



PLAYGROUND LOW FREQUENCY INSPECTION FORM

Cumbre Vista Park



Inspected By	Keith Kroening (CPSI)	Date	3/29/2023	Start/Finish Time	4:15pm - 5pm
Temp.	60 Degrees	Conditions	Sunny/Windy		


Priority Hazards designated in red: 1) Could result in death or serious injury and needs to be dealt with immediately, 2) Could result in minor injury and should be corrected when time permits, 3) Is compliant but has been noted as an eventual potential risk.

Site Inspection Items	Yes	No	N/A	Inspection & Repair Comments
Play area is free of vandalism (damage, graffiti, burns, etc.)		X		<ul style="list-style-type: none"> Vandalism multiple areas throughout the playground. Recommend immediate removal as some of it is vulgar. I was unable to do this on site as much of this would have to be approved to be covered with paint or removed with harsh chemicals (No Priority Hazard)






No poor drainage areas	X			
No obstruction of play area	X			
Concrete footers are below fall material and not exposed	X			
All signs and labels are present and legible	X			
Fences secure and complete without any protrusions			X	
Gates in working order			X	
Pathways undamaged and free from obstructions	X			
Nearby trees appear to be in good condition and not likely to fall	X			
All surrounding borders in good condition	X			
Equipment free of insects and nests	X			
Equipment General	Yes	No	N/A	Inspection & Repair Comments
All equipment components, including collars, supports are	X			

secure and free from decay at ground level.				
No abnormal wearing of components	X			
Are supports secure in the ground and are all fixings secure	X			
Hardware is present and cannot be moved or loosened by hand	X			
Platforms/Decking and steps are clear of debris		X		<ul style="list-style-type: none"> Arched decking bridge is starting to delaminate and rust, potentially exposing users. Recommend replacing affected section of decking (CPSC 2.5.3)(Priority 3 Hazard) 
No wearing or tripping hazards present with platforms/decking	X			
All timber and metal work undamaged and free from corrosion	X			
All safety barriers and guardrails present and adequate for age group	X			
Equipment work properly without undue noise	X			
Hardware in good condition	X			
Capped ends	X			
Paint – no deterioration, peeling, cracking chipping or chalking	X			
No sharp points, corners, edges or loose welds	X			
No entanglement or impalement points	X			
No protrusions	X			
No projections	X			

No pinch, crush or shearing points	X			
No tripping hazards	X			
No suspended hazards (cables, wires, ropes)	X			
No metal rusts/wood rot	X			
No head entrapment	X			
No loose handholds/rails	X			
No loose step/ring/rung	X			
No loose nuts/bolts or need replaced	X			
No missing or broken parts	X			
No work/frayed cables	X			
Swings	Yes	No	N/A	Inspection & Repair Comments
Swing seats are in good condition, unbroken and no exposed metal (no cuts, cracks, or missing seats)	X			
"S" hooks and clasps are in good condition and closed	X			
Seats fixed securely (with secure center bar on cradle seats)	X			
The chains intact and in good condition with less than 40% wear	X			
Equipment Stable	X			
Slides	Yes	No	N/A	Inspection & Repair Comments
No loose steps or rails, slippery	X			
Smooth / Adequate surfaces	X			
No loose screws/bolts		X		<ul style="list-style-type: none"> Slide footbuck is missing hardware on the underside of the slide exit. Recommend replacing missing hardware (CPSC 2.5.2)(Priority 3 Hazard)





No broken parts or missing hardware	X			
No Entanglement Hazards, Cracks or Gaps	X			
No Exposed Footing	X			
Handrails secure and in good condition	X			
Is the chute securely fixed, undamaged and clear of foreign objects (needles, sharps, etc.) check under sides of chute	X			
Rocking & Spring Items	Yes	No	N/A	Inspection & Repair Comments
All supports and springs present and secure and free from decay at ground level			X	
Ground fixings secure and undue movement			X	
Does the item move smoothly and noiselessly			X	
Adequate Handhold Sizes			X	

All hand grips and foot rest present and securely fixed			X	
Climbing and Agility Items	Yes	No	N/A	Inspection & Repair Comments
All supports and springs present, secure and free from decay at ground level	X			
All timber or metal work undamaged and free from corrosion		X		<ul style="list-style-type: none"> Climber rock is starting to show fracturing which can eventually expose users to sharp edges, insect nesting, and continued degradation. Recommend continued inspection and contacting the manufacturer for maintenance tips or filling with construction grade silicone (CPSC 3.4)(No Priority Hazard) 
Are all the bars in place, securely fixed and any tube ends plugged	X			
Any overhead bars/rings all present securely fixed and do bars not rotate	X			
All ropes or chains present and in good condition and firmly fixed	X			
All nuts and bolts secure without any projecting thread	X			
No loose ropes not from a loop	X			
Cable Runways	Yes	No	N/A	Inspection & Repair Comments
All supports present, secure and free from decay at ground level			X	
All timber or metal work undamaged and free from corrosion			X	

The supports secure in the ground and take off platforms in good condition			X	
Is the cable in good condition and securely fixed at each end			X	
Is the seat securely fixed with chains in good condition			X	
Does the trolley move easily and noiselessly and are guards intact			X	
If hand grips are present, are they in good condition			X	
If trackway, is it free from rust and are all joints level			X	
Surfacing	Yes	No	N/A	Areas need surfacing/raking
Type: EWF Depth: 12" Depth		X		<ul style="list-style-type: none"> Safety surfacing measures out around 7". Recommend adding about 3" of EWF (ASTM F1292)(Priority 2 Hazard)



				
<p>Are safety surfaces undamaged and free from any trip hazards</p>	<p>X</p>			
<p>Is safety surfacing level with surrounding ground not causing trip hazards</p>		<p>X</p>		<ul style="list-style-type: none"> • EWF unlevel throughout playgrounds presenting a number of ware and trip hazards (CPSC 2.4, 3.6 & ASTM-1292)(Priority 2 Hazard - Heavy use areas were raked in my Keith Kroening on 3/29/2023)
<p>Surface material is free of weeds, animal waste, glass, trash, needles, sharps and any other debris</p>	<p>X</p>			

If surfacing is grass, is it in good condition without undue wear			X	
Rotating Items (Horizontal or Vertical)	Yes	No	N/A	Inspection & Repair Comments
Is it undamaged and is the platform level			X	
Does it revolve smoothly and noiselessly			X	
All safety features present			X	
Any protruding bolts etc. under the platform			X	
Additional Items	Yes	No	N/A	Inspection/Repair Comments
Playground ADA Accessible		X		<ul style="list-style-type: none"> Though an ADA ramp is provided to the tot swings and rock climber wall the safety surfacing is not maintained up to the walk creating a lip over 1", making the pit inaccessible. Recommend continued maintenance of safety surfacing to remain ADA compliant (ADA)(No Priority Hazard - Materials raked back up to access ramp by Keith Kroening on 3/29/2023) 

Work order numbers (list all that apply): _____

Repairs during Inspection Completed by: Keith Kroening Date: 3/29/2023

Other repairs completed by: _____ Date: _____

Reviewed by: _____

Date: _____



PLAYGROUND LOW FREQUENCY INSPECTION FORM

Forest Meadows Park



Inspected By	Keith Kroening (CPSI)	Date	3/29/2023	Start/Finish Time	2:45pm - 3:30pm
Temp.	60 Degrees	Conditions	Sunny/Windy		

Priority Hazards designated in red: 1) Could result in death or serious injury and needs to be dealt with immediately, 2) Could result in minor injury and should be corrected when time permits, 3) Is compliant but has been noted as an eventual potential risk.


