

LETTER OF BUDGET TRANSMITTAL

Date: January 31, 2024

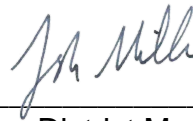
To: Division of Local Government
1313 Sherman Street, Room 521
Denver, Colorado 80203

Attached are the 2024 budget and budget message for INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT in El Paso County, Colorado, submitted pursuant to Section 29-1-113, C.R.S. This budget was adopted on November 13, 2023. If there are any questions on the budget, please contact:

CliftonLarsonAllen LLP
Attn: Josh Miller, District Manager
8390 E. Crescent Parkway, Suite 300
Greenwood Village, CO 80111
Telephone number: 303-779-5710

I, Josh Miller, District Manager of the Interquest North Business Improvement District, hereby certify that the attached is a true and correct copy of the 2023 budget.

By:



Josh Miller, District Manager

**RESOLUTION
TO ADOPT 2024 BUDGET, APPROPRIATE SUMS OF MONEY,
AND AUTHORIZE THE CERTIFICATION OF THE TAX LEVY
INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT**

A RESOLUTION SUMMARIZING REVENUES AND EXPENDITURES FOR EACH FUND, ADOPTING A BUDGET, LEVYING GENERAL PROPERTY TAXES FOR THE YEAR 2024 TO HELP DEFRAID THE COSTS OF GOVERNMENT, AND APPROPRIATING SUMS OF MONEY TO THE VARIOUS FUNDS IN THE AMOUNTS AND FOR THE PURPOSES SET FORTH HEREIN FOR THE INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT, EL PASO COUNTY, COLORADO, FOR THE CALENDAR YEAR BEGINNING ON THE FIRST DAY OF JANUARY, 2024, AND ENDING ON THE LAST DAY OF DECEMBER, 2024,

WHEREAS, the Board of Directors of the Interquest North Business Improvement District has authorized its consultants to prepare and submit a proposed budget to said governing body at the proper time; and

WHEREAS, the proposed budget has been submitted to the Board of Directors of the District for its consideration; and

WHEREAS, upon due and proper notice, published or posted in accordance with the law, said proposed budget was available for inspection by the public at a designated public office, a public hearing was held on November 13, 2023 and interested electors were given the opportunity to file or register any objections to said proposed budget; and

WHEREAS, whatever increases may have been made in the expenditures, like increases were added to the revenues or planned to be expended from reserves or fund balances so that the budget remains in balance, as required by law; and

WHEREAS, the amount of money necessary to balance the budget for general operating purposes from property tax revenue is \$52,473; and

WHEREAS, the Board of Directors finds that it is required to temporarily lower the operating mill levy to render a refund for \$ 0; and

WHEREAS, the amount of money necessary to balance the budget for voter-approved bonds and interest is \$604,876; and

WHEREAS, the amount of money necessary to balance the budget for contractual obligation purposes from property tax revenue as approved by voters from property tax revenue is \$ 0; and

WHEREAS, the amount of money necessary to balance the budget for capital expenditure purposes from property tax revenue as approved by voters or at public hearing is \$0; and

WHEREAS, the amount of money necessary to balance the budget for refunds/abatements is \$0; and

WHEREAS, the 2023 valuation for assessment for the District as certified by the County Assessor of El Paso County is \$50,406,310; and

WHEREAS, at an election held on November 2, 2004, the District has eliminated the revenue and expenditure limitations imposed on governmental entities by Article X, Section 20 of the Colorado Constitution and Section 29-1-301, C.R.S., as amended.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT OF EL PASO COUNTY, COLORADO:

Section 1. Adoption of Budget. That the budget as submitted, and attached hereto and incorporated herein by this reference, and if amended, then as amended, is hereby approved and adopted as the budget of the Interquest North Business Improvement District for calendar year 2024.

Section 2. Budget Revenues. That the estimated revenues for each fund as more specifically set out in the budget attached hereto are accepted and approved.

Section 3. Budget Expenditures. That the estimated expenditures for each fund as more specifically set out in the budget attached hereto are accepted and approved.

Section 4. Levy of General Property Taxes. That the Board of Directors does hereby certify the levy of general property taxes for collection in 2024 as follows:

A. Levy for General Operating and Other Expenses. That for the purposes of meeting all general operating expense of the District during the 2024 budget year, there is hereby levied a tax of 1.041 mills upon each dollar of the total valuation of assessment of all taxable property within the District for the year 2023.

B. Temporary Tax Credit or Rate Reduction. That pursuant to Section 39-1-111.5, C.R.S. for the purposes of effect of a refund for the purposes set forth in Section 20 of Article X of the Colorado Constitution, there is hereby certified a temporary property tax credit or temporary mill levy rate reduction of 0.000 mills upon each dollar of the total valuation of assessment of all taxable property within the boundaries of the District for the year 2023.

