

RECORD OF PROCEEDINGS

MINUTES OF THE REGULAR MEETING OF PARK CREEK METROPOLITAN DISTRICT

HELD NOVEMBER 21, 2024

The regular meeting of the Board of Directors (“Board”) of the Park Creek Metropolitan District (“Park Creek” or “District”) was held on Thursday, November 21, 2024, at 9:00 a.m., at the MCA – Cube, 8371 Northfield Boulevard, Denver, Colorado, and virtually via Zoom. Links and call-in information were provided.

ATTENDANCE

Directors in attendance:

King H. Harris, Chair
Rus Heise
Jim Chrisman
Brian Fennelly

Directors absent:

Shalise Hudley, whose absence was excused
Andrew Bartlett, whose absence was excused

Also in attendance:

Tammi Holloway of Stapleton Development Corp.
Jan Bevier of Stapleton Development Corp.
Diane Wheeler of Simmons & Wheeler, via Zoom
Barbara Neal, Public Art Consultant
Nancy Steinfurth, Public Art Consultant
Gary Truesdale of Brookfield Properties Development
Sarah French of Brookfield Properties Development
Lee Ferguson of Brookfield Properties Development
Jalen Garcia of Mortenson
Kerry O’Connell formerly of Mortenson
Keven Burnett of MCA
Jack Seward, Ex Officio Board Member from Westerly Creek
Metropolitan District (“Westerly Creek”)
Matt Blackburn, Ex Officio Board Member from Westerly Creek
Metropolitan District
Robbi Jones of Kipling Jones

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Tom Wendelin, District Consultant
Joe Landen, resident
Member of the public, via Zoom
Paul R. Cockrel of Cockrel Ela Glesne Greher & Ruhland, P.C.
Micki L. Mills of Cockrel Ela Glesne Greher & Ruhland, P.C.
Kristin Z. Herndon of Cockrel Ela Glesne Greher & Ruhland, P.C.

NOTICE

It was noted that the agenda notice of the meeting had been properly posted as required by law.

PUBLIC COMMENT

Mr. Landen expressed his concern with the school zone street markings near Northfield High School located at 56th Avenue and Central Park Boulevard. He has witnessed many potentially dangerous situations with students attempting to cross the street and requested that the District consider traffic control improvements. It was noted that 56th Avenue is a City street, not a District street.

CONFLICTS OF INTEREST

It was reported that Directors Chrisman and Fennelly had previously filed a Disclosure of Potential Conflict of Interest Statement with the Board and the Secretary of State in accordance with statutory requirements. Directors Chrisman and Fennelly's potential conflicts arise from their consulting and contract services with Forest City Stapleton, Inc., Forest City Stapleton Land, LLC or other subsidiaries of Forest City Enterprises, L.P. and its related entity, Brookfield Properties Development (collectively "Forest City"), the developer of property within the District and Westerly Creek Metropolitan District ("Westerly Creek" and together with the District, the "Districts"), including entering into various reimbursement, funding, management and service agreements with the District. Director Fennelly also was previously a director on the Board of the Master Community Association, Inc. ("MCA"), which provides property management services for the District.

Director Harris also has previously filed Disclosure of Potential Conflict of Interest Statements with the Board and the Secretary of

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State in accordance with statutory requirements. Such potential conflict arises from his director or officer position with Stapleton Development Corporation, a non-profit corporation ("SDC"), which is responsible for the disposition of the development property owned by the City and County of Denver ("City") within the Districts, including entering into agreements with the Districts and with SDC Services Corp., a subsidiary company, which provides administrative services to the District under the Professional Services Agreement.

Director Hundley and Director Bartlett noted their present director positions with the MCA, where Director Bartlett also serves as Association president, and have filed Disclosure of Potential Conflict of Interest Statements disclosing such relationships with the Board and the Secretary of State in accordance with statutory requirements.

All Disclosure of Potential Conflict of Interest Statements, whether filed for this meeting or previously, are deemed continuing in nature and are incorporated into the record of the meeting.

All Directors stated that the participation of at least four of them in the meeting was necessary to obtain a quorum of the Board or otherwise enable the Board to act; that written disclosures of such potential conflicts of interest of each Director had been filed with the Board and the Secretary of State in accordance with statutory requirements; and that the nature of each Director's private interests related to their consulting, director or officer positions with either Forest City Stapleton, Inc., Forest City Stapleton Land, LLC or other subsidiaries of Forest City Enterprises, L.P, MCA, and SDC or SDC Services Corp. After each Director had summarily stated for the record the fact and nature of his private interests and had further stated that the determination to participate in voting or take any other action on any contract or other matter in which he may have a private interest would be made in compliance with Section 24-18-201(1)(b)(V), C.R.S., on an ad hoc basis, the Board turned its attention to the agenda items.

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MINUTES

The Board reviewed the Minutes of the October 24, 2024 regular meeting and Executive Session. Upon motion duly made, seconded and unanimously carried, the Board approved the Minutes of the regular meeting and Executive Session.

PUBLIC ART

Ms. Neal introduced Ms. Steinfurth, who will be taking over as the Public Art Consultant on January 1st, after Ms. Neal officially retires. The Board reviewed the Public Art Report submitted by Ms. Neal, a copy of which is attached hereto. Ms. Neal then presented a retrospective of the public art in the Central Park community. Upon motion duly made, seconded and unanimously carried, the Board accepted the Public Art Report.

Chair Harris requested that the Board adopt a Resolution of Appreciation for Barbara Neal at the December Board meeting.

TREASURER'S REPORT

Ms. Bevier provided the financial report through October 31, 2024. After discussion and motion duly made, seconded and unanimously carried, the Board (i) accepted the Treasurer's Report and (ii) authorized the payment of all accounts, including current payables in conformance with budgetary appropriations, the encumbrance of all funds necessary for infrastructure projects, and the investment of any surplus funds.

2025 BUDGET

Chair Harris then opened the public hearing to consider the proposed 2025 Budget for the District, after noting that the Notice Concerning Proposed Budget was published pursuant to statute. No written comments have been received. No one present at the hearing offered any objection. Thereupon, Chair Harris closed the public hearing.

Ms. Wheeler reviewed the Budget, including projected revenues and expenditures. Discussion ensued regarding the proposed Budget and specific line items.

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Upon discussion and motion duly made, seconded, and unanimously carried, the Board approved and certified the 2025 Budget and adopted the Resolution to Adopt Budget and Appropriate Sums of Money, a copy of which is attached hereto and incorporated herein.

DEVELOPMENT MANAGER'S REPORT

Mr. Truesdale reported that there were no recommendations for the Board this month.

Director Fennelly reported that the estimated cost of the completion of Smith Road would be approximately \$15 million. Upon discussion and motion duly made, seconded and unanimously carried, the Board accepted the Development Manager's report.

LEGAL REPORT

Mr. Cockrel reported on the status of the street transfers and storm drainage fees.

Ms. Jones reported that the Long Term Finance Plan for Outstanding Debt has been submitted to the Westerly Creek Board, and Ms. Jones, Mr. Wendelin and Mr. Cockrel briefed that Board earlier in the month. The Plan will be submitted to the City on Friday, November 22nd. Thereafter, the Plan will be finalized and will be ready for public comment and approval by the Board at the December meeting. Upon discussion, the Board determined to move the December 19th meeting to December 12th in order to finalize the Plan before year end.

Mr. Cockrel presented the annual Resolution Ratifying and Approving Prior Actions. Upon motion duly made, seconded and unanimously carried, the Board adopted the Resolution, a copy of which is attached hereto.

Ms. Mills then summarized the election proceedings and deadlines for the upcoming May 6, 2025 regular Board of Directors election. Self-Nomination and Acceptance forms must be filed with the District's Designated Election Official no later than February 28,

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2025.

Thereupon, Ms. Mills presented the Election Resolution calling for the election as a mail ballot election; designating Micki L. Mills as the District's Designated Election Official for conducting the election; and providing authorization for the District's Designated Election Official to proceed with the conduct of the election, including the authority to cancel the election on or after March 4, 2025, if there are no more candidates than positions to be filled. Upon motion duly made, seconded and unanimously carried, the Board adopted the Election Resolution, a copy of which is attached hereto and incorporated herein by this

EXECUTIVE SESSION

Chair Harris then moved that the regular meeting of the Board be temporarily adjourned and that the Board reconvene in Executive Session for the sole purpose of providing direction to and receiving advice of General Counsel regarding Westerly Creek's request for amendments to the Intergovernmental Finance and Construction Agreement, in accordance with Section 24-6-402(4)(b), C.R.S. The motion was seconded and unanimously carried. The Board temporarily adjourned the regular meeting at 10:00 a.m. and reconvened in Executive Session.

The Board then reconvened in regular session at 10:15 a.m.