Site Inspection Items	Yes	No	N/A	Inspection & Repair Comments
Play area is free of vandalism (damage, graffiti, burns, etc.)		X		<ul style="list-style-type: none"> Minor denting and faded marking on the mirror panel. Recommend continued inspection and possible cleaning/replacement if condition worsens (No Priority Hazard)



- Markings throughout equipment. Recommend cleaning up vandalism (No Priority Hazard)




- It appears someone has taken a knife to the bottom side of the slide. Some of the cuts may expose users to sharp edges. Recommend continued inspection and potential repair if condition worsens (CSPC 3.4)(Priority 3 Hazard)

				
No poor drainage areas	X			
No obstruction of play area	X			
Concrete footers are below fall material and not exposed	X			
All signs and labels are present and legible	X			
Fences secure and complete without any protrusions			X	
Gates in working order			X	
Pathways undamaged and free from obstructions	X			
Nearby trees appear to be in good condition and not likely to fall	X			
All surrounding borders in good condition		X		<ul style="list-style-type: none"> Surrounding borders have minor cracking presenting potentially sharp edges to users. Recommend grinding down sharp edges (CPSC 3.4)(Priority 3 Hazard)



Equipment free of insects and nests	X			
Equipment General	Yes	No	N/A	Inspection & Repair Comments
All equipment components, including collars, supports are secure and free from decay at ground level.	X			

No abnormal wearing of components	X			
Are supports secure in the ground and are all fixings secure	X			
Hardware is present and cannot be moved or loosened by hand	X			
Platforms/Decking and steps are clear of debris	X			
No wearing or tripping hazards present with platforms/decking	X			
All timber and metal work undamaged and free from corrosion	X			
All safety barriers and guardrails present and adequate for age group	X			
Equipment work properly without undue noise	X			
Hardware in good condition	X			
Capped ends	X			
Paint – no deterioration, peeling, cracking chipping or chalking		X		<ul style="list-style-type: none"> ● Paint is deteriorating on the access barrier. Recommend continued inspection and resealing if condition worsens (CPSC 2.5.4)(No Priority Hazard)
				
No sharp points, corners, edges or loose welds	X			
No entanglement or impalement points	X			
No protrusions	X			
No projections	X			
No pinch, crush or shearing points	X			
No tripping hazards	X			

No suspended hazards (cables, wires, ropes)	X			
No metal rusts/wood rot	X			
No head entrapment	X			
No loose handholds/rails	X			
No loose step/ring/rung	X			
No loose nuts/bolts or need replaced	X			
No missing or broken parts	X			
No work/frayed cables	X			
Swings	Yes	No	N/A	Inspection & Repair Comments
Swing seats are in good condition, unbroken and no exposed metal (no cuts, cracks, or missing seats)			X	
"S" hooks and clasps are in good condition and closed			X	
Seats fixed securely (with secure centre bar on cradle seats)			X	
The chains intact and in good condition with less than 40% wear			X	
Equipment Stable			X	
Slides	Yes	No	N/A	Inspection & Repair Comments
No loose steps or rails, slippery	X			
Smooth / Adequate surfaces	X			
No loose screws/bolts	X			
No broken parts or missing hardware	X			
No Entanglement Hazards, Cracks or Gaps	X			
No Exposed Footing	X			
Handrails secure and in good condition	X			
Is the chute securely fixed, undamaged and clear of foreign objects (needles, sharps, etc.) check under sides of chute	X			
Rocking & Spring Items	Yes	No	N/A	Inspection & Repair Comments
All supports and springs present and secure and free from decay at ground level			X	
Ground fixings secure and undue movement			X	
Does the item move smoothly and noiselessly			X	

Adequate Handhold Sizes			X	
All hand grips and foot rest present and securely fixed			X	
Climbing and Agility Items	Yes	No	N/A	Inspection & Repair Comments
All supports and springs present, secure and free from decay at ground level	X			
All timber or metal work undamaged and free from corrosion	X			
Are all the bars in place, securely fixed and any tube ends plugged	X			
Any overhead bars/rings all present securely fixed and do bars not rotate	X			
All ropes or chains present and in good condition and firmly fixed	X			
All nuts and bolts secure without any projecting thread	X			
No loose ropes not from a loop	X			
Cable Runways	Yes	No	N/A	Inspection & Repair Comments
All supports present, secure and free from decay at ground level			X	
All timber or metal work undamaged and free from corrosion			X	
The supports secure in the ground and take off platforms in good condition			X	
Is the cable in good condition and securely fixed at each end			X	
Is the seat securely fixed with chains in good condition			X	
Does the trolley move easily and noiselessly and are guards intact			X	
If hand grips are present, are they in good condition			X	
If trackway, is it free from rust and are all joints level			X	
Surfacing	Yes	No	N/A	Areas need surfacing/raking
Type: EWF Depth: 12" Depth		X		<ul style="list-style-type: none"> Safety surfacing measures out around 8". Recommend adding 4" of EWF (ASTM F1292)(Priority 2 Hazard)



Are safety surfaces undamaged and free from any trip hazards	X			
Is safety surfacing level with surrounding ground not causing trip hazards		X		<ul style="list-style-type: none"> • EWF unlevel throughout playgrounds presenting a number of ware and trip hazards (CPSC 2.4, 3.6 & ASTM-1292)(Priority 2 Hazard - Heavy use areas were raked in my Keith Kroening on 3/29/2023)
Surface material is free of weeds, animal waste, glass, trash, needles, sharps and any other debris	X			
If surfacing is grass, is it in good condition without undue wear			X	
Rotating Items (Horizontal or Vertical)	Yes	No	N/A	Inspection & Repair Comments
Is it undamaged and is the platform level			X	
Does it revolve smoothly and noiselessly			X	
All safety features present			X	

Any protruding bolts etc. under the platform			X	
Additional Items	Yes	No	N/A	Inspection/Repair Comments
Playground ADA Accessible		X		<ul style="list-style-type: none"> Though ADA accessibility is not required at all playgrounds. It is recommended for future developments to include an accessible route/surfacing/equipment (ADA)(No Priority Hazard)

Work order numbers (list all that apply): _____

Repairs during Inspection Completed by: Keith Kroening Date: 3/29/2023

Other repairs completed by: _____ Date: _____

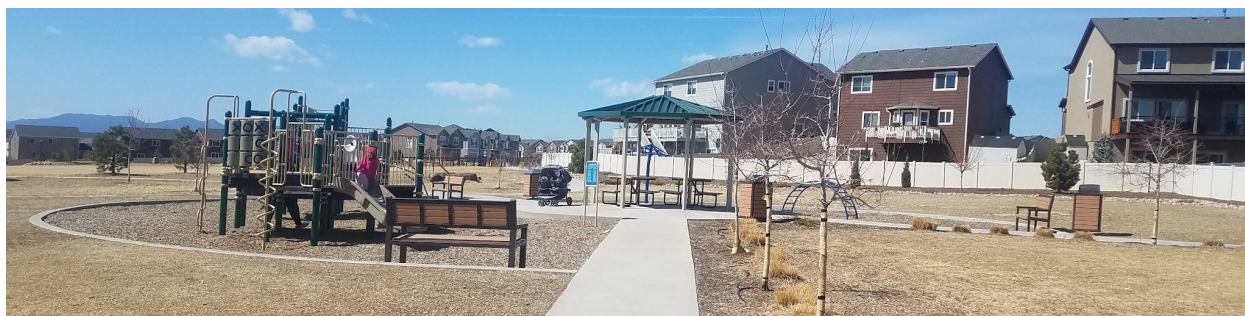
Reviewed by: _____ Date: _____



rmplaygroundservices.com

PLAYGROUND LOW FREQUENCY INSPECTION FORM

Trails at Forest Meadows Park




Inspected By	Keith Kroening (CPSI)	Date	3/29/2023	Start/Finish Time	3:30pm - 4:15pm
Temp.	60 Degrees	Conditions	Sunny/Windy		

Priority Hazards designated in red: 1) Could result in death or serious injury and needs to be dealt with immediately, 2) Could result in minor injury and should be corrected when time permits, 3) Is compliant but has been noted as an eventual potential risk.