C. Levy for General Obligation Bonds and Interest. That for the purposes of meeting all debt retirement expense of the District during the 2024 budget year, as the funding requirements of the current outstanding general obligation indebtedness is detailed in the

following "Certification of Tax Levies," there is hereby levied a tax of 12.000 mills upon each dollar of the total valuation for assessment of all taxable property within the District for the year 2023.

D. Levy for Contractual Obligations. That for the purposes of meeting the contractual obligation expense of the District during the 2024 budget year, as detailed in the following "Certification of Tax Levies," there is hereby levied a tax of 0.000 mills upon each dollar of the total valuation for assessment of all taxable property within the District for the year 2023.

E. Levy for Capital Expenditures. That for the purposes of meeting all capital expenditures of the District during the 2024 budget year pursuant to Section 29-1-301(1.2) or 29-1-302(1.5), C.R.S., there is hereby levied a tax of 0.000 mills upon each dollar of the total valuation of assessment of all taxable property within the boundaries of the District for the year 2023.

F. Levy for Refunds/Abatements. That for the purposes of recouping of refunds/abatements of taxes pursuant to Section 39-10-114(1)(a)(I)(B), C.R.S., there is hereby levied a tax of 0.000 mills upon each dollar of the total valuation of assessment of all taxable property within the boundaries of the District for the year 2023.

Section 5. Property Tax and Fiscal Year Spending Limits. That, being fully informed, the Board finds that the foregoing budget and mill levies do not result in a violation of any applicable property tax or fiscal year spending limitation.

Section 6. Certification. That the appropriate officers of the District are hereby authorized and directed to certify to the Board of County Commissioners of El Paso County, Colorado, the mill levies for the District herein above determined and set, or be authorized and directed to certify to the Board of County Commissioners of El Paso County, Colorado, as herein above determined and set, but as 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 or to implement the intent of the District. That said certification shall be in substantially the form set out and attached hereto and incorporated herein by this reference.

Section 7. Appropriations. That the amounts set forth as expenditures and balances remaining, as specifically allocated in the budget attached hereto, are hereby appropriated from the revenue of each fund, to each fund, for the purposes stated and no other.

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ADOPTED this 13th day of November, 2023.

INTERQUEST
NORTH BUSINESS IMPROVEMENT DISTRICT

DocuSigned by:
Timothy Seibert
F9387EC0B99F48F...

President

ATTEST:

DocuSigned by:
David Jenkins
5B54775D758F4FF...

Secretary

**ATTACH COPY OF THE ADOPTED BUDGET AND
THE CERTIFICATION OF TAX LEVIES**

INTERQUEST NORTH
BUSINESS IMPROVEMENT DISTRICT
ANNUAL BUDGET
FOR THE YEAR ENDING DECEMBER 31, 2024

**INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT
SUMMARY
2024 BUDGET
WITH 2022 ACTUAL AND 2023 ESTIMATED
For the Years Ended and Ending December 31,**

1/31/24

	ACTUAL 2022	ESTIMATED 2023	BUDGET 2024
BEGINNING FUND BALANCES	\$ 3,450,630	\$ 5,822,480	\$ 7,281,232
REVENUES			
Property taxes	1,385,245	598,284	657,349
Specific ownership taxes	145,792	58,533	65,735
Interest income	109,716	221,774	305,000
Developer advance	-	5,742,381	4,300,000
Other revenue	43,249	302	-
Bond issuance proceeds	-	5,742,000	-
PIF revenue	2,784,993	2,787,136	2,900,000
Total revenues	<u>4,468,995</u>	<u>15,150,410</u>	<u>8,228,084</u>
TRANSFERS IN	<u>-</u>	<u>356,558</u>	<u>4,765,607</u>
Total funds available	<u>7,919,625</u>	<u>21,329,448</u>	<u>20,274,923</u>
EXPENDITURES			
General Fund	439,334	387,286	493,000
Debt Service Fund	1,657,811	1,810,110	2,100,000
Capital Projects Fund	-	11,494,262	8,705,607
Total expenditures	<u>2,097,145</u>	<u>13,691,658</u>	<u>11,298,607</u>
TRANSFERS OUT	<u>-</u>	<u>356,558</u>	<u>4,765,607</u>
Total expenditures and transfers out requiring appropriation	<u>2,097,145</u>	<u>14,048,216</u>	<u>16,064,214</u>
ENDING FUND BALANCES	<u>\$ 5,822,480</u>	<u>\$ 7,281,232</u>	<u>\$ 4,210,709</u>
EMERGENCY RESERVE	\$ 6,700	\$ 13,200	\$ 14,800
AVAILABLE FOR OPERATIONS	(40,080)	4,207	2,815
DESIGNATED FOR CAPITAL OUTLAY OR FUTURE DEBT REDUCTION	5,825,195	7,263,825	4,193,094
TOTAL RESERVE	<u>\$ 5,791,815</u>	<u>\$ 7,281,232</u>	<u>\$ 4,210,709</u>

No assurance provided. See summary of significant assumptions.

**INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT
PROPERTY TAX SUMMARY INFORMATION
2024 BUDGET
WITH 2022 ACTUAL AND 2023 ESTIMATED
For the Years Ended and Ending December 31,**

1/31/24

	ACTUAL 2022	ESTIMATED 2023	BUDGET 2024
ASSESSED VALUATION			
Commercial	\$ 26,176,240	\$ 32,114,990	\$ 49,589,520
Vacant land	1,316,920	403,070	816,790
Certified Assessed Value	\$ 27,493,160	\$ 32,518,060	\$ 50,406,310
MILL LEVY			
General	1.000	1.000	1.041
Debt Service	50.000	17.000	12.000
Total mill levy	51.000	18.000	13.041
PROPERTY TAXES			
General	\$ 27,493	\$ 32,518	\$ 52,473
Debt Service	1,374,658	552,807	604,876
Levied property taxes	1,402,151	585,325	657,349
Refunds and abatements	(16,906)	12,959	-
Budgeted property taxes	\$ 1,385,245	\$ 598,284	\$ 657,349
BUDGETED PROPERTY TAXES			
General	\$ 27,162	\$ 33,238	\$ 52,473
Debt Service	1,358,083	565,046	604,876
	\$ 1,385,245	\$ 598,284	\$ 657,349

No assurance provided. See summary of significant assumptions.

**INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT
GENERAL FUND
2024 BUDGET
WITH 2022 ACTUAL AND 2023 ESTIMATED
For the Years Ended and Ending December 31,**

1/31/24

	ACTUAL 2022	ESTIMATED 2023	BUDGET 2024
BEGINNING FUND BALANCES	\$ 183,964	\$ (33,380)	\$ 17,407
REVENUES			
Property taxes	27,162	33,238	52,473
Specific ownership taxes	145,792	58,533	65,735
Interest income	5,787	11,000	15,000
Other revenue	43,249	302	-
Total revenues	<u>221,990</u>	<u>103,073</u>	<u>133,208</u>
TRANSFERS IN			
Transfers from other funds	<u>-</u>	<u>335,000</u>	<u>360,000</u>
Total funds available	<u>405,954</u>	<u>404,693</u>	<u>510,615</u>
EXPENDITURES			
General and administrative			
Accounting	34,667	60,000	66,000
Auditing	4,150	4,650	5,500
County Treasurer's fee	408	500	787
PIF Collection Expense	25,537	15,000	16,500
Dues and membership	1,471	2,000	2,200
Insurance	1,878	1,932	3,300
District management	28,687	40,000	44,000
Legal	40,859	60,000	66,000
Miscellaneous	7,417	5,000	5,500
Election	1,041	7,500	-
Contingency	-	-	683
Operations and maintenance			
Repairs and maintenance	44,536	33,612	42,168
Engineering	-	1,500	-
Landscaping	111,846	32,167	43,925
Operations and Maintenance	35,040	-	-
Capital Reserve	-	35,140	35,140
Snow removal	22,664	22,613	34,437
Electricity	4,600	3,456	4,920
Other Grounds expense	13,907	14,437	14,407
Security	28,233	20,409	70,280
Management Staff	8,686	6,586	8,785
Marketing	14,010	11,069	14,056
Signage	2,231	1,041	1,757
Stormwater	-	3,518	3,870
Water - non utilities	7,466	5,156	8,785
Total expenditures	<u>439,334</u>	<u>387,286</u>	<u>493,000</u>
Total expenditures and transfers out requiring appropriation	<u>439,334</u>	<u>387,286</u>	<u>493,000</u>
ENDING FUND BALANCES	<u>\$ (33,380)</u>	<u>\$ 17,407</u>	<u>\$ 17,615</u>
EMERGENCY RESERVE	\$ 6,700	\$ 13,200	\$ 14,800
AVAILABLE FOR OPERATIONS	(40,080)	4,207	2,815
TOTAL RESERVE	<u>\$ (33,380)</u>	<u>\$ 17,407</u>	<u>\$ 17,615</u>

No assurance provided. See summary of significant assumptions.

**INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT
DEBT SERVICE FUND
2024 BUDGET
WITH 2022 ACTUAL AND 2023 ESTIMATED
For the Years Ended and Ending December 31,**

1/31/24

	ACTUAL 2022	ESTIMATED 2023	BUDGET 2024
BEGINNING FUND BALANCES	\$ 3,236,539	\$ 5,825,195	\$ 7,263,825
REVENUES			
Property taxes	1,358,083	565,046	604,876
PIF revenue	2,784,993	2,787,136	2,900,000
Interest income	103,391	210,000	290,000
Total revenues	<u>4,246,467</u>	<u>3,562,182</u>	<u>3,794,876</u>
TRANSFERS IN			
Transfers from other funds	<u>-</u>	<u>21,558</u>	<u>-</u>
Total funds available	<u>7,483,006</u>	<u>9,408,935</u>	<u>11,058,701</u>
EXPENDITURES			
General and administrative			
County Treasurer's fee	20,411	8,499	9,073
PIF Rebate	134,875	62,097	75,689
Contingency	-	-	1,973
Debt Service			
Bond interest	1,327,525	1,554,514	1,700,265
Bond Principal	175,000	185,000	313,000
Total expenditures	<u>1,657,811</u>	<u>1,810,110</u>	<u>2,100,000</u>
TRANSFERS OUT			
Transfers to other fund	<u>-</u>	<u>335,000</u>	<u>4,765,607</u>
Total expenditures and transfers out requiring appropriation	<u>1,657,811</u>	<u>2,145,110</u>	<u>6,865,607</u>
ENDING FUND BALANCES	<u>\$ 5,825,195</u>	<u>\$ 7,263,825</u>	<u>\$ 4,193,094</u>
DESIGNATED FOR CAPITAL OUTLAY OR FUTURE DEBT REDUCTION	<u>\$ 5,825,195</u>	<u>\$ 7,263,825</u>	<u>\$ 4,193,094</u>
TOTAL RESERVE	<u>\$ 5,825,195</u>	<u>\$ 7,263,825</u>	<u>\$ 4,193,094</u>

No assurance provided. See summary of significant assumptions.

**INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT
CAPITAL PROJECTS FUND
2024 BUDGET
WITH 2022 ACTUAL AND 2023 ESTIMATED
For the Years Ended and Ending December 31,**

1/31/24

	ACTUAL 2022	ESTIMATED 2023	BUDGET 2024
BEGINNING FUND BALANCES	\$ 30,127	\$ 30,665	\$ -
REVENUES			
Interest income	538	774	-
Developer advance	-	5,742,381	4,300,000
Bond issuance proceeds	-	5,742,000	-
Total revenues	<u>538</u>	<u>11,485,155</u>	<u>4,300,000</u>
TRANSFERS IN			
Transfers from other funds	<u>-</u>	<u>-</u>	<u>4,405,607</u>
Total funds available	<u>30,665</u>	<u>11,515,820</u>	<u>8,705,607</u>
EXPENDITURES			
General and Administrative			
Accounting	-	2,500	2,500
Capital Projects			
Repay developer advance	-	5,742,381	4,398,107
Engineering	-	7,000	5,000
Capital outlay	-	5,742,381	4,300,000
Total expenditures	<u>-</u>	<u>11,494,262</u>	<u>8,705,607</u>
TRANSFERS OUT			
Transfers to other fund	<u>-</u>	<u>21,558</u>	<u>-</u>
Total expenditures and transfers out requiring appropriation	<u>-</u>	<u>11,515,820</u>	<u>8,705,607</u>
ENDING FUND BALANCES	<u>\$ 30,665</u>	<u>\$ -</u>	<u>\$ -</u>

No assurance provided. See summary of significant assumptions.

**INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT
2024 BUDGET
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

Services Provided

The District was organized to provide the financing, acquisition, construction, completion, installation, replacement and/or operation and maintenance of all of the services and public improvements allowed under Colorado law for business improvement districts. Specific improvements and services provided by the District include parking facilities, roadways, lighting, driveways, public utilities and landscaping. The District's service area is located entirely within the City of Colorado Springs, El Paso County, Colorado.

The District was organized by Ordinance of the City of Colorado Springs on October 26, 2004.

At an election held on November 2, 2004, the voters approved general obligation indebtedness of \$9,900,000 for street improvements. On November 1, 2005, the District's electors authorized additional indebtedness of \$3,100,000 for water and storm drainage. The voters also approved an annual increase in taxes of \$50,000, at a mill levy rate not to exceed one mill, for general operations and maintenance. The election also allows the District to retain all revenues without regard to the limitations contained in Article X, Section 20, of the Colorado constitution. Pursuant to the District's operating plan filed annually with the City, the maximum debt service mill levy the District can impose is 50.000 mills. As set forth in the District's 2005 operating plan, the City has limited the amount of debt to be issued to a total of \$9,900,000 in the authorized voted categories, without future approval by the City. On November 6, 2018, the District's electors authorized additional indebtedness of \$25,000,000 for water improvements, \$25,000,000 for sanitary sewer improvements, \$25,000,000 for street improvements, \$25,000,000 for traffic and safety improvements, \$25,000,000 for park and recreation improvements, \$25,000,000 for transportation improvements, \$25,000,000 for security improvements, \$25,000,000 for operations and maintenance, \$25,000,000 for refinancing debt, and \$25,000,000 for reimbursement agreements.