ADJOURNMENT

There being no further business to come before the Board, the meeting was adjourned.



Secretary for the Meeting

November 13, 2024

MEMORANDUM

TO: The Board of the Park Creek Metropolitan District

FROM: Barbara Neal
Public Art Consultant for Central Park

RE: Public Art Projects Update

PUBLIC ART COMMISSIONED AND OWNED BY PCMD

Founders Fountain*

Artist(s) Artscapes (Andy Dufford and Christian Muller) (Denver, CO)

Installed: 2003

Monitor.

Assessed 10/8/24. No issues observed.

Central Park Boulevard Bridge Embellishments* *Geodes*

Artist: Andy Dufford (Denver, CO)

Installed 2003

Monitor.

Assessed 10/8/24. Still missing several stones from the pedestal façades.

MCA is trying to contact the rock contractor. Continue to monitor.

Martin Luther King Boulevard Bridge Embellishments* *Westerly Sky*

Architect: Doug Lamson (Denver, CO)

Installed: 2004

Monitor.

*These projects were funded in part by an allocation of \$450,000 from the public art funds provided by the Denver Urban Renewal Authority.

Ellipse I (East 29th Avenue and Xenia Street) *The Eye and the Horizon (After Monet)*

Commission: \$100,000

Artist: Ilan Averbuch (Long Island City, NY)

Installed. 2006

Monitor.

Assessed: 10/10/24.

Received a detailed estimate from the conservator, Mathias Leppitsch (metal sculptor and fabricator). He is contracting with MCA and plans to begin the maintenance and

conservation as soon as weather permits. The intent is that the work on this sculpture will be completed in 2024.

Navigator Park

Airfoils

Commission: \$100,000

Artist: Patrick Marold (Denver, CO)

Installed at the Shops at Northfield. 2006

Deinstalled and Reinstalled in Navigator Park 2023

Monitor.

Assessed 10/8/24.

Airfoil

The fourth Airfoil, installed in 2007, is on long term loan to DSST/Montview High School. Maintenance and conservation of this sculpture has been completed.

Monitor.

F15 Pool

Conditional Reflections

Commission: \$75,000

Artists: Jeanine Centuori and Russell Rock of UrbanRock Design (Los Angeles, CA)

Installed. 2008

Deaccessioned 2013

Ellipse II (East 35th Avenue and Xenia Street)

The Picnic

Commission: \$110,000

Artist: Gerald Heffernon (Winters, CA)

Installed. 2009

Monitor.

Assessed: 10/17/24.

Maintenance and conservation of this sculpture has been completed.

Central Park Boulevard Median

Prairie Reef

Commission: \$150,000

Artist: Erick Johnson (Fort Collins, CO)

Installed. 2010

Monitor.

Assessed: 10/8/24.

This artwork should be assessed within two years by a conservator. Issues to be checked include the concrete bases, oxidation of the steel elements as well as the shocks on the kinetic elements.

Eastbridge Town Center

Talking Parking Meters

Commission: \$100,000

Artists: Jim Green (deceased) and Ryan Elmendorf (Denver, CO)

Installed. 2017

Monitor.

Assessed: 10/9/24.

Awaiting a maintenance schedule from the sound conservator, Nathan Koral, for the maintenance of these meters. This work will be done before the end of the year.

Prickly Plume Park *Open House*

Commission: \$100,000

Artist: Ty Gillespie (Paonia, CO)

Installed 2021

Monitor.

Assessed: 10/9/24.

North Park *Alta*

Donation

Artist: Rodrigo Nava (Putney, VT)

Installed. 2022.

Monitor.

Assessed: 10/9/24.

Meeting 11/14 with Erica Garcia about conveying this sculpture to Denver Parks.

ARTWORK CONVEYED TO THE CITY AND COUNTY OF DENVER

Community Garden

Garden Stories

Commission: \$75,000

Artist: Lars Stanley (Austin, TX)

Completed. 2009

Conveyed to the City and County of Denver 2009 via an Assignment of Interest.

Monitor.

Assessed: 10/9/24.

Will continue to advocate for maintenance and conservation of this artwork when needed.

Central Park Recreation Center *Staplefield and Thought Balloons*

Commission: \$250,000

Artist Team: Walczak & Heiss (Marek Walczak, NY and Wesley Heiss, PA)

Installed. 2011

Thought Balloons commissioned by Arts and Venues Denver Public Art Program

Staplefield conveyed to the City and County of Denver in 2011 via an Assignment of Interest.

Monitor.

Assessed: 10/10/24.

Will continue to advocate for maintenance and conservation of these artworks when needed.

The website, <http://thoughtballoons.org/> will continue to solicit suggestions for dialogue text indefinitely.

Westerly Creek Park

Chorus

Commission: \$155,000

Artist: Thomas Sayre (Raleigh, NC)

Installed. 2010

Conveyed to the City and County of Denver 2011 via an Assignment of Interest.

Monitor.

Assessed: 10/17/24.

Will continue to advocate for maintenance and conservation of this artwork when needed.

Prairie Basin Park *Phantom Pavilion*

Commission: \$175,000

Artist: Volkan Alkanoglu (Portland, OR)

Installed: 2018

Conveyed to the City and County of Denver 2022 via an Assignment of Interest.

Monitor.

Assessed: 10/9/24.

Will continue to advocate for maintenance and conservation of this artwork when needed.

Sandhills Prairie Park *Drift Inversion*

Commission: \$175,000

Artist: David Franklin (Indianola, WA)

Installed: 2017

Conveyed to the City and County of Denver 2022 via an Assignment of Interest.

Monitor.

Assessed: 10/9/24.

Will continue to advocate for maintenance and conservation of this artwork when needed.

The Bluffs Park *Wind Gate Art Suite*

The Five

First Light

Beyond the Plains

Commission: \$300,000

Artist: Rodrigo Nava (Putney, VT)

Installed: 2019

Conveyed to the City and County of Denver 2022 via an Assignment of Interest.

Monitor.

Assessed: 10/9/24.

Have advised Erica Garcia about two open seams in *The Five* grouping. Will discuss whether repair is needed.

**PUBLIC ART IN CENTRAL PARK COMMISSIONED BY THE CITY AND
COUNTY OF DENVER/ARTS AND VENUES**

Fire Station # 26 *Tradition*

Artist: Joe Cipri (Westminster, CO)

Commission: \$36,000

Installed: 2007

Sam Gary Branch Public Library *LaminalLight*

Artist: Steven Appleton (Los Angeles, CA)

Commission: \$93,000

Installed 2012

Assessed: 10/10/24.

Will continue to advocate for maintenance and conservation of this artwork when needed.

Uplands Park *Woven Light*

Artist: Catherine Widgery (Cambridge, MA)

Commission: \$340,000

Installed: 2018

Assessed 10/9/24.

Will continue to advocate for maintenance and conservation of this artwork when needed.

**PUBLIC ART COMMISSIONED FOR THE CENTRAL PARK STATION ON
THE A LINE BY THE REGIONAL TRANSPORTATION DISTRICT (RTD)**

Central Park Station *Balloon Man Running*

Artist: Sean O'Meallie (Colorado Springs, CO)

Commission: \$85,000

Installed: 2016

Will monitor progress on conservation and repair of this artwork, and time line for
reinstallation at the Central Park Station.

Barbara Neal

Public Art Consultant for Central Park

303-519-6611 (c)

barbaraneal35@gmail.com

CENTRAL PARK

PUBLIC ART COLLECTION

MAP and DESCRIPTION

These artworks have been commissioned by Park Creek Metropolitan District with funds from the Denver Urban Renewal Authority (DURA) which has a one percent for art provision on its bond funding. Also included are artworks commissioned by the City and County of Denver or the Regional Transportation District (RTD) and installed at Central Park, formerly known as Stapleton. The following descriptions correspond to the alphabet on the Public Art Map,

A. Founders Fountain

Artist(s): Artscapes (Andy Dufford and Christian Muller) (Denver, CO)

Nuszer Kopatz Design

Installed: 2003

Location: 7690 East 29th Avenue
Quebec Town Center

Funding: PCMD/DURA

Formerly known as the West Crescent Fountain, this installation is the heart of the 29th Avenue pedestrian and retail district. The granite and sandstone elements of this fountain environment tell the journey of water in our arid climate.

- Notice the granite dome that symbolizes the Colorado mountains; the source of our water flow.
- The grey stone “river” connects the two water features and the light runnels.
- The vortex pool symbolizes the process by which water returns to the earth to fill the aquifers.
- Sandstone columns represent the mountains and valleys carved by the flow of water.
- Light runnels, the narrow channels for water extending north and south of the grey stone “river” demonstrate human demand for water.

This project was funded in part by an allocation of \$450,000 from the public art funds provided by the Denver Urban Renewal Authority (DURA).