Site Inspection Items	Yes	No	N/A	Inspection & Repair Comments
Play area is free of vandalism (damage, graffiti, burns, etc.)	X			
No poor drainage areas	X			
No obstruction of play area	X			
Concrete footers are below fall material and not exposed	X			
All signs and labels are present and legible	X			
Fences secure and complete without any protrusions			X	
Gates in working order			X	
Pathways undamaged and free from obstructions	X			
Nearby trees appear to be in good condition and not likely to fall	X			
All surrounding borders in good condition		X		<ul style="list-style-type: none"> Surrounding borders have minor cracking presenting potentially sharp edges to users. Recommend grinding down sharp edges (CPSC 3.4)(Priority 3 Hazard)




Equipment free of insects and nests	X			
Equipment General	Yes	No	N/A	Inspection & Repair Comments
All equipment components, including collars, supports are secure and free from decay at ground level.	X			

No abnormal wearing of components	X			
Are supports secure in the ground and are all fixings secure	X			
Hardware is present and cannot be moved or loosened by hand		X		<ul style="list-style-type: none"> At the top of the chain net climber there are quick links connecting the net to the decking. These should be switched to "D" shackles as the quick links can be removed easily by users (CPSC 2.5.2)(Priority 3 Hazard) 
Platforms/Decking and steps are clear of debris	X			
No wearing or tripping hazards present with platforms/decking	X			
All timber and metal work undamaged and free from corrosion	X			
All safety barriers and guardrails present and adequate for age group	X			
Equipment work properly without undue noise	X			
Hardware in good condition	X			
Capped ends		X		<ul style="list-style-type: none"> Post cap is missing, and could be a potential area for insect nesting and damage to the pole (CPSC 2.5.2)(Priority 3 Hazard)



Paint – no deterioration, peeling, cracking chipping or chalking	X				
No sharp points, corners, edges or loose welds	X				
No entanglement or impalement points	X				
No protrusions	X				
No projections	X				
No pinch, crush or shearing points	X				
No tripping hazards	X				
No suspended hazards (cables, wires, ropes)	X				
No metal rusts/wood rot	X				
No head entrapment	X				
No loose handholds/rails	X				
No loose step/ring/rung	X				
No loose nuts/bolts or need replaced	X				
No missing or broken parts	X				
No work/frayed cables	X				
Swings	Yes	No	N/A	Inspection & Repair Comments	
Swing seats are in good condition, unbroken and no exposed metal (no cuts, cracks, or missing seats)			X		
"S" hooks and clasps are in good condition and closed			X		
Seats fixed securely (with secure center bar on cradle seats)			X		

The chains intact and in good condition with less than 40% wear			X	
Equipment Stable			X	
Slides	Yes	No	N/A	Inspection & Repair Comments
No loose steps or rails, slippery	X			
Smooth / Adequate surfaces	X			
No loose screws/bolts	X			
No broken parts or missing hardware	X			
No Entanglement Hazards, Cracks or Gaps	X			
No Exposed Footing	X			
Handrails secure and in good condition	X			
Is the chute securely fixed, undamaged and clear of foreign objects (needles, sharps, etc.) check under sides of chute	X			
Rocking & Spring Items	Yes	No	N/A	Inspection & Repair Comments
All supports and springs present and secure and free from decay at ground level			X	
Ground fixings secure and undue movement			X	
Does the item move smoothly and noiselessly			X	
Adequate Handhold Sizes			X	
All hand grips and foot rest present and securely fixed			X	
Climbing and Agility Items	Yes	No	N/A	Inspection & Repair Comments
All supports and springs present, secure and free from decay at ground level	X			
All timber or metal work undamaged and free from corrosion	X			
Are all the bars in place, securely fixed and any tube ends plugged	X			
Any overhead bars/rings all present securely fixed and do bars not rotate	X			
All ropes or chains present and in good condition and firmly fixed	X			
All nuts and bolts secure without any projecting thread	X			

No loose ropes not from a loop	X			
Cable Runways	Yes	No	N/A	Inspection & Repair Comments
All supports present, secure and free from decay at ground level	X			
All timber or metal work undamaged and free from corrosion	X			
The supports secure in the ground and take off platforms in good condition	X			
Is the cable in good condition and securely fixed at each end	X			
Is the seat securely fixed with chains in good condition	X			
Does the trolley move easily and noiselessly and are guards intact		X		<ul style="list-style-type: none"> One of the guards on the interior of the trolley handle is now missing. Recommend replacing guard (CPSC 23.1)(Priority 3 Hazard) 
If hand grips are present, are they in good condition	X			
If trackway, is it free from rust and are all joints level	X			
Surfacing	Yes	No	N/A	Areas need surfacing/raking
Type: EWF Depth: 12" Depth		X		<ul style="list-style-type: none"> Safety surfacing measures out around 6". Recommend adding 6" of EWF (ASTM F1292)(Priority 1 Hazard)



Are safety surfaces undamaged and free from any trip hazards	X				
Is safety surfacing level with surrounding ground not causing trip hazards		X			<ul style="list-style-type: none"> • EWF unlevel throughout playgrounds presenting a number of ware and trip hazards. Unable to rake low spots due to lack of materials (CPSC 2.4, 3.6 & ASTM-1292)(Priority 2 Hazard)
Surface material is free of weeds, animal waste, glass, trash, needles, sharps and any other debris	X				
If surfacing is grass, is it in good condition without undue wear			X		
Rotating Items (Horizontal or Vertical)	Yes	No	N/A	Inspection & Repair Comments	
Is it undamaged and is the platform level			X		
Does it revolve smoothly and noiselessly			X		
All safety features present			X		
Any protruding bolts etc. under the platform			X		

Additional Items	Yes	No	N/A	Inspection/Repair Comments
Playground ADA Accessible		X		<ul style="list-style-type: none"> Though ADA accessibility is not required at all playgrounds. It is recommended for future developments to include an accessible route/surfacing/equipment (ADA)(No Priority Hazard)

Work order numbers (list all that apply): _____

Repairs during Inspection Completed by: Keith Kroening Date: 3/29/2023

Other repairs completed by: _____ Date: _____

Reviewed by: _____ Date: _____



Woodmen Heights Metropolitan District #1

05/05/23

Balance Sheet

Accrual Basis

As of March 31, 2023

	Mar 31, 23
ASSETS	
Current Assets	
Checking/Savings	
Eastern Colorado Bank Checking	1,701,595.69
1110 · WHMD Wells Fargo Checking	72,009.88
Total Checking/Savings	1,773,605.57
Total Current Assets	1,773,605.57
Fixed Assets	
1300 · Construction in Progress	
1329 · 51-29 Black Forest Park	428,567.04
1337 · 51-37 Landscape/Fence/Park 5.6	1,386,773.17
1340 · 51-40 Landscape/Fence/StreetW	910,647.47
1341 · 51-41 Landscape/Pocket Parks	165,522.00
Total 1300 · Construction in Progress	2,891,509.68
1540 · Accumulated Depreciation	-1,898,894.00
Total Fixed Assets	992,615.68
TOTAL ASSETS	2,766,221.25
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2010 · Accounts Payable	1,907.88
Total Accounts Payable	1,907.88
Total Current Liabilities	1,907.88
Total Liabilities	1,907.88
Equity	
3000 · Opening Balance Equity	-291,538.89
3910 · Retained Earnings	3,329,167.90
Net Income	-273,315.64
Total Equity	2,764,313.37
TOTAL LIABILITIES & EQUITY	2,766,221.25