Per the approval of the City Council on October 23, 2018, the amount of authorized debt has been increased from \$13,000,000 to \$25,000,000.

The District has no employees and all administrative functions are contractual.

The District prepares its budget on the modified accrual basis of accounting in accordance with the requirements of Colorado Revised Statutes C.R.S. 29-1-105 using its best estimates as of the date of the budget hearing. These estimates are based on expected conditions and its expected course of actions. The assumptions disclosed herein are those that the District believes are significant to the budget. There will usually be differences between the budget and actual results, because events and circumstances frequently do not occur as expected, and those difference may be material.

Revenues

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 by certification to the County Commissioners to put the tax lien on the individual properties as of January 1 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 sales of the tax liens on delinquent properties are held in November or December. The County Treasurer remits the taxes collected monthly to the District.

**INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT
2024 BUDGET
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

Revenues – (continued)

Property Taxes – (continued)

The District is required to impose a maximum Required Mill Levy of 52.212 mills for collection in 2024. Required Mill Levy means an ad valorem mill levy imposed upon all taxable property of the District each year in an amount to pay the principal, premium if any, and interest on the Bonds as the same become due and payable [and to make up and deficiencies in the Reserve Fund].

The calculation of the taxes levied is displayed on the Property Tax Summary page of the budget using the adopted mill levy imposed by the District.

For property tax collection year 2024, SB22-238 and SB23B-001 set the assessment rates and actual value reductions as follows:

Category	Rate		Category	Rate	Actual Value Reduction	Amount
Single-Family Residential	6.70%		Agricultural Land	26.40%	Single-Family Residential	\$55,000
Multi-Family Residential	6.70%		Renewable Energy Land	26.40%	Multi-Family Residential	\$55,000
Commercial	27.90%		Vacant Land	27.90%	Commercial	\$30,000
Industrial	27.90%		Personal Property	27.90%	Industrial	\$30,000
Lodging	27.90%		State Assessed	27.90%	Lodging	\$30,000
			Oil & Gas Production	87.50%		

Specific Ownership Taxes

Specific ownership taxes are set by the State and collected by the County Treasurer, primarily on vehicle licensing within the County as a whole. The specific ownership taxes are allocated by the County Treasurer to all taxing entities within the County. The budget assumes that the District's share will be equal to approximately 10% of the property taxes collected.

Interest Income

Interest earned on the District's available funds has been estimated based on an average interest rate of approximately 4%.

PIF Fees

The District charges public improvement fees (PIF). The nature of the PIF is that of a fee imposed under private contract and not through the exercise of any governmental taxing authority. The PIF is applied to the sale of goods at a rate of 1.25%.

Developer Advance

Developer advances are expected to fund a portion of capital project fund expenditures.

**INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT
2024 BUDGET
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

Expenditures

Administrative Expenditures

Administrative and operating expenditures include the services necessary to maintain the District's administrative viability such as legal, management, accounting, insurance, and other administrative expenses.

County Treasurer's Fees

Anticipated County Treasurer's collection fees have been computed at 1.5% of property taxes.

Capital Outlay

The District anticipates infrastructure improvements as noted in the Capital Projects fund.

Repay Developer Advances

The District anticipates repayment of developer advances as noted in the Capital Projects fund.

Debt Service

Principal and interest payments in 2023 are provided based upon the debt amortization schedules of the Series 2010 General Obligation Bonds, the Series 2016 Limited Tax General Obligation Bonds and the Series 2020 Limited Tax General Obligation Bonds.

Debt and Leases

On December 3, 2010, the District issued \$6,500,000 in General Obligation Bonds. The Bonds mature on December 1, 2040, and bear an interest rate of 8.5% paid annually on December 1. The first interest payment was due on December 1, 2011. At the option of the District, on any date, the bonds are subject to redemption prior to maturity without redemption premium. The proceeds from the Bonds were used to reimburse the Developer for capital infrastructure costs and to pay bond issuance costs.

On June 8, 2016, the District issued \$4,765,000 in Limited Tax General Obligation Bonds. The Bonds mature on December 1, 2045, and bear an interest rate of 6.5% paid annually on December 1, with optional call date December 1, 2025. The proceeds from the Bonds were used to reimburse the Developer for capital infrastructure costs and to pay bond issuance costs.