B. Sam Gary Branch Library *LaminaLight*

Artist: Steven Appleton (Los Angeles, CA)

Commission: \$93,000

Installed: 2012

Location: 2961 Roslyn Street

Funding: City and County of Denver Public Art Program

This project was commissioned by Arts and Venues Denver. Steven Appleton’s large light sculpture, *LaminaLight*, in the Sam Gary Branch Library gives light an active character. The artwork suspended from the ceiling in the children’s library area

distributes the intense light from the complex Sundolier sun-tracking device outside on the roof brought down the large aluminum tube into the interior space of the library. Carefully placed mirrors and other reflectors bounce this light against the elliptical fabric elements, or pods. Graceful bent wood arms connect the tube to the pods and high efficiency LED lights that will interactively dim with the changing light levels during the day.

C. Fire Station #26 *Tradition*

Artist: Joe Cipri (Westminster, CO)

Commission: \$36,000

Installed: 2007

Location: 7934 East Martin Luther King Boulevard

Funding: City and County of Denver Public Art Program

This project was commissioned by Arts and Venues Denver. *Tradition* is a two-subject bronze sculpture. It includes a life-size firefighter standing proudly with one of the Denver Fire Department's beloved comrades, 'Chief', the last firehouse dog to ride with the firefighters. The firefighter is in uniform with one leg resting on a fire hose while holding his helmet in one hand and his coat in the other. 'Chief' is looking up at the firefighter and wearing a collar from which the Maltese cross, a symbol of protection and honor, hangs. The sculpture incorporates the Denver Fire Department logo on the right side of the fireman's shirt.

D. Central Park Boulevard Bridge Embellishments *Geodes*

Artist: Andy Dufford (Denver, CO)

Installed: 2003

Location: 2593 Central Park Boulevard

Funding: PCMD/DURA

These embellishments on the Central Park Boulevard Bridge take their inspiration from geode formations. Carved from limestone, each form is split in half and then split again to create surfaces that reveal the play of light and shadow throughout the day and at night. This project was funded in part by an allocation of \$450,000 from the public art funds provided by the Denver Urban Renewal Authority (DURA).

E. Community Garden *Garden Stories*

Artist: Lars Stanley (Austin, TX)

Commission: \$75,000

Installed: 2009

Location: 7790 East 23rd Avenue at Spruce Street

Funding: PCMD/DURA

Conveyed to City and County of Denver October 2009

The artwork installed at this site in Greenway Park features a forged steel entry gate and a series of slim, graceful wrought steel poles with abstracted garden images at the top. Fruits, vegetables in various stages of development, and images of common garden tools remind viewers of the purpose of a community garden. The story poles tell of movement and change, celebrating both the endless inventiveness of nature in a plant's cycle from seed to fruit and the human work and ingenuity involved in cultivating that transformation. Story poles define the garden space and welcome viewers and gardeners from throughout the community.

This artwork is now owned by the City and County of Denver Parks Department; it is maintained by Arts and Venues Denver on behalf of Denver Parks.

F. Montview High School/Denver School of Science and Technology *Airfoil*

Artist: Patrick Marold (Denver, CO)

Commission: \$100,000

Installed: 2007

Location: Montview High School
2000 Valentia Street

Funding: PCMD/DURA

This artwork is one of four "airfoils" fashioned from salvaged 737 horizontal tail stabilizers; they speak to the past and future definitions of Stapleton International Airport. This 16' high sculpture reflects the sky on its surface and the wind in its subtle movement. Placement here recognizes the science and technology focus of this school.

This fourth "airfoil" is on permanent loan to the school from The Park Creek Metropolitan District. The other three "airfoils" are installed in Navigator Park at Northfield Boulevard and Beeler Court.

G. Central Park Boulevard Median *Prairie Reef*

Artist: Erick Johnson (Fort Collins, CO)

Commission: \$150,000

Installed: 2010

Location: 2373 Central Park Boulevard at Xanthia Street

Funding: PCMD/DURA

This median project features a large composition of 20' high kinetic steel prairie grass forms combined with calligraphic swirls depicting wind currents. The artwork spans two medians and serves as a landmark for the southern entry to Central Park.

H. Ellipse I *The Eye and the Horizon (After Monet)*

Artist: Ilan Averbuch (Long Island City, NY)

Commission: \$100,000

Installed: 2006

Location: 8983 East 29th Avenue at Xenia Street

Funding: PCMD/DURA

The 15' high stone eye shape and a horizontal line of recycled stones and steel rods create an enormous frame for the surrounding neighborhood images. The view to the north is Central Park and to the south is Westerly Creek Elementary School; parks and schools are a major focus of the Central Park community. Fabricated from recycled stone and steel, this sculpture also speaks to transformation from airport to neighborhood.

I. Westerly Creek Park *Chorus*

Artist: Thomas H. Sayre (Raleigh, NC)

Commission: \$155,000

Installed: 2010

Location: 2997 Beeler Street
Westerly Creek Park

Funding: PCMD/DURA

Conveyed to the City and County of Denver in December 2011

This installation is composed of 19 earthen vessels on their sides adjacent to circulation nodes between the bridges at East 26th Avenue and Martin Luther King Boulevard. These vessels demonstrate the balance between human interaction and nature. Each of the five nodes features a different grouping of vessels in arrangements that relate to human movement and the movement of the sun giving each grouping a subtle narrative, as if voices telling their story of this place.

This artwork is now owned by the City and County of Denver Parks Department; it is maintained by Arts and Venues Denver on behalf of Denver Parks.

J. Martin Luther King Boulevard Bridge Embellishments (*Westerly Sky*)

Architect: Doug Lamson (EDAW) (Denver, CO)

Installed: 2004

Location: 9232 East Martin Luther King Boulevard
Between Beeler Street and Clinton Street

Funding: PCMD/DURA

Two ornamental steel towers 50' high grace the parallel spans of the bridge over Westerly Creek.

This project was funded in part by an allocation of \$450,000 from the public art funds provided by the Denver Urban Renewal Authority (DURA).

K. Central Park Recreation Center *Thought Balloons and Staplefield*

Commission: \$250,000

Artist Team: Marek Walczak (NY) and Wesley Heiss (PA)

Installed: 2011

Location: 9651 East Martin Luther King Boulevard

Funding: *Thought Balloons* City and County of Denver Public Art Program
Staplefield PCMD/DURA
Conveyed to the City and County of Denver in December 2011

There are two digital artwork(s) installed in the Central Park Recreation Center. *Thought Balloons* is a large black glass frame placed in the on the north wall of the long entry hallway. Interactive, the artwork playfully inserts software generated text-based dialogue over the heads of people seated on the frame.

The second project, *Staplefield*, is another interactive artwork suspended from an aluminum and plywood frame holding 2160 individually addressable multicolor LEDs arranged in a cylindrical volume. As someone moves through the space, a software application creates three-dimensional animations with the lights. *Staplefield* is now owned by the City and County of Denver Parks Department; it is maintained by Arts and Venues Denver on behalf of Denver Parks.

L. Eastbridge Town Center *Talking Parking Meters*
Artist: Jim Green, assisted by Ryan Elmendorf of re:engineering (Denver, CO)
Commission: \$100,000
Installed: 2017
Location: 10195 East 29th Avenue
 Eastbridge Plaza
Funding: PCMD/DURA

Three ordinary parking meters create this installation; each one is strategically placed at an entrance or gathering location on the Eastbridge Plaza. Each meter features an interactive sound work creating a serendipitous, playful environment attracting visitors to the plaza. The menu of approximately 64 brief sounds will be different for each meter and activated by motion sensors, not coins. The meters are informally named by their respective sound menus: "Greetings", "Nature Sounds" and "Transportation".

M. Ellipse II *The Picnic*
Artist: Gerald Heffernon (Winters, CA)
Commission: \$110,000
Installed: 2009
Location: 3500 Xenia Street
 Median
Funding: PCMD/DURA

This sculpture tableau is based on classic 18th century European paintings about picnic themes. Instead of humans, it features four elegant bronze dogs lounging on a large flat boulder and having a relaxed picnic. This combination of factors gives the sculpture a pastoral yet amusing personality which will appeal to children and adults in this intimate neighborhood park.

N. **Central Park Station** *Balloon Man Running*
Artist: Sean O'Meallie (Colorado Springs, CO)
Commission: \$85,000
Installed: 2016
Location: Central Park Station on Smith Road at Uintah Street
Funding: Regional Transportation District

This project was commissioned for the Central Park Station on the University of Colorado A Line by the Regional Transportation District (RTD). The 12-foot high white Forton sculpture is poised atop a 20-foot pillar and oriented toward the Central Park Station, as if it was running to catch the train. At programmed intervals at night, the sculpture will be bathed in a series of soft colors from LED lights. At one moment, it will appear to be blue, a few moments later it will transition to green, then red, etc. The luminous paint surface will shimmer under the cast light as well as sunlight. This highly visible presence will function as a landmark for the neighborhood and the station.