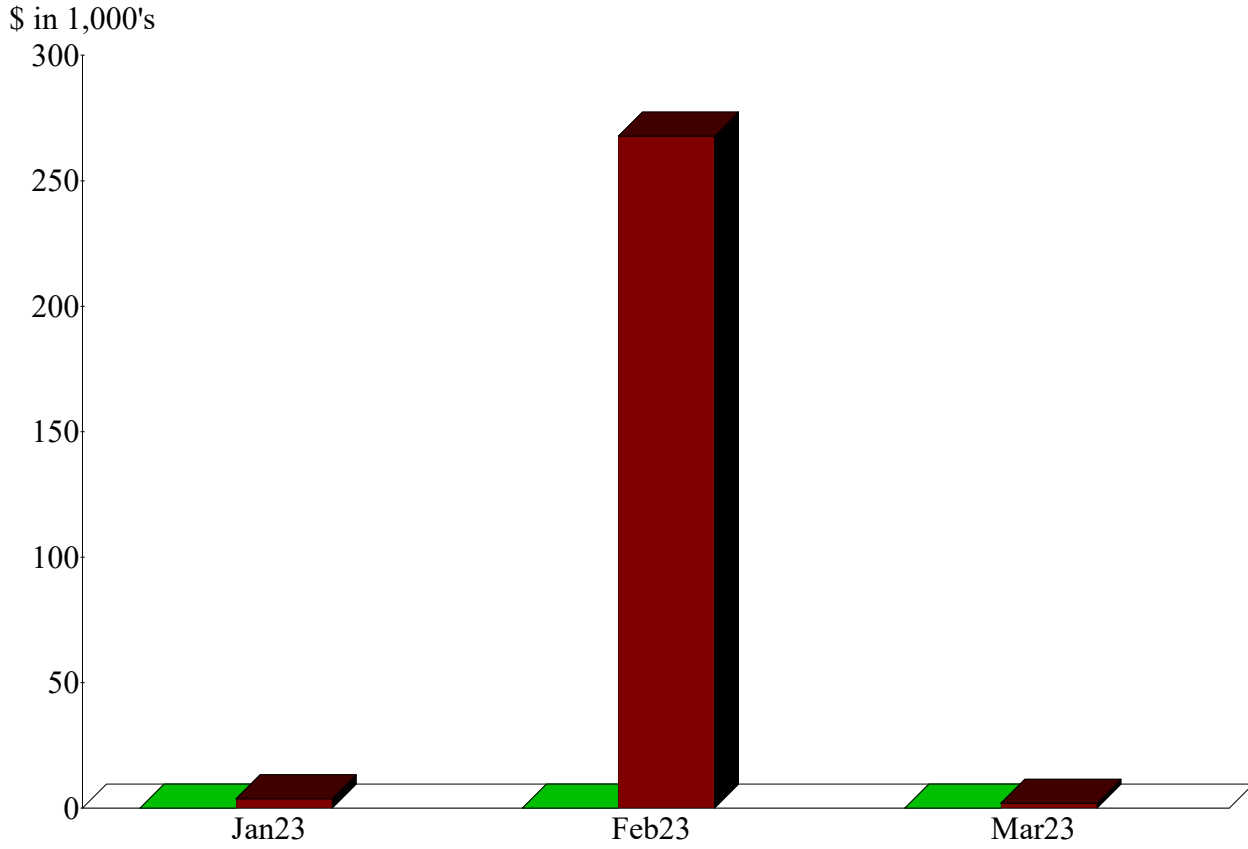
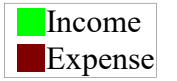
Woodmen Heights Metropolitan District #1

Profit & Loss Budget vs. Actual

January through March 2023

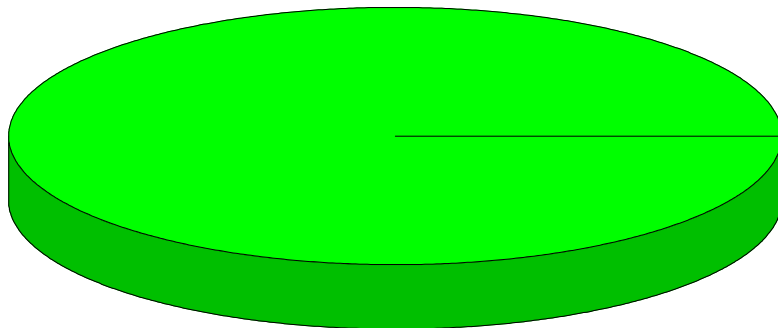
	TOTAL				
	Mar 23	Jan - Mar 23	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense					
Expense					
Copies & Postage	2.88	6.48	500.00	-493.52	1.3%
Fees Due					
Bridge Fees	0.00	264,967.71			
Total Fees Due	0.00	264,967.71			
6060 · Bank Service Charges	74.18	222.56	750.00	-527.44	29.68%
6160 · Dues and Subscriptions	0.00	83.37	300.00	-216.63	27.79%
6170 · Election Expense	186.04	1,467.81	2,500.00	-1,032.19	58.71%
6180 · Insurance	0.00	0.00	775.00	-775.00	0.0%
6570 · Professional Fees					
District Management	1,250.00	3,750.00	15,000.00	-11,250.00	25.0%
6571 · Accounting	0.00	0.00	9,325.00	-9,325.00	0.0%
6572 · Legal Fees	468.96	2,955.63	10,000.00	-7,044.37	29.56%
Total 6570 · Professional Fees	1,718.96	6,705.63	34,325.00	-27,619.37	19.54%
Total Expense	1,982.06	273,453.56	39,150.00	234,303.56	698.48%
Net Ordinary Income	-1,982.06	-273,453.56	-39,150.00	-234,303.56	698.48%
Other Income/Expense					
Other Income					
7010 · Interest Income					
O&M	51.06	137.92			
7010 · Interest Income - Other	0.00	0.00	1,000.00	-1,000.00	0.0%
Total 7010 · Interest Income	51.06	137.92	1,000.00	-862.08	13.79%
Total Other Income	51.06	137.92	1,000.00	-862.08	13.79%
Net Other Income	51.06	137.92	1,000.00	-862.08	13.79%
Net Income	-1,931.00	-273,315.64	-38,150.00	-235,165.64	716.42%

Income and Expense by Month
January through March 2023



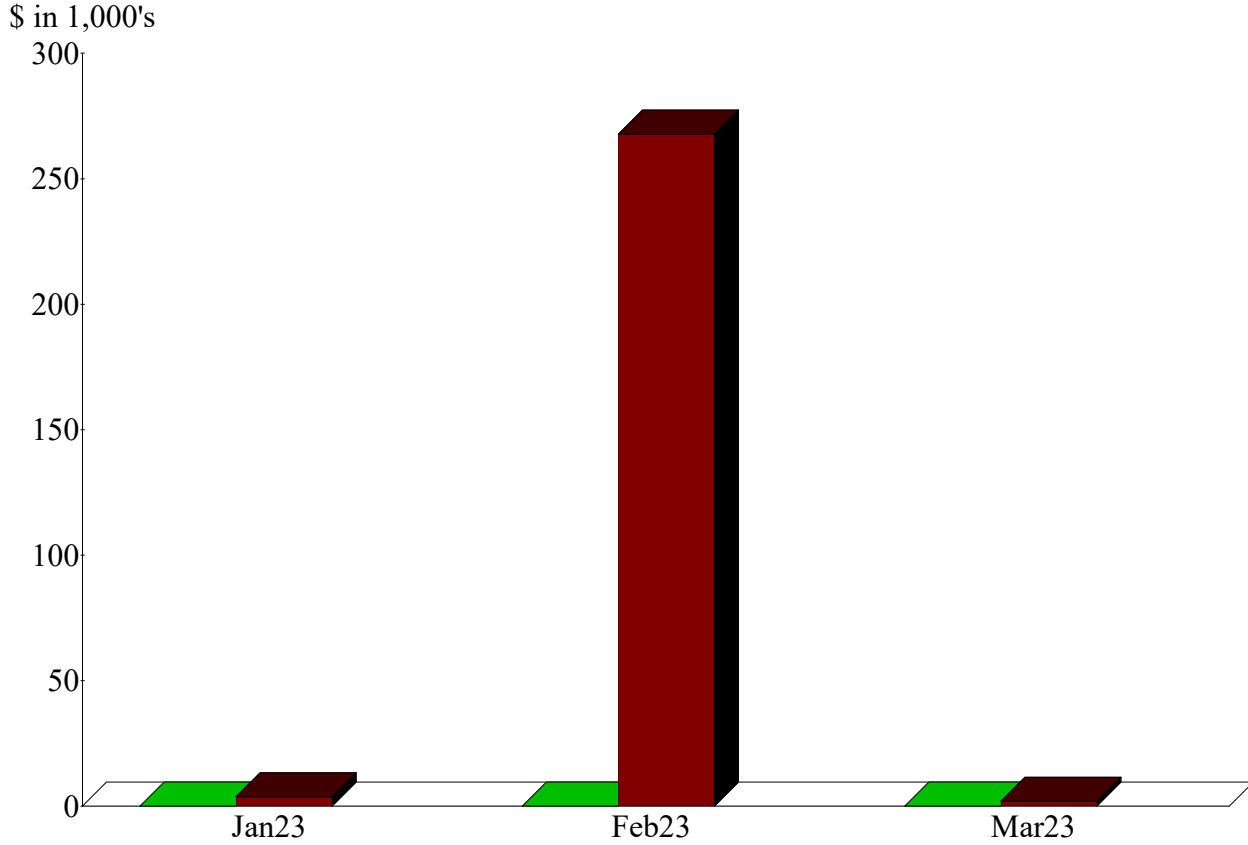
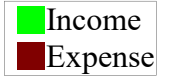
Income Summary
January through March 2023