On September 15, 2020, the District issued a \$13,735,000 Limited Tax General Obligation Drawdown Bonds. The initial Draw was for \$1,535,000. The Bonds mature on December 1, 2049, and bear an interest rate of 7% paid annually on December 1, with optional call date January 1, 2027. The proceeds from the Bonds were used to reimburse the Developer for capital infrastructure costs and to pay bond issuance costs.

The District entered into a Facilities Funding and Reimbursement Agreement (Agreement) with the Developer. The District agrees to repay the Developer along with accrued interest, at a rate of 7% on the

**INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT
2024 BUDGET
SUMMARY OF SIGNIFICANT ASSUMPTIONS**

Debt and Leases (Continued)

The District's current debt service schedule is attached for the 2010 and 2016 Bonds. The exact timing of principal and interest payments for the 2020 Bonds is unknown as all draws have not yet been completed. The District has no capital or operational leases. The District drew \$6,340,000 during 2021 and \$5,742,000 during 2023.

The District has outstanding Developer Advances and activity as follows:

	Balance - December 31, 2022	Additions	Retirements/ Reductions	Balance - December 31, 2023*
Developer Advances	\$ 310	\$ 5,742,381	\$ 5,742,381	\$ 310
Accrued Interest - Developer Advances	97,755	21	-	97,776
Total	<u>\$ 98,065</u>	<u>\$ 5,742,402</u>	<u>\$ 5,742,381</u>	<u>\$ 98,086</u>
	Balance - December 31, 2023*	Additions	Retirements/ Reductions	Balance - December 31, 2024*
Developer Advances	\$ 310	\$ 4,300,000	\$ 4,300,310	\$ -
Accrued Interest - Developer Advances	97,776	21	97,797	-
Total	<u>\$ 98,086</u>	<u>\$ 4,300,021</u>	<u>\$ 4,398,107</u>	<u>\$ -</u>

* - Estimated

The District has no operating or capital leases.

Reserves

Emergency Reserve

The District has provided for an Emergency Reserve fund equal to at least 3% of fiscal year spending for 2024, as defined under TABOR.

This information is an integral part of the accompanying budget.

INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT SCHEDULE OF DEBT SERVICE REQUIREMENTS TO MATURITY

\$6,500,000

Series 2010 General Obligation Refunding Bonds

Dated December 3, 2010

Interest Rate 8.50%

<u>Year Ended December 31,</u>	<u>Principal and Interest Due December 1</u>		
	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2024	\$ 165,000	\$ 452,625	\$ 617,625
2025	180,000	438,600	618,600
2026	195,000	423,300	618,300
2027	210,000	406,725	616,725
2028	230,000	388,875	618,875
2029	250,000	369,325	619,325
2030	270,000	348,075	618,075
2031	290,000	325,125	615,125
2032	315,000	300,475	615,475
2033	345,000	273,700	618,700
2034	375,000	244,375	619,375
2035	405,000	212,500	617,500
2036	355,000	178,075	533,075
2037	385,000	147,900	532,900
2038	415,000	115,175	530,175
2039	450,000	79,900	529,900
2040	490,000	41,650	531,650
	<u>\$ 5,325,000</u>	<u>\$ 4,746,400</u>	<u>\$ 10,071,400</u>

No assurance provided. See summary of significant assumptions.

INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT SCHEDULE OF DEBT SERVICE REQUIREMENTS TO MATURITY

\$4,765,000

Series 2016 Limited Tax General Obligation Bonds

Dated June 8, 2016

Interest Rate 6.50%

<u>Year Ended December 31,</u>	<u>Principal and Interest Due December 1</u>		
	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2024	\$ 40,000	\$ 294,450	\$ 334,450
2025	40,000	291,850	331,850
2026	45,000	289,250	334,250
2027	45,000	286,325	331,325
2028	50,000	283,400	333,400
2029	50,000	280,150	330,150
2030	55,000	276,900	331,900
2031	60,000	273,325	333,325
2032	60,000	269,425	329,425
2033	70,000	265,525	335,525
2034	70,000	260,975	330,975
2035	70,000	256,425	326,425
2036	165,000	251,875	416,875
2037	180,000	241,150	421,150
2038	185,000	229,450	414,450
2039	200,000	217,425	417,425
2040	210,000	204,425	414,425
2041	515,000	190,775	705,775
2042	550,000	157,300	707,300
2043	585,000	121,550	706,550
2044	620,000	83,525	703,525
2045	665,000	43,225	708,225
	<u>\$ 4,530,000</u>	<u>\$ 5,068,700</u>	<u>\$ 9,598,700</u>

No assurance provided. See summary of significant assumptions.

INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT SCHEDULE OF DEBT SERVICE REQUIREMENTS TO MATURITY

\$7,875,000

Series 2020 Limited Tax General Obligation Bonds - Draw 1 - 3

Dated September 15, 2020

Interest Rate 7.00%

<u>Year Ended December 31,</u>	<u>Principal and Interest Due December 1</u>		
	<u>Principal</u>	<u>Interest</u>	<u>Total</u>
2024	\$ 70,000	\$ 551,250	\$ 621,250
2025	71,000	546,350	617,350
2026	72,000	541,380	613,380
2027	79,000	536,340	615,340
2028	87,000	530,810	617,810
2029	92,000	524,720	616,720
2030	91,000	518,280	609,280
2031	108,000	511,910	619,910
2032	115,000	504,350	619,350
2033	117,000	496,300	613,300
2034	127,000	488,110	615,110
2035	135,000	479,220	614,220
2036	146,000	469,770	615,770
2037	147,000	459,550	606,550
2038	171,000	449,260	620,260
2039	178,000	437,290	615,290
2040	190,000	424,830	614,830
2041	340,000	411,530	751,530
2042	365,000	387,730	752,730
2043	391,000	362,180	753,180
2044	419,000	334,810	753,810
2045	445,000	305,480	750,480
2046	883,000	274,330	1,157,330
2047	942,000	212,520	1,154,520
2048	1,011,000	146,580	1,157,580
2049	1,083,000	75,810	1,158,810
	<u>\$ 7,875,000</u>	<u>\$ 10,980,690</u>	<u>\$ 18,855,690</u>

No assurance provided. See summary of significant assumptions.

CERTIFICATION OF TAX LEVIES for NON-SCHOOL Governments

TO: County Commissioners¹ of _____, Colorado.

On behalf of the _____
(taxing entity)^A
the _____
(governing body)^B
of the _____
(local government)^C

Hereby officially certifies the following mills to be levied against the taxing entity's GROSS \$ _____ assessed valuation of: (GROSS^D assessed valuation, Line 2 of the Certification of Valuation Form DLG 57^E)

Note: If the assessor certified a NET assessed valuation (AV) different than the GROSS AV due to a Tax Increment Financing (TIF) Area^F the tax levies must be calculated using the NET AV. The taxing entity's total property tax revenue will be derived from the mill levy multiplied against the NET assessed valuation of: \$ _____ (NET^G assessed valuation, Line 4 of the Certification of Valuation Form DLG 57)
USE VALUE FROM FINAL CERTIFICATION OF VALUATION PROVIDED BY ASSESSOR NO LATER THAN DECEMBER 10

Submitted: Corrected 1/30/2024 for budget/fiscal year _____
(no later than Dec. 15) (mm/dd/yyyy) (yyyy)

PURPOSE (see end notes for definitions and examples)	LEVY ²	REVENUE ²
1. General Operating Expenses ^H	_____ mills	\$ _____
2. <Minus> Temporary General Property Tax Credit/ Temporary Mill Levy Rate Reduction ^I	< _____ > mills	\$ < _____ >
SUBTOTAL FOR GENERAL OPERATING:	<input type="text"/> mills	\$ <input type="text"/>
3. General Obligation Bonds and Interest ^J	_____ mills	\$ _____
4. Contractual Obligations ^K	_____ mills	\$ _____
5. Capital Expenditures ^L	_____ mills	\$ _____
6. Refunds/Abatements ^M	_____ mills	\$ _____
7. Other ^N (specify): _____	_____ mills	\$ _____
	_____ mills	\$ _____
TOTAL: [Sum of General Operating Subtotal and Lines 3 to 7]	<input type="text"/> mills	\$ <input type="text"/>

Contact person: _____ Phone: (719)635-0330
Signed: *Carrie Barton* Title: Accountant for District

Survey Question: Does the taxing entity have voter approval to adjust the general operating levy to account for changes to assessment rates? Yes No

Include one copy of this tax entity's completed form when filing the local government's budget by January 31st, per 29-1-113 C.R.S., with the Division of Local Government (DLG), Room 521, 1313 Sherman Street, Denver, CO 80203. Questions? Call DLG at (303) 864-7720.

¹ If the taxing entity's boundaries include more than one county, you must certify the levies to each county. Use a separate form for each county and certify the same levies uniformly to each county per Article X, Section 3 of the Colorado Constitution.
² Levies must be rounded to three decimal places and revenue must be calculated from the total NET assessed valuation (Line 4 of Form DLG57 on the County Assessor's FINAL certification of valuation).

CERTIFICATION OF TAX LEVIES, continued

THIS SECTION APPLIES TO TITLE 32, ARTICLE 1 SPECIAL DISTRICTS THAT LEVY TAXES FOR PAYMENT OF GENERAL OBLIGATION DEBT (32-1-1603 C.R.S.). Taxing entities that are Special Districts or Subdistricts of Special Districts must certify separate mill levies and revenues to the Board of County Commissioners, one each for the funding requirements of each debt (32-1-1603, C.R.S.) Use additional pages as necessary. The Special District's or Subdistrict's total levies for general obligation bonds and total levies for contractual obligations should be recorded on Page 1, Lines 3 and 4 respectively.