O. **Navigator Park** *Airfoils*
Artist: Patrick Marold (Denver, CO)
Commission: \$100,000
Installed: 2006
Location: 4792 Beeler Court
 at Northfield Boulevard
Funding: PCMD/DURA

Three "airfoils" fashioned from salvaged 737 horizontal tail stabilizers speak to the past and future definitions of Stapleton International Airport and now Northfield and the mission of sustainability. The 16' high sculptures reflect the sky on their surface. There is a fourth "airfoil" at the entrance to Montview High School (DSST) recognizing the science and technology focus of the school.

P. **Prairie Basin Park** *Phantom Pavilion*
Artist: Volkan Alkanoglu (Portland, OR)
Commission: \$175,000
Installed: 2018
Location: 4592 Trenton Street at Stoll Place
Funding: PCMD/DURA

This pavilion structure, inspired by the shape and coloration of a butterfly wing, offers both shade and a colorful presence in this large, landscaped park. In addition to a color palette of teal, turquoise, black, white and slate, there is a complex pattern of openings on the surface that create shadows on the ground and a play of light throughout the day. The combination of light, shadows and colors creates a sense of motion, a dynamic that is intended to attract the local community and visitors to this destination. The structure,

fabricated out of aluminum, is approximately 18' high and fills the 30' diameter circle of the promontory. Orientation of the pavilion features views of the Front Range and Longs Peak. The concrete cylinders provide seating.

Q. Uplands Park *Woven Light*
Artist: Catherine Widgery (Cambridge, MA)
Commission: \$340,000
Installed: 2018
Location: East 50th Avenue at Willow Street
 Median
Funding: City and County of Denver Public Art Program

This project was commissioned by Arts and Venues Denver. A unique structure, it is art to inhabit and a shady refuge. It offers a visual and physical experience that will change depending on the light and the vantage point of the viewer. The horizontal slats of weathered gray acoya wood echo common snow fences but this structure has small inserts of dichroic glass in the wood creating "bits of sky" that will animate the walls and the surrounding area depending on the time of day and the season. Formed of two interlocking semicircles, this artwork is approximately 38' in diameter and 19' high. The openness of the walls accented by the colorful glass and the light from above make this an intriguing changing space.

R. Sandhills Prairie Park *Drift Inversion*
Artist: David Franklin (Indianola, WA)
Commission: \$175,000
Installed: 2017
Location: 5311 North Central Park Boulevard
 Conspan under Central Park Boulevard at 53rd Avenue
Funding: PCMD/DURA

The artwork for the Conspan (tunnel) under Central Park Boulevard incorporates sandhills landscape formations, characteristic of the western prairie. In this installation, they're represented by a series of painted aluminum profiles 128' long in inverted dune shapes that cover the ceiling of the conspan. This yellow artwork provides a unique transitory experience as one travels through this space. The east/west orientation and the views during the different seasons and times of day give an ever-changing quality as the light and shadow play on the artwork.

S. The Bluffs Park *Wind Gate Art Suite*
Artist: Rodrigo Nava (Putney, VT)
Commission: \$300,000
Installed: 2019
Location: 8901 East 56th Avenue

Dallas Street between 57th Avenue and 60th Avenue
Funding: PCMD/DURA

The artwork for this area of the North End neighborhood consists of a suite of three groupings of sculpture; three different installations of expanded weathered steel elements. "The Five" is an installation of five sculptures 6' high by 5' wide arranged in a circular configuration representing community. "First Light" is a line of nine sculptures 12' high and 7' wide facing east and welcoming the day. "Beyond the Plains" is composed of three sculptures 6' high and 6.75' wide arranged in geometric response to each other. To some, they evoke the abstracted shape of the bison that roamed this prairie in the past.

T. Prickly Plume Park

Artist: Ty Gillespie (Paonia, CO)

Commission: \$100,000

Installed: 2021

Location: 2797 Moline Street

Triangular Park at Martin Luther King Boulevard and Moline Street

Funding: PCMD/DURA

The *Open House* sculpture that features the outlines of two house structures connected by a walkway of three roof-shaped arches. The frameworks of these structures are fabricated from 4" x 4" Cor-ten steel. Each house has a front porch and seating inside. One house is quiet; it simply has a bench. The other house has a game table and chairs indicating more activity. Each house is approximately 10' high and 10' deep. The floor surface and walkway are crushed granite. It also includes an "open house" sign, appropriate to the extensive residential development that is Central Park.

U. North Park *Alta*

Artist: Rodrigo Nava (Putney, VT)

Installed: 2022

Location: North End Park

Funding: PCMD/DURA

This single element is a companion to *First Light*, the large sculptural installation to the south.

There was an additional commission no longer available; *Conditional Reflections* was commissioned by Park Creek Metropolitan District for the F15 pool.

Artists: Jeanine Centuori and Russell Rock of UrbanRock Design (Los Angeles, CA)

Commission: \$75,000

Installed: 2008

Deaccessioned: 2013

PARK CREEK METROPOLITAN DISTRICT
Monthly Financial Report
Period Ended October 31, 2024

The following reports are attached to this narrative:

- 1) Statement of Net Assets (1 page)
- 2) Changes in Net Assets for All Funds Combined, General, Capital, Debt and Westerly Creek (5 pages)
- 3) Infrastructure Funding Projection Report (2 pages)
- 4) Summary Report of Trunk IFDAs (2 pages)
- 5) Summary Report of In-Tract IFDAs (2 pages)

Comments - Changes in Net Assets - All Funds Combined

- Westerly Creek Taxes represent the current month's property and specific ownership tax income from Westerly Creek which is more than budget for the month and less than budget for the year.
- Most of the infrastructure expenditures relate to activity in filings 57, 64, MG, MH and PD. The revenue and corresponding infrastructure variances are due to timing.
- A total of approximately \$0k was advanced by Forest City for infrastructure.
-

Comments - Statement of Net Assets

- Accounts Receivable Taxes is the current month's property and SO tax to be received next month.
- Miscellaneous receivables are the amounts due to fund current period costs. Funding is due from DURA in the form of TIF revenue, excess revenues or D2 loan advances and Forest City in the form of advances.
- The Statement of Net Assets is presented on a modified accrual, fund accounting basis which does not reflect long term debt balances, including developer advances. Long term debt balances are reflected in a summary report included in the package. Balances and expenses in the report are on a cash basis, therefore there will be slight difference between activity on the report and activity identified above regarding accrued developer advances.

Comments - Infrastructure Funding Report:

•

General Comments:

Park Creek Metropolitan District
Balance Sheet Governmental Fund
October 31, 2024

<u>Assets</u>	
<u>Current Assets</u>	
BW Deposit and Cash Accounts	\$ 10,706,438
Miscellaneous Receivables	92,315
Intercompany Receivable	314,101
Clearing - Job costs	<u>(53,480)</u>
Total Current Assets	\$ 11,059,374
<u>Long Term Assets</u>	
<u>Fund Investments</u>	
2024 Bonds - Improvement Project	\$ 10,194,244
2016A Sr bonds - revenue	44,542,287
2016A Sr bonds - admin	46
2016A Sr bonds - SO tax	721,899
2016A COI/Surplus	7,607
2020 Bonds - reserve acct	1,980,171
2020 Bonds - Revenue bonds	5
2022 Senior - Debt Service acct	3
2022 Senior - Captitalized Intere	134
2022 Senior - Project Acct	15,787
2024 Bonds - Debt Service	<u>509</u>
Total Ltd Prop Tax Funds (InTract)	<u>\$ 57,462,692</u>
Long Term Fund Assets	\$ 57,462,692
Prepaid Casualty Insurance	<u>\$ 57,349</u>
Long Term Capital Assets	\$ 57,349
Total Long Term Assets	<u>\$ 57,520,041</u>
Total Assets	<u>\$ 68,579,414</u>
<u>Liabilities and Net Assets</u>	
<u>Current Liabilities</u>	
Accounts Payable	\$ 1,407,909
Accrued Expenses	<u>468,273</u>
Total Current Liabilities	\$ 1,876,182
<u>Long Term Liabilities</u>	
Long Term Liabilities	<u>\$ 1,876,182</u>
Total Liabilities	\$ 1,876,182
<u>Net Assets</u>	
Net Assets - Prior Period	\$ 9,830,422
Property Conveyance	
Incr / (Decr) in Net Assets	<u>56,872,811</u>
Total Net Assets	\$ 66,703,233
Total Liabilities & Net Assets	<u>\$ 68,579,415</u>

unaudited

Park Creek Metropolitan District
Revenue, Expenditures and Change in Net Assets
All Funds Combined
For the 10 Months Ended October 31, 2024