7010 · Interest Income	100.00%
Total	\$137.92



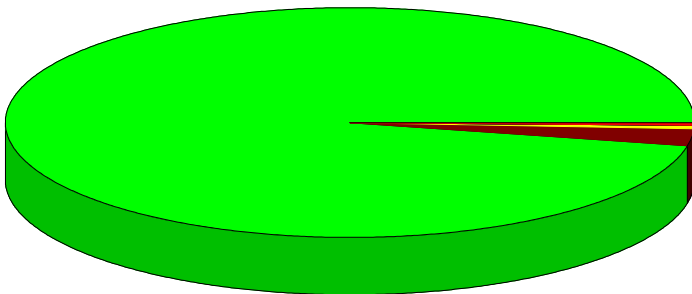
By Account

Income and Expense by Month
January through March 2023



Expense Summary
January through March 2023

Fees Due	96.90%
6570 · Professional Fees	2.45
6170 · Election Expense	0.54
6060 · Bank Service Charges	0.08
6160 · Dues and Subscriptions	0.03
Copies & Postage	0.01
Total	\$273,453.56



By Account

Woodmen Heights Metropolitan District #2

Balance Sheet

05/05/23

As of March 31, 2023

Accrual Basis

	<u>Mar 31, 23</u>
ASSETS	
Current Assets	
Checking/Savings	
ECB - Operating	2,957,977.73
1112 · PNC Bank Reserve 9339	1,145,742.49
1111 · PNC Bank Loan 9048	1,664,018.39
UMB 2020B-1 Bond 394.1	540.40
UMB 2020B-1 Reserve 394.2	742,328.77
UMB 2020B-1 Surplus 394.3	306,275.73
Total Checking/Savings	<u>6,816,883.51</u>
Accounts Receivable	
1210 · Accounts Receivable	47,935.33
1230 · Property Taxes Receivable	1,558,295.56
Total Accounts Receivable	<u>1,606,230.89</u>
Other Current Assets	
Due From District No. 3	3,884.00
Total Other Current Assets	<u>3,884.00</u>
Total Current Assets	<u>8,426,998.40</u>
TOTAL ASSETS	<u>8,426,998.40</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2010 · Accounts Payable	23,571.81
Total Accounts Payable	<u>23,571.81</u>
Other Current Liabilities	
2022 · Deferred Property Tax Rev	1,558,295.56
2030 · Interest Payable - 2020 Loan	40,074.00
2031 · Interest Payable - 2020B1	19,036.00
2032 · Interest Payable - 2020B2	554,028.00
Total Other Current Liabilities	<u>2,171,433.56</u>
Total Current Liabilities	<u>2,195,005.37</u>
Long Term Liabilities	
2650 · Series 2020A Loan	32,994,950.00
2640 · Series 2020B-2 Bond	6,714,000.00
2630 · Series 2020B-1 Bond	7,195,000.00
Total Long Term Liabilities	<u>46,903,950.00</u>
Total Liabilities	<u>49,098,955.37</u>
Equity	
3000 · Opening Balance Equity	1,293,534.46
3910 · Retained Earnings	-43,357,425.66
Net Income	1,391,934.23
Total Equity	<u>-40,671,956.97</u>
TOTAL LIABILITIES & EQUITY	<u>8,426,998.40</u>

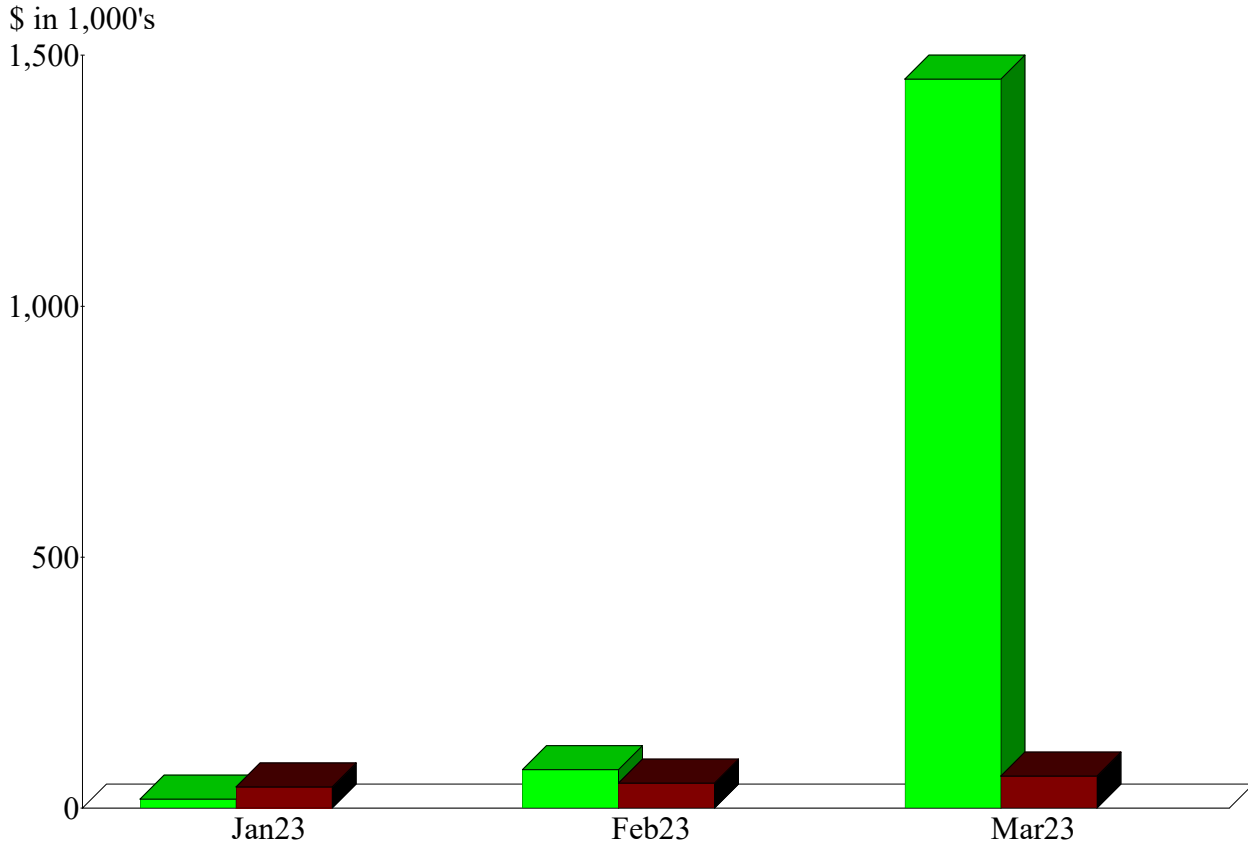
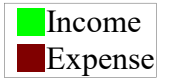
Woodmen Heights Metropolitan District #2