CERTIFY A SEPARATE MILL LEVY FOR EACH BOND OR CONTRACT:

BONDS^J:

- 1. Purpose of Issue: _____
Series: _____
Date of Issue: _____
Coupon Rate: _____
Maturity Date: _____
Levy: _____
Revenue: _____

- 2. Purpose of Issue: _____
Series: _____
Date of Issue: _____
Coupon Rate: _____
Maturity Date: _____
Levy: _____
Revenue: _____

CONTRACTS^K:

- 3. Purpose of Contract: _____
Title: _____
Date: _____
Principal Amount: _____
Maturity Date: _____
Levy: _____
Revenue: _____

- 4. Purpose of Contract: _____
Title: _____
Date: _____
Principal Amount: _____
Maturity Date: _____
Levy: _____
Revenue: _____

Use multiple copies of this page as necessary to separately report all bond and contractual obligations per 32-1-1603, C.R.S.

CERTIFICATION OF TAX LEVIES, continued

THIS SECTION APPLIES TO TITLE 32, ARTICLE 1 SPECIAL DISTRICTS THAT LEVY TAXES FOR PAYMENT OF GENERAL OBLIGATION DEBT (32-1-1603 C.R.S.). Taxing entities that are

Special Districts or Subdistricts of Special Districts must certify separate mill levies and revenues to the Board of County Commissioners, one each for the funding requirements of each debt (32-1-1603, C.R.S.) Use additional pages as necessary. The Special District's or Subdistrict's total levies for general obligation bonds and total levies for contractual obligations should be recorded on Page 1, Lines 3 and 4 respectively.

CERTIFY A SEPARATE MILL LEVY FOR EACH BOND OR CONTRACT:

BONDS^J:

- | | | |
|----|-------------------|--|
| 1. | Purpose of Issue: | Public Infrastructure |
| | Series: | General Obligation Bonds – Series 2020 – Limited Tax |
| | Date of Issue: | September 15, 2020 |
| | Coupon Rate: | 7.000% |
| | Maturity Date: | December 1, 2049 |
| | Levy: | 4.738 |
| | Revenue: | 238,826 |
| | | |
| 2. | Purpose of Issue: | _____ |
| | Series: | _____ |
| | Date of Issue: | _____ |
| | Coupon Rate: | _____ |
| | Maturity Date: | _____ |
| | Levy: | _____ |
| | Revenue: | _____ |

CONTRACTS^K:

- | | | |
|----|----------------------|-------|
| 3. | Purpose of Contract: | _____ |
| | Title: | _____ |
| | Date: | _____ |
| | Principal Amount: | _____ |
| | Maturity Date: | _____ |
| | Levy: | _____ |
| | Revenue: | _____ |
| | | |
| 4. | Purpose of Contract: | _____ |
| | Title: | _____ |
| | Date: | _____ |
| | Principal Amount: | _____ |
| | Maturity Date: | _____ |
| | Levy: | _____ |
| | Revenue: | _____ |

Use multiple copies of this page as necessary to separately report all bond and contractual obligations per 32-1-1603, C.R.S.

**NOTICE OF HEARING ON PROPOSED 2024 BUDGET
AND 2023 BUDGET AMENDMENT**

NOTICE IS HEREBY GIVEN that the proposed budget for the ensuing year of 2024 has been submitted to the Interquest North Business Improvement District ("District"). Such proposed budget will be considered at a meeting and public hearing of the Board of Directors of the District to be held at 9:00 a.m. on November 13, 2023 via telephone and videoconference. To attend and participate by telephone, dial 1 (720)-547-5281 and enter passcode 468 358 784#. Information regarding public participation by videoconference will be available at least 24 hours prior to the meeting and public hearing online at <https://www.interquestnorthbid.com/> or by contacting Sandy Brandenburger, by email at Sandy.Brandenburger@claconnect.com or by telephone at (303) 265-7883.

NOTICE IS FURTHER GIVEN that an amendment to the 2023 budget of the District may also be considered at the above-referenced meeting and public hearing of the Board of Directors of the District. A copy of the proposed 2024 budget and the amended 2023 budget, if required, are available for public inspection at the offices of CliftonLarsonAllen, LLP at 121 South Tejon Street Suite 1100, Colorado Springs, CO 80903. Any interested elector within the District may, at any time prior to final adoption of the 2024 budget and the amended 2023 budget, if required, file or register any objections thereto.

INTERQUEST NORTH BUSINESS IMPROVEMENT DISTRICT
By: /s/ Timothy Seibert, President

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