Current Budget	Actual	Favorable (Unfavorable)		YTD Budget	Actual	Favorable (Unfavorable)
<u>Revenue:</u>						
195,598	326,426	130,828	Westerly Creek taxes	68,243,378	65,456,583	(2,786,795)
-	-	-	Developer Advances	-	(382,555)	(382,555)
-	-	-	Bond Proceeds	-	58,125,000	58,125,000
-	-	-	Earned Bond Premium	-	3,933,206	3,933,206
3,250	4,500	1,250	Misc Income	25,750	4,500	(21,250)
-	4,335	4,335	Dura rev - 2014 D2 loan	-	154,999	154,999
54,000	-	(54,000)	Aurora Use tax, etc	541,000	436,411	(104,589)
300,000	-	(300,000)	DURA Revenue	3,300,000	2,112	(3,297,888)
-	85,814	85,814	Dura revenue	-	722,192	722,192
25,084	218,385	193,301	Interest Income	250,834	1,202,319	951,485
577,932	639,460	61,528	Total: Revenue	72,360,962	129,654,767	57,293,805
<u>Expenditures</u>						
-	15,125	(15,125)	Trunk Total	-	17,238	(17,238)
300,000	101,964	198,036	Trunk Open Space Total	3,300,000	814,518	2,485,482
1,001,250	335,354	665,896	InTract Total	10,012,500	4,660,148	5,352,352
-	-	-	Recreation Center Total	-	-	-
250	-	250	Denver Water Total	1,000	140	860
1,301,500	452,443	849,057	Subtotal: Infrastructure	13,313,500	5,492,044	7,821,456
-	-	-	Interest Exp - Notes Stapleton Land	-	436,411	(436,411)
-	-	-	Bond Interest - Intract Bonds	24,500,000	16,349,837	8,150,163
-	-	-	Bond Issuance Costs	650,000	1,516,544	(866,544)
-	-	-	Trustee Fees	26,700	23,000	3,700
-	-	-	Payment on Advances - Principal	-	609,290	(609,290)
-	-	-	Payment on Notes - Principal	-	45,000,000	(45,000,000)
-	-	-	Insurance	20,000	13,780	6,220
55,550	135	55,415	Other Capital Expenditures	570,250	96,874	473,376
55,550	135	55,415	Subtotal: Other Capital	25,766,950	64,045,736	(38,278,786)
<u>General and Administrative Expenses</u>						
715,079	95,719	619,360	Park Creek General Fund Expense	7,844,208	1,808,425	6,035,783
(1,787)	505	(2,292)	Westerly Creek Expenses	1,009,986	974,074	35,912
713,292	96,225	617,067	Subtotal: G&A	8,854,194	2,782,499	6,071,695
2,070,342	548,802	1,521,540	Total: Expenditures	47,934,644	72,320,278	(24,385,634)
(1,492,410)	90,657	1,583,067	Revenue Over/(Under) Expenditures	24,426,318	57,334,489	32,908,171
-	-	-	Transfer (To) From Bond Funds	(560,000)	(335,769)	224,231
-	-	-	Transfer (To) From General Funds	560,750	335,710	(225,040)
-	-	-	Transfer (To) From Capital Funds	-	59	59
-	-	-	Total: Other Financing Sources/(Uses)	750	-	(750)
(1,492,410)	90,657	1,583,067	Increase/(Decrease) in Net Assets	24,427,068	57,334,489	32,907,421

Park Creek Metropolitan District
Revenue, Expenditures and Change in Net Assets
Park Creek General Fund
For the 10 Months Ended October 31, 2024

Current Budget	Actual	Favorable (Unfavorable)		YTD Budget	Actual	Favorable (Unfavorable)
Revenue:						
367,675	281,046	(86,629)	Westerly Creek Taxes - O&M and SO	5,182,242	4,507,445	(674,797)
-	4,500	4,500	Other Income	-	4,500	4,500
84	-	(84)	Interest income	834	-	(834)
367,759	285,546	(82,213)	Total: Revenue	5,183,076	4,511,945	(671,131)
Expenditures						
<u>General and Administrative Expenditures</u>						
576	920	(344)	Staff Services	5,805	8,747	(2,942)
105	92	13	Office Services	1,023	1,134	(111)
22	22	-	Office Rent	220	220	-
-	587	(587)	Rent - Storage	-	5,633	(5,633)
-	-	-	Dues	-	124	(124)
1,000	-	1,000	Professional Services	10,000	2,500	7,500
6,250	4,974	1,277	Legal Fees	62,500	41,908	20,592
-	-	-	Accounting/Audit Fees	21,000	28,365	(7,365)
1,150	15	1,135	Accounting Services	16,600	5,437	11,163
15,334	-	15,334	Contingency	153,338	-	153,338
582,440	-	582,440	Reserve for Improvements	5,824,402	-	5,824,402
-	-	-	Insurance Expense	55,000	44,249	10,751
-	-	-	Public Art Monitoring	6,000	-	6,000
-	-	-	Public Art expenses	-	(32,000)	32,000
103,050	84,772	18,278	District MCA Maint	1,607,900	1,621,056	(13,156)
5,152	4,339	813	District MCA Fee	80,420	81,052	(632)
(54)	15	(69)	Westerly Creek Expenses	374,986	359,992	14,994
715,025	95,734	619,291	Subtotal: G&A	8,219,194	2,168,417	6,050,777
715,025	95,734	619,291	Total: Expenditures	8,219,194	2,168,417	6,050,777
(347,266)	189,811	537,077	Revenue Over/(Under) Expenditures	(3,036,118)	2,343,528	5,379,646
-	-	-	Transfer (To) From Bond Funds	(560,000)	(335,710)	224,290
-	-	-	Transfer (To) From Capital Funds	-	-	-
-	-	-	Total: Other Financing Sources/(Uses)	(560,000)	(335,710)	224,290
(347,266)	189,811	537,077	Increase/(Decrease) in Net Assets	(3,596,118)	2,007,818	5,603,936

Park Creek Metropolitan District
Revenues, Expenditures and Changes in Net Assets
Park Creek Capital Fund
For the 10 Months Ended October 31, 2024

Current Budget	Actual	Favorable (Unfavorable)		YTD Budget	Actual	Favorable (Unfavorable)
			<u>Revenue:</u>			
			Bond Proceeds		14,205,101	14,205,101
			Earned Bond Premium		961,232	961,232
2,000		(2,000)	Misc Income	20,750		(20,750)
			Developer Advance Receipts - FC		(382,555)	(382,555)
300,000	85,814	(214,186)	DURA Revenue	3,300,000	724,304	(2,575,696)
	4,335	4,335	Dura rev - 2014 D2 loan		154,999	154,999
54,000		(54,000)	Aurora Use tax, etc	541,000	436,411	(104,589)
	<u>42,298</u>	<u>42,298</u>	Investment Income		<u>418,110</u>	<u>418,110</u>
356,000	132,448	(223,553)	Total: Revenue	3,861,750	16,517,601	12,655,851
			<u>Expenditures</u>			
	15,125	(15,125)	Trunk Total		17,238	(17,238)
300,000	101,964	198,036	Trunk Open Space Total	3,300,000	814,518	2,485,482
1,001,250	335,354	665,896	InTract Total	10,012,500	4,660,148	5,352,352
			Recreation Center Total			
<u>250</u>		<u>250</u>	Denver Water Total	<u>1,000</u>	<u>140</u>	<u>860</u>
1,301,500	452,443	849,057	Subtotal: Infrastructure	13,313,500	5,492,044	7,821,456
			Interest Expense		436,411	(436,411)
			Bond Issuance Costs		370,626	(370,626)
			Trustee Fees	26,700	23,000	3,700
			Insurance Expense	20,000	13,780	6,220
			Dues	1,500	1,114	386
			CCD Review/Monitoring Fee	10,500	10,500	
1,550	135	1,415	Accounting Services	16,750	5,298	11,452
			Bank Charges		8,215	(8,215)
<u>54,000</u>		<u>54,000</u>	Interim Damage Repairs	<u>541,500</u>	<u>71,748</u>	<u>469,753</u>
55,550	135	55,415	Subtotal: Other Capital	616,950	940,692	(323,742)
			<u>General and Administrative Expenses</u>			
			Subtotal: G&A			
1,357,050	452,578	904,472	Total: Expenditures	13,930,450	6,432,735	7,497,715
(1,001,050)	(320,130)	680,920	Revenue Over/(Under) Expenditures	(10,068,700)	10,084,866	20,153,566
			Transfer (To) From Bond Funds		(59)	(59)
			Transfer (To) From General Funds	<u>750</u>		<u>(750)</u>
			Total: Other Financing Sources/(Uses)	<u>750</u>	<u>(59)</u>	<u>(809)</u>
<u>(1,001,050)</u>	<u>(320,130)</u>	<u>680,920</u>	Increase/(Decrease) in Net Assets	<u>(10,067,950)</u>	<u>10,084,807</u>	<u>20,152,757</u>