Profit & Loss Budget vs. Actual

January through March 2023

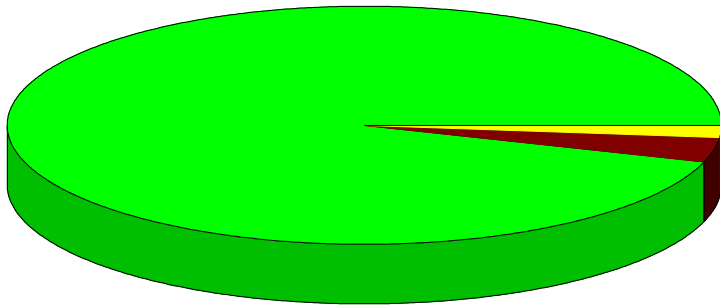
	TOTAL				
	Mar 23	Jan - Mar 23	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense					
Income					
Due From District 3 - Taxes	49,480.94	54,044.10	217,628.57	-163,584.47	24.83%
Fees					
Facility Fees	36,173.38	59,748.47			
Impact Fees					
Impact Fees Res Multi	0.00	0.00	130,973.00	-130,973.00	0.0%
Impact Fees Residential	0.00	0.00	218,287.50	-218,287.50	0.0%
Total Impact Fees	0.00	0.00	349,260.50	-349,260.50	0.0%
Taxes					
Current Year - O&M	386,199.08	394,616.21	836,558.56	-441,942.35	47.17%
Spec Own Tax - O&M	6,870.37	13,632.91	58,559.10	-44,926.19	23.28%
Current Year - Debt	950,094.16	970,801.26	2,058,030.24	-1,087,228.98	47.17%
Spec Own Tax - Debt	16,901.91	33,538.53	144,062.12	-110,523.59	23.28%
Total Taxes	1,360,065.52	1,412,588.91	3,097,210.02	-1,684,621.11	45.61%
Total Fees	1,396,238.90	1,472,337.38	3,446,470.52	-1,974,133.14	42.72%
Total Income	1,445,719.84	1,526,381.48	3,664,099.09	-2,137,717.61	41.66%
Gross Profit	1,445,719.84	1,526,381.48	3,664,099.09	-2,137,717.61	41.66%
Expense					
Contingency	0.00	0.00	30,000.00	-30,000.00	0.0%
Dues and Subscriptions	0.00	1,237.50	1,500.00	-262.50	82.5%
Election	287.00	1,554.41	7,500.00	-5,945.59	20.73%
Storm Water	1,086.79	1,403.46	30,000.00	-28,596.54	4.68%
Insurance	0.00	0.00	20,000.00	-20,000.00	0.0%
Interest Expense	0.00	0.00	1,701,329.50	-1,701,329.50	0.0%
Parks	9,551.00	23,636.00	1,400,000.00	-1,376,364.00	1.69%
Professional Fees					
Audit	0.00	0.00	9,325.00	-9,325.00	0.0%
District Management	10,000.00	30,000.00	120,000.00	-90,000.00	25.0%
Landscaping Maintenance	20,166.76	71,194.23	425,000.00	-353,805.77	16.75%
Legal Fees	2,651.34	6,265.87	25,000.00	-18,734.13	25.06%
Total Professional Fees	32,818.10	107,460.10	579,325.00	-471,864.90	18.55%
Postage and Delivery	0.00	0.00	500.00	-500.00	0.0%
Repairs	0.00	0.00	50,000.00	-50,000.00	0.0%
Treasurer Collection Fee Debt	14,251.41	14,562.01	30,870.45	-16,308.44	47.17%
Treasurer Collection Fee O&M	5,792.99	5,919.25	12,548.38	-6,629.13	47.17%
Total Expense	63,787.29	155,772.73	3,863,573.33	-3,707,800.60	4.03%
Net Ordinary Income	1,381,932.55	1,370,608.75	-199,474.24	1,570,082.99	-687.11%
Other Income/Expense					
Other Income					
Interest Income	7,096.22	21,325.48	20,000.00	1,325.48	106.63%
Total Other Income	7,096.22	21,325.48	20,000.00	1,325.48	106.63%
Net Other Income	7,096.22	21,325.48	20,000.00	1,325.48	106.63%
Net Income	<u>1,389,028.77</u>	<u>1,391,934.23</u>	<u>-179,474.24</u>	<u>1,571,408.47</u>	<u>-775.56%</u>

Income and Expense by Month
January through March 2023



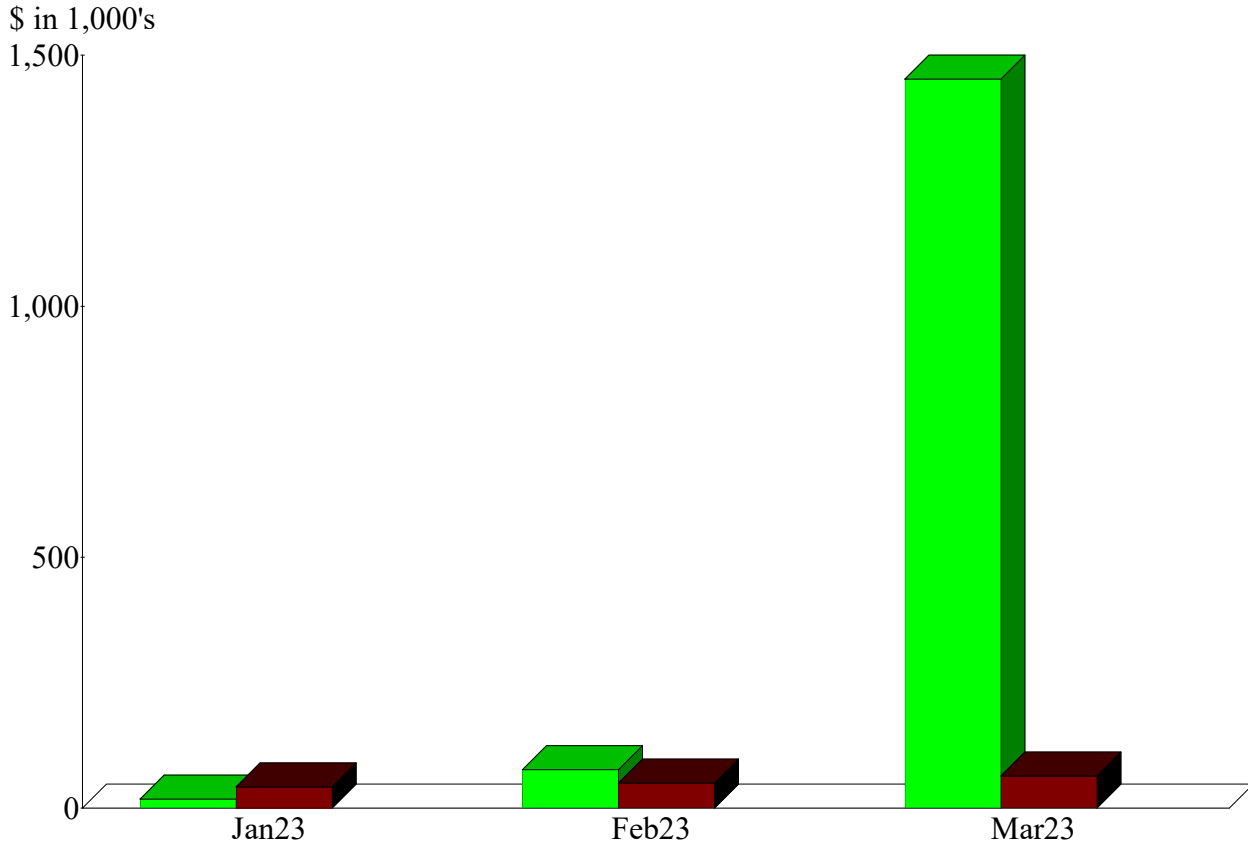
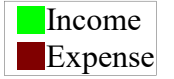
Income Summary
January through March 2023