Park Creek Metropolitan District
Revenues, Expenditures and Changes in Net Assets
Park Creek Debt Fund
For the 10 Months Ended October 31, 2024

Current Budget	Actual	Favorable (Unfavorable)		YTD Budget	Actual	Favorable (Unfavorable)
			Revenue:			
(172,077)	45,380	217,457	Westerly Creek Taxes - Debt Service	63,061,136	60,949,138	(2,111,998)
			Bond Proceeds		43,919,899	43,919,899
			Earned Bond Premium		2,971,974	2,971,974
1,250		(1,250)	Misc Income	5,000		(5,000)
25,000	176,087	151,087	Investment Income	250,000	784,210	534,210
(145,827)	221,466	367,293	Total: Revenue	63,316,136	108,625,220	45,309,084
			Expenditures			
			Interest Expense	24,500,000	16,349,837	8,150,163
			Interest Exp notes - Lapsis		460,000	(460,000)
			Payment on Advances - Interest		1,678	(1,678)
			Bond Issuance Costs	650,000	1,145,918	(495,918)
			Developer Advances Repayments		45,609,290	(45,609,290)
			Subtotal: Other Capital	25,150,000	63,566,722	(38,416,722)
			General and Administrative Expenses			
(1,733)	490	(2,223)	Payments to Westerly Creek	635,000	614,082	20,918
(1,733)	490	(2,223)	Subtotal: G&A	635,000	614,082	20,918
(1,733)	490	(2,223)	Total Expenditures	25,785,000	64,180,804	(38,395,804)
(144,094)	220,976	365,070	Revenue Over/(Under) Expenditures	37,531,136	44,444,416	6,913,280
			Transfer (To) From Bond Funds			
			Transfer (To) From General Funds	560,000	335,710	(224,290)
			Transfer (To) From Capital Funds		59	59
			Total: Other Financing Sources/(Uses)	560,000	335,769	(224,231)
(144,094)	220,976	365,070	Increase/(Decrease) in Net Assets	38,091,136	44,780,186	6,689,050

Westerly Creek Metropolitan District
Revenue, Expenditures and Change in Net Assets
WCMD General Fund
For the 10 Months Ended October 31, 2024

Current Budget	Actual	Favorable (Unfavorable)		YTD Budget	Actual	Favorable (Unfavorable)
Revenue:						
(172,077)	43,455	215,532	Property Tax - Debt	63,061,136	60,888,650	(2,172,486)
(5,297)	1,344	6,641	Property Tax - O&M	1,941,039	1,883,154	(57,885)
372,971	279,642	(93,329)	Specific Ownership tax	3,241,202	2,622,420	(618,782)
-	1,925	1,925	Interest Income	-	60,488	60,488
-	60	60	Interest income	-	1,871	1,871
195,597	326,426	130,829	Total: Revenue	68,243,377	65,456,583	(2,786,794)
Expenditures						
General and Administrative Expenditures						
-	-	-	WCMD Expenses	340,300	341,000	(700)
(1,733)	490	(2,223)	Treasury Commission - DS	635,000	614,082	20,918
(54)	15	(69)	Treasury Commission - OM	19,644	18,992	652
(1,787)	505	(2,292)	Subtotal: G&A	994,944	974,074	20,870
(1,787)	505	(2,292)	Total: Expenditures	994,944	974,074	20,870
197,384	325,920	128,536	Revenue Over/(Under) Expenditures	67,248,433	64,482,509	(2,765,924)
(1,787)	505	2,292	Transfers From Park Creek	994,944	974,074	(20,870)
(195,597)	(326,426)	(130,829)	Transfers(To) Park Creek	(68,243,377)	(65,456,583)	2,786,794
(197,384)	(325,920)	(128,536)	Total: Other Financing Sources/(Uses)	(67,248,433)	(64,482,509)	2,765,924
-	-	-	Increase/(Decrease) in Net Assets	-	-	-

Park Creek Metropolitan District
Infrastructure IFDA Funding Projection Report

As of October 31, 2024											
	In-tract	Trunk							Developer Contributions & Advances - Non GCP Funds	DPS Advances	Total
		TIF Funds inc D2 Loan, Excess Rev & Encumbered Excess - PB	TOS Funds (TIF funded & D2 loan)	GCP Funds	FCS/COPS Section 10	Art Funds	System Development Fees	TOS Fees - Section 10	CDOT FUNDS	CCD funds IC-4B	
Available balances											
System Development Fees											
TIF Revenue (includes unreleased, released and encumbered)							271,336	1,740,409			2,011,746
Good Citizen Payment ("GCP") IFDA F3			0				0				0
Developer Contribution and Advances for IC4 from IFDA F4											0
CCD/CDOT funds										16,948	16,948
COPS/Section 10					477,538						477,538
DPS advances											0
Total	0	0	0	0	477,538	0	271,336	1,740,409	0	16,948	2,506,232
Remaining to be Paid on Approved IFDA's and other approved projects											
IFDA #15 & 15A	430,690										0
IFDA 34 - dated Sep 2010 - executed Mar 2011 - CFN Apr 2011	937,256	111,442									111,442
IFDA 36 - F36 and amendment to IFDA28 (May 2012)	0	287,314									287,314
IFDA 49 - Filing 49	7,921,410							342,200			354,114
IFDA 52 - Filing 52	101,000	469,923			11,914						469,923
IFDA 53 - Filing 53	5,835										0
IFDA 54 - Filing 54	826,924							67,417			67,417
IFDA 56 - Filing 56	80,033										0
IFDA 57 - Filing 57	4,973,548										0
IFDA 59 - Filing 59	230,486										0
IFDA 60 - Filing 60	55,196										0
IFDA MD											0
IFDA ME		51,390									51,390
IFDA MF	428,008	78,554									78,554
IFDA MG	2,369,931										0
IFDA MH	314,241										0
IFDA ML											0
IFDA PA		248,632									248,632
IFDA PC		374,287									374,287
IFDA PD		841,593									841,593
Approved Uses - Remaining to be Paid	18,674,558	2,463,135	0	0	11,914	0	0	409,617	0	0	2,884,666
Funds Remaining	(18,674,558)	(2,463,135)	0	0	0	0	271,336			0	(378,434)
Anticipated near term finding sources											
Total Anticipated Funding Sources	0	0	0	0	0	0	0	0	0	0	0
Amount available / (required) after funding approved IFDAs	(18,674,558)	(2,463,135)	0	0	0	0	271,336			0	(378,434)
IFDA's submitted but not yet approved											
Total Pending Uses	0	0	0	0	0	0	0	0	0	0	0
Funding Available / (Required)	(18,674,558)	(2,463,135)	0	0	0	0	271,336			0	(378,434)
Future Projects : Cost											
Total Future Projects Before Funding Sources	-	-	-	-	-	-	-	-	-	-	-

Park Creek Metropolitan District

[illegible]

	Approved IFDA	Original CFN	CFN Amendments	A Current CFN	Contracted	Uncontracted	B Amount Paid	A-B Remaining to Pay on CFN
Trunk	Filing 15 Total IFDA 15	10,323,181	(430,123)	9,893,057	9,888,386	4,671	9,893,056	1
		10,323,181	(430,123)	9,893,057	9,888,386	4,671	9,893,056	1
Trunk	Filing 34 Total IFDA 34	5,918,735	-	5,918,735	5,807,293	111,442	5,807,293	111,442
		5,918,735	-	5,918,735	5,807,293	111,442	5,807,293	111,442
Trunk	Filing 36 Total IFDA 36	2,678,281	(250,000)	2,428,281	2,302,217	277,665	2,292,567	287,314
		2,678,281	(250,000)	2,428,281	2,302,217	277,665	2,292,567	287,314
Trunk	Filing 40 Total IFDA 40	240,101	(53,289)	186,813	186,813	(0)	186,813	(0)
		240,101	(53,289)	186,813	186,813	(0)	186,813	(0)
Trunk	Filing 43 Total IFDA 43	125,658	(26,102)	99,537	99,537	0	99,537	0
		125,658	(26,102)	99,537	99,537	0	99,537	0
Trunk	Filing 47 Total IFDA 47	671,755	(81,192)	590,563	590,563	0	590,563	0
		671,755	(81,192)	590,563	590,563	0	590,563	0
Trunk Park Trunk	Filing 49 Total Filing 49 Total IFDA 49	7,899,280 924,221 8,823,501	(1,967,686) - (1,967,686)	5,947,590 924,221 6,871,811	5,935,676 591,171 6,528,847	11,914 333,050 344,965	5,935,676 582,021 6,517,697	11,914 342,200 354,115
Trunk	Filing 52 Total IFDA 52	2,056,690	(105,000)	1,951,690	1,481,767	469,923	1,481,767	469,923
		2,056,690	(105,000)	1,951,690	1,481,767	469,923	1,481,767	469,923
Trunk	Filing 54 Total IFDA 54	412,152	-	412,151	344,734	67,417	344,734	67,417
		412,152	-	412,151	344,734	67,417	344,734	67,417
Trunk	Filing A1 Total IFDA A1	2,750,000	123,750	2,873,750	2,873,750	0	2,873,750	0
		2,750,000	123,750	2,873,750	2,873,750	0	2,873,750	0
Trunk	Filing IC-4 Total IFDA C4	16,803,727	(45,961)	16,757,765	16,757,765	(0)	16,757,765	(0)
		16,803,727	(45,961)	16,757,765	16,757,765	(0)	16,757,765	(0)
Trunk	Filing IC-4A Total IFDA C4A	1,922,816	(13,112)	1,909,705	1,909,705	(0)	1,909,705	(0)
		1,922,816	(13,112)	1,909,705	1,909,705	(0)	1,909,705	(0)
Trunk	Filing IC-4B Total IFDA IC-4B	8,400,000	114,127	8,514,127	8,514,128	(0)	8,514,128	(0)
		8,400,000	114,127	8,514,127	8,514,128	(0)	8,514,128	(0)
Trunk	Filing MB Total IFDA MB	4,834,360	(1,128,343)	3,706,017	3,706,018	(0)	3,706,018	(0)
		4,834,360	(1,128,343)	3,706,017	3,706,018	(0)	3,706,018	(0)
Trunk	Filing ME Total IFDA ME	625,236	-	625,236	573,846	51,390	573,846	51,390
		625,236	-	625,236	573,846	51,390	573,846	51,390
Trunk	Filing MF Total IFDA MF	90,494	-	90,494	8,479	78,554	8,479	78,554
		90,494	-	90,494	8,479	78,554	8,479	78,554
Park Trunk	Filing N/F Linear Park Total IFDA P8	5,949,489	1,075,076	7,083,639	7,083,639	0	7,083,639	0
		5,949,489	1,075,076	7,083,639	7,083,639	0	7,083,639	0
Park Trunk	Filing PA Total IFDA PA	19,242,911	1,059,421	20,302,332	20,053,700	248,632	20,053,700	248,632
		19,242,911	1,059,421	20,302,332	20,053,700	248,632	20,053,700	248,632
Park Trunk	Filing PB Total IFDA PB	14,450,857	(914,710)	13,536,145	13,536,145	1	13,536,145	1
		14,450,857	(914,710)	13,536,145	13,536,145	1	13,536,145	1
Park Trunk	Filing PC Total IFDA PC	10,512,911	4,926,292	11,826,292	11,640,664	185,628	11,452,005	374,287
		10,512,911	4,926,292	11,826,292	11,640,664	185,628	11,452,005	374,287
Park Trunk	Filing PD Total IFDA PD	6,958,768	-	6,958,768	6,629,912	328,855	6,117,175	841,593
		6,958,768	-	6,958,768	6,629,912	328,855	6,117,175	841,593
	Total Trunk Job Costs	65,340,315	(3,862,930)	61,493,361	60,635,940	1,005,559	60,630,961	1,010,538

Park Creek Metropolitan District
Trunk IFDAs #All Open- Filing #All Open
Draw NA/118/NA/NA/71
As of: 10/31/2024

Total Park Trunk Job Costs

Approved IFDA	Original CFN	A		Contracted	Uncontracted	B Amount Paid	A-B Remaining to Pay on CFN
		CFN Amendments	Current CFN				
58,451,309	54,838,396	6,145,079	61,043,549	59,879,965	1,163,583	59,169,419	1,874,130
123,791,624	120,178,691	2,283,148	122,536,909	120,515,906	2,169,143	119,800,380	2,884,668

Total

	Approved IFDA	Original CFN	CFN Amendments	Current CFN	A		B		A-B Remaining to Pay on CFN
					Contracted	Uncontracted	Amount Paid	Amount	
In-Tract	Filing 15 Total IFDA 15	13,897,856	13,897,856 (304,024)	13,593,832	13,156,784	437,049	13,163,142	430,690	430,690
		13,897,856	13,897,856 (304,024)	13,593,832	13,156,784	437,049	13,163,142	430,690	
In-Tract	Filing 17 Total IFDA 17	10,130,330	10,130,330 48,699	10,179,029	10,179,030	(1)	10,179,030	(1)	(1)
		10,130,330	10,130,330 48,699	10,179,029	10,179,030	(1)	10,179,030	(1)	(1)
In-Tract	Filing 32 Total IFDA 32	16,929,665	16,929,665 815,983 (341,542)	17,745,648	17,745,648	(0)	17,745,648	(0)	(0)
		370,052	370,052 (341,542)	28,511	28,511	-	28,511	-	-
		17,299,717	17,299,717 474,441	17,774,158	17,774,159	(0)	17,774,159	(0)	(0)
In-Tract	Filing 34 Total IFDA 34	8,480,866	8,480,867 (2)	8,480,864	7,667,526	819,509	7,549,779	937,256	937,256
		8,480,866	8,480,867 (2)	8,480,864	7,667,526	819,509	7,549,779	937,256	
In-Tract	Filing 35 Total IFDA 35	5,404,254	5,404,254 (1,198,411)	4,205,843	4,205,843	(0)	4,205,843	(0)	(0)
		2,592,337	2,592,337 284,269	2,876,606	2,876,456	150	2,876,606	(0)	(0)
		7,996,591	7,996,591 (914,142)	7,082,449	7,082,299	150	7,082,449	(0)	(0)
In-Tract	Filing 36 Total IFDA 36	31,228,859	31,228,859 (1,467,183)	29,761,676	29,761,675	1	29,761,675	1	1
		31,228,859	31,228,859 (1,467,183)	29,761,676	29,761,675	1	29,761,675	1	1
In-Tract	Filing 40 Total IFDA 40	5,212,621	5,212,621 (277,427)	4,935,194	4,935,195	(1)	4,935,195	(1)	(1)
		5,212,621	5,212,621 (277,427)	4,935,194	4,935,195	(1)	4,935,195	(1)	(1)
In-Tract	Filing 42 Total IFDA 42	16,952,761	16,952,761 (3,066,225)	13,886,536	13,886,537	(1)	13,886,537	(1)	(1)
		16,952,761	16,952,761 (3,066,225)	13,886,536	13,886,537	(1)	13,886,537	(1)	(1)
In-Tract	Filing 45 Total IFDA 45	35,656,775	35,656,775 (4,101,347)	31,555,428	31,555,427	1	31,555,427	1	1
		35,656,775	35,656,775 (4,101,347)	31,555,428	31,555,427	1	31,555,427	1	1
In-Tract	Filing 47 Total IFDA 47	15,875,085	15,875,085 (1,910,392)	13,964,693	13,964,692	0	13,964,693	0	0
		15,875,085	15,875,085 (1,910,392)	13,964,693	13,964,692	0	13,964,693	0	0
In-Tract	Filing 48 Total IFDA 48	1,583,241	1,583,241 46,780	1,630,021	1,630,020	1	1,630,020	1	1
		1,583,241	1,583,241 46,780	1,630,021	1,630,020	1	1,630,020	1	1
In-Tract	Filing 49 Total IFDA 49	58,653,806	58,653,806 -	58,653,806	50,741,500	7,912,306	50,732,396	7,921,410	7,921,410
		58,653,806	58,653,806 -	58,653,806	50,741,500	7,912,306	50,732,396	7,921,410	
In-Tract	Filing 52 Total IFDA 52	7,788,143	7,788,143 (1,034,036)	6,754,107	6,654,213	99,894	6,653,106	101,000	101,000
		7,788,143	7,788,143 (1,034,036)	6,754,107	6,654,213	99,894	6,653,106	101,000	
In-Tract	Filing 53 Total IFDA 53	1,998,696	1,998,696 271,230	2,269,926	2,264,091	5,835	2,264,091	5,835	5,835
		1,998,696	1,998,696 271,230	2,269,926	2,264,091	5,835	2,264,091	5,835	
In-Tract	Filing 54 Total IFDA 54	53,859,266	53,859,266 (4,274,632)	49,584,633	48,870,352	714,282	48,757,709	826,924	826,924
		53,859,266	53,859,266 (4,274,632)	49,584,633	48,870,352	714,282	48,757,709	826,924	
In-Tract	Filing 55 Total IFDA 55	1,874,362	1,874,362 52,764	1,927,126	1,927,126	1	1,927,126	1	1
		1,874,362	1,874,362 52,764	1,927,126	1,927,126	1	1,927,126	1	1
In-Tract	Filing 56 Total IFDA 56	2,966,874	2,966,874 (531,983)	2,434,891	2,354,858	80,033	2,354,858	80,033	80,033
		2,966,874	2,966,874 (531,983)	2,434,891	2,354,858	80,033	2,354,858	80,033	
In-Tract	Filing 57 Total IFDA 57	52,110,215	52,110,215 -	52,110,215	48,105,242	4,004,973	47,136,666	4,973,548	4,973,548
		52,110,215	52,110,215 -	52,110,215	48,105,242	4,004,973	47,136,666	4,973,548	
In-Tract	Filing 59 Total IFDA 59	2,209,768	2,209,768 -	2,209,768	1,979,283	230,486	1,979,283	230,486	230,486
		2,209,768	2,209,768 -	2,209,768	1,979,283	230,486	1,979,283	230,486	