Fees	95.13%
Due From District 3 - Taxes	3.49
Interest Income	1.38
Total	\$1,547,706.96



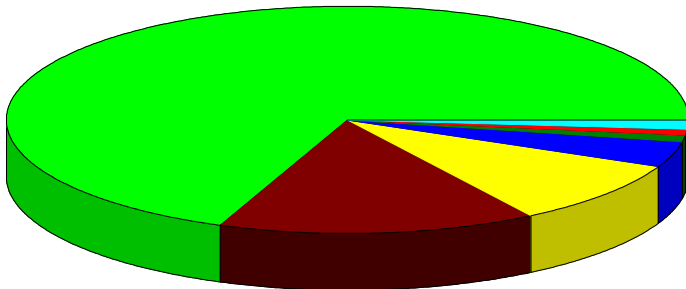
By Account

Income and Expense by Month
January through March 2023



Expense Summary
January through March 2023

Professional Fees	68.99%
Parks	15.17
Treasurer Collection Fee Debt	9.35
Treasurer Collection Fee O&M	3.80
Election	1.00
Fees Due	0.90
Dues and Subscriptions	0.79
Total	\$155,772.73



By Account

Woodmen Heights Metropolitan District #3

05/05/23

Balance Sheet

Accrual Basis

As of March 31, 2023

	<u>Mar 31, 23</u>
ASSETS	
Current Assets	
Checking/Savings	
ECB - Operating	61,449.53
Total Checking/Savings	<u>61,449.53</u>
Accounts Receivable	
1210 · Accounts Receivable	8,686.70
1235 · Property Taxes Receivable	203,600.64
Total Accounts Receivable	<u>212,287.34</u>
Total Current Assets	<u>273,736.87</u>
TOTAL ASSETS	<u>273,736.87</u>
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
2010 · Accounts Payable	3,235.03
Total Accounts Payable	<u>3,235.03</u>
Other Current Liabilities	
Due to Discript No. 2	3,884.00
2025 · Deferred Property Tax Rev	203,600.64
Total Other Current Liabilities	<u>207,484.64</u>
Total Current Liabilities	<u>210,719.67</u>
Total Liabilities	210,719.67
Equity	
3910 · Retained Earnings	54,626.26
Net Income	8,390.94
Total Equity	<u>63,017.20</u>
TOTAL LIABILITIES & EQUITY	<u>273,736.87</u>

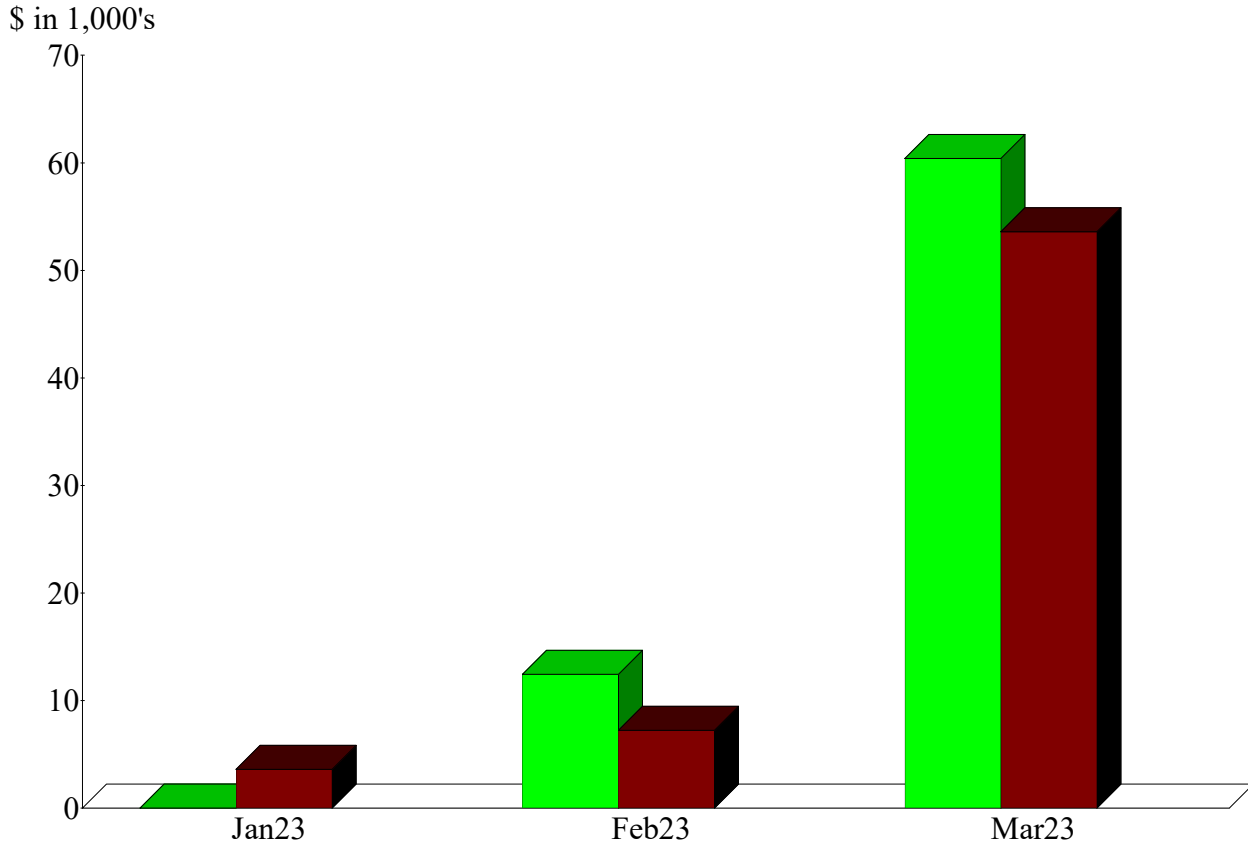
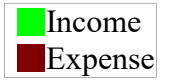
Woodmen Heights Metropolitan District #3

Profit & Loss Budget vs. Actual

January through March 2023

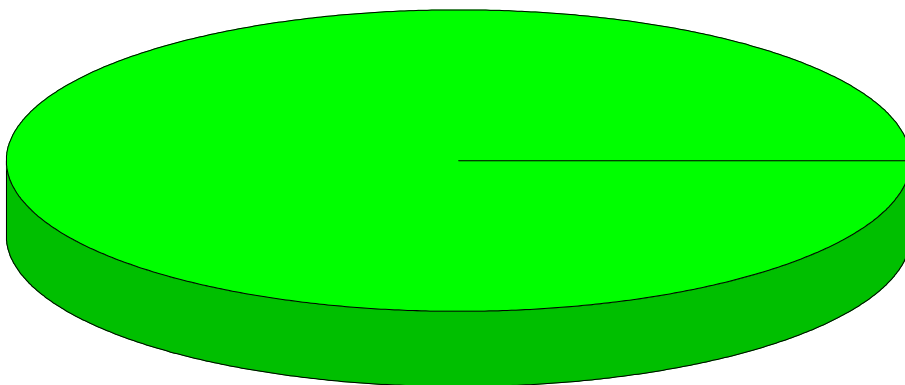
	TOTAL				
	Mar 23	Jan - Mar 23	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense					
Income					
Fees					
Facility Fees	0.00	8,686.70			
Taxes					
Current Year - O&M	9,841.45	10,117.20	44,233.45	-34,116.25	22.87%
Spec Own Tax - O&M	363.27	720.84	3,096.34	-2,375.50	23.28%
Current Year - Debt	48,419.93	49,776.62	217,628.57	-167,851.95	22.87%
Spec Own Tax - Debt	1,787.31	3,546.56	15,234.00	-11,687.44	23.28%
Total Taxes	<u>60,411.96</u>	<u>64,161.22</u>	<u>280,192.36</u>	<u>-216,031.14</u>	<u>22.9%</u>
Total Fees	<u>60,411.96</u>	<u>72,847.92</u>	<u>280,192.36</u>	<u>-207,344.44</u>	<u>26.0%</u>
Total Income	<u>60,411.96</u>	<u>72,847.92</u>	<u>280,192.36</u>	<u>-207,344.44</u>	<u>26.0%</u>
Gross Profit	60,411.96	72,847.92	280,192.36	-207,344.44	26.0%
Expense					
Audit	0.00	0.00	9,075.00	-9,075.00	0.0%
Contingency	0.00	0.00	5,000.00	-5,000.00	0.0%
Dues and Subscriptions	0.00	328.09	500.00	-171.91	65.62%
Due to District 2 - Taxes	49,480.94	52,576.53	229,598.15	-177,021.62	22.9%
Election Expense	261.38	1,439.11	1,000.00	439.11	143.91%
Insurance	0.00	0.00	5,000.00	-5,000.00	0.0%
Professional Fees					
District Management	1,430.00	4,290.00	17,160.00	-12,870.00	25.0%
Legal Fees	1,543.65	4,924.84	3,000.00	1,924.84	164.16%
Total Professional Fees	<u>2,973.65</u>	<u>9,214.84</u>	<u>20,160.00</u>	<u>-10,945.16</u>	<u>45.71%</u>
Postage and Delivery	0.00	0.00	300.00	-300.00	0.0%
Stormwater & Facilities Maint	0.00	0.00	35,000.00	-35,000.00	0.0%
Treasurer's Collection Fee-O&M	147.62	151.76	663.50	-511.74	22.87%
Treasurers Collection Fee-Debt	726.30	746.65	3,264.43	-2,517.78	22.87%
Total Expense	<u>53,589.89</u>	<u>64,456.98</u>	<u>309,561.08</u>	<u>-245,104.10</u>	<u>20.82%</u>
Net Ordinary Income	<u>6,822.07</u>	<u>8,390.94</u>	<u>-29,368.72</u>	<u>37,759.66</u>	<u>-28.57%</u>
Net Income	<u><u>6,822.07</u></u>	<u><u>8,390.94</u></u>	<u><u>-29,368.72</u></u>	<u><u>37,759.66</u></u>	<u><u>-28.57%</u></u>

Income and Expense by Month
January through March 2023



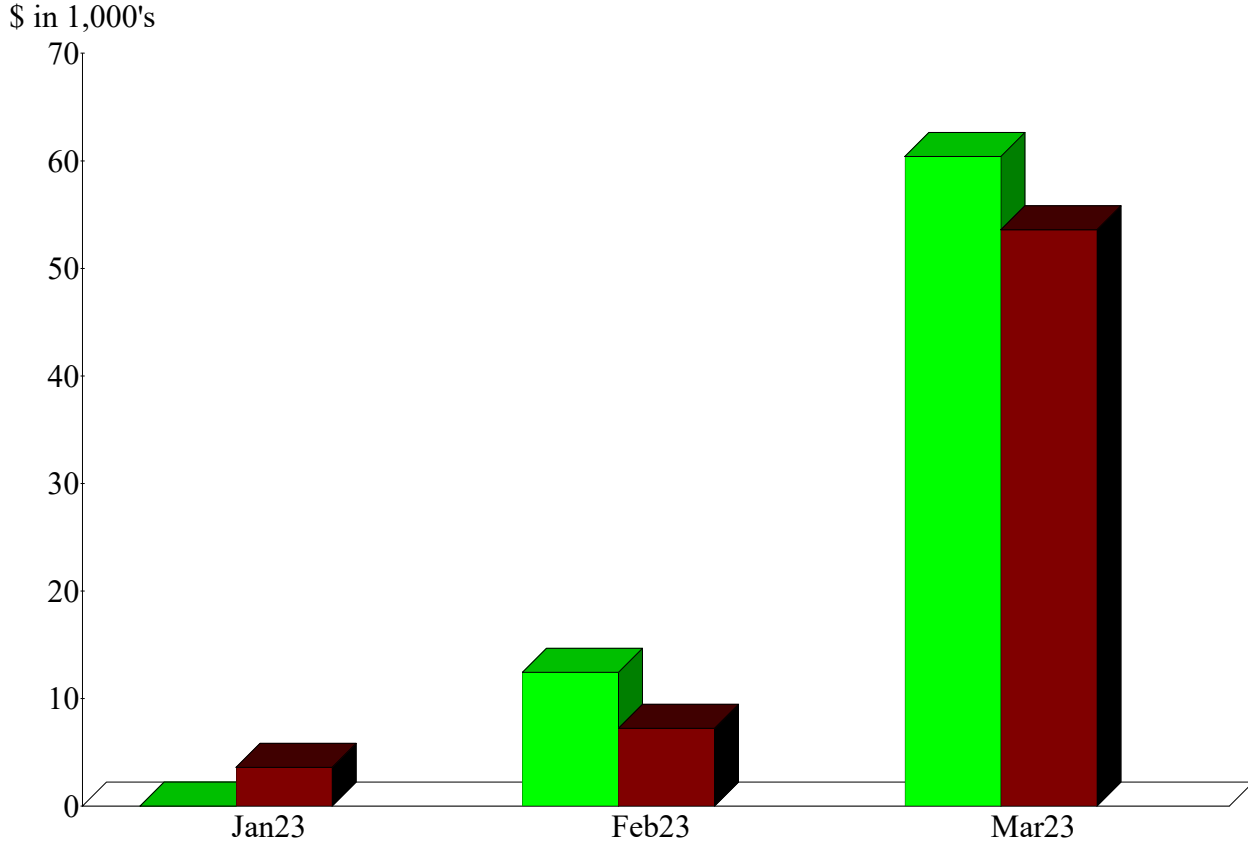
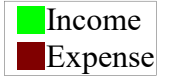
Income Summary
January through March 2023

Fees	100.00%
Total	\$72,847.92



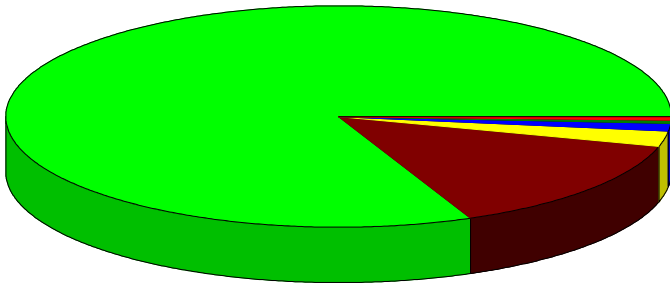
By Account

Income and Expense by Month
January through March 2023



Expense Summary
January through March 2023

Due to District 2 - Taxes	81.57%
Professional Fees	14.30
Election Expense	2.23
Treasurers Collection Fee-Debt	1.16
Dues and Subscriptions	0.51
Treasurer's Collection Fee-O&M	0.24
Total	\$64,456.98



By Account



Woodmen Heights Metropolitan District #1
GENERAL FUND ACCOUNT

4/21/2023

Company	Invoice	Date	Amount	Comments
White Bear Ankele Tanka Waldron	27145	3/31/2023	\$ 655.00	
WSDM District Managers	7415	3/31/2023	\$ 1,252.88	

Woodmen Heights Metropolitan District, Director

\$ 1,907.88

Woodmen Heights Metropolitan District #3
GENERAL FUND ACCOUNT

4/21/2023

Company	Invoice	Date	Amount	Comments
White Bear Ankele Tanka Waldron	27178	3/31/2023	\$ 1,805.03	
WSDM District Managers	7417	3/31/2023	\$ 1,430.00	
TOTAL			\$ 3,235.03	

Woodmen Heights Metropolitan District, Director

\$ 3,235.03