	Approved IFDA	Original CFN	A		Contracted	Uncontracted	B		A-B Remaining to Pay on CFN
			CFN	Amendments			Amount Paid	Amount Uncontracted	
In-Tract	Filing 60 Total IFDA 60	1,945,158	2,626,604	681,447	2,580,370	46,234	2,571,408	55,196	55,196
		1,945,158	2,626,604	681,447	2,580,370	46,234	2,571,408		
In-Tract	Filing AC Total IFDA AC	5,102,392	4,471,555	(630,837)	4,471,555	0	4,471,555	0	0
		5,102,392	4,471,555	(630,837)	4,471,555	0	4,471,555	0	0
In-Tract	Filing IC-4 Total IFDA C4	2,306,634	2,035,278	(271,356)	2,035,278	(0)	2,035,278	(0)	(0)
		2,306,634	2,035,278	(271,356)	2,035,278	(0)	2,035,278	(0)	(0)
In-Tract	Filing IC-4A Total IFDA C4A	2,042,680	1,564,584	(489,970)	1,564,584	0	1,564,584	0	0
		2,042,680	1,564,584	(489,970)	1,564,584	0	1,564,584	0	0
In-Tract	Filing MB Total IFDA MB	7,851,158	5,724,802	(2,126,357)	5,724,802	0	5,724,802	0	0
		7,851,158	5,724,802	(2,126,357)	5,724,802	0	5,724,802	0	0
In-Tract	Filing MC Total IFDA MC	8,507,309	6,712,763	(1,738,800)	6,712,763	(0)	6,712,763	(0)	(0)
		8,507,309	6,712,763	(1,738,800)	6,712,763	(0)	6,712,763	(0)	(0)
In-Tract	Filing MD Total IFDA MD	4,981,832	3,835,629	(1,096,845)	3,835,629	(0)	3,835,629	(0)	(0)
		4,981,832	3,835,629	(1,096,845)	3,835,629	(0)	3,835,629	(0)	(0)
In-Tract	Filing ME Total IFDA ME	7,387,006	5,951,322	(1,373,860)	5,951,322	0	5,951,322	0	0
		7,387,006	5,951,322	(1,373,860)	5,951,322	0	5,951,322	0	0
In-Tract	Filing MF Total IFDA MF	14,787,951	11,108,192	(3,521,300)	10,735,272	372,921	10,680,184	428,008	428,008
		14,787,951	11,108,192	(3,521,300)	10,735,272	372,921	10,680,184	428,008	428,008
In-Tract	Filing MG Total IFDA MG	12,740,445	12,740,445	-	11,426,501	1,313,943	10,370,514	2,369,931	2,369,931
		12,740,445	12,740,445	-	11,426,501	1,313,943	10,370,514	2,369,931	2,369,931
In-Tract	Filing MH Total IFDA MH	3,834,747	3,834,747	-	3,781,518	53,228	3,520,505	314,241	314,241
		3,834,747	3,834,747	-	3,781,518	53,228	3,520,505	314,241	314,241
	Total Job costs	417,263,142	389,394,274	(27,555,357)	373,309,601	16,090,844	370,725,885	18,674,561	18,674,561

WESTERLY CREEK METROPOLITAN DISTRICT
Monthly Financial Report
Period Ended October 31, 2024

The following reports are attached to this narrative:

- 1) Statement of Revenues, Expenditures and Changes in Net Assets - General Fund (1 page)

Changes in Fund Balance

- Monthly tax income is more than budget for the current month and less than budget for year.
-
-

General Comments:

- All tax income is transferred to Park Creek.
- All Westerly Creek expenses are funded by Park Creek.
 - Treasurers fee expense is 1% of property tax income and therefore varies inversely with the property tax income variance.
- Westerly Creek has no assets and therefore there is no Statement of Assets report.

Westerly Creek Metropolitan District
Revenue, Expenditures and Change in Net Assets
WCMD General Fund
For the 10 Months Ended October 31, 2024

<u>Current</u> <u>Budget</u>	<u>Actual</u>	<u>Favorable</u> <u>(Unfavorable)</u>		<u>YTD</u> <u>Budget</u>	<u>Actual</u>	<u>Favorable</u> <u>(Unfavorable)</u>
<u>Revenue:</u>						
(172,077)	43,455	215,532	Property Tax - Debt	63,061,136	60,888,650	(2,172,486)
(5,297)	1,344	6,641	Property Tax - O&M	1,941,039	1,883,154	(57,885)
372,971	279,642	(93,329)	Specific Ownership tax	3,241,202	2,622,420	(618,782)
-	1,925	1,925	Interest Income	-	60,488	60,488
-	60	60	Interest income	-	1,871	1,871
195,597	326,426	130,829	Total: Revenue	68,243,377	65,456,583	(2,786,794)
<u>Expenditures</u>						
<u>General and Administrative Expenditures</u>						
-	-	-	WCMD Expenses	340,300	341,000	(700)
(1,733)	490	(2,223)	Treasury Commission - DS	635,000	614,082	20,918
(54)	15	(69)	Treasury Commission - OM	19,644	18,992	652
(1,787)	505	(2,292)	Subtotal: G&A	994,944	974,074	20,870
(1,787)	505	(2,292)	Total: Expenditures	994,944	974,074	20,870
197,384	325,920	128,536	Revenue Over/(Under) Expenditures	67,248,433	64,482,509	(2,765,924)
(1,787)	505	2,292	Transfers From Park Creek	994,944	974,074	(20,870)
(195,597)	(326,426)	(130,829)	Transfers(To) Park Creek	(68,243,377)	(65,456,583)	2,786,794
(197,384)	(325,920)	(128,536)	Total: Other Financing Sources/(Uses)	(67,248,433)	(64,482,509)	2,765,924
-	-	-	Increase/(Decrease) in Net Assets	-	-	-

Park Creek Metropolitan District Board Meeting

Development Manager Agenda

November 21, 2024

Project Update

Award Recommendation

Short Form Agreement

Work Order Approval

Change Order Approval

PARK CREEK METROPOLITAN DISTRICT

A RESOLUTION RATIFYING AND APPROVING PRIOR ACTIONS

WHEREAS, the Park Creek Metropolitan District ("District") is a quasi-municipal corporation and political subdivision of the State of Colorado and a duly organized and existing special district pursuant to Title 32, C.R.S.; and

WHEREAS, pursuant to Section 32-1-1001(1), C.R.S., the District has a variety of powers including, without limitation, the power to enter into contracts and agreements affecting the affairs of the District; the power to appropriate, spend and invest District funds; the power to borrow money and incur indebtedness; the power to acquire, dispose of, and encumber real and personal property; and the power to manage, control, and supervise the business and affairs of the District; and

WHEREAS, the Board hereby finds and determines that it is appropriate and necessary to ratify, approve, and confirm certain prior actions taken by the Board during all prior calendar years and calendar year 2024 to date.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the Park Creek Metropolitan District as follows:

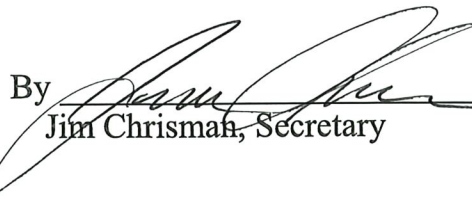
1. **Ratification and Approval of Prior Actions.** Those actions previously taken by the Board during all prior calendar years and calendar year 2024 to date are hereby ratified, approved and confirmed.
2. **Severability.** If any part, section, subsection, sentence, clause or phrase of this Resolution is for any reason held to be invalid, such invalidity shall not affect the validity of the remaining provisions.
3. **Effective Date.** This Resolution shall take effect and be enforced immediately upon its approval by the Board.

ADOPTED this 21st day of November, 2024.

PARK CREEK METROPOLITAN DISTRICT

By 
King H. Harris, Chair

ATTEST:

By 
Jim Chrisman, Secretary

PARK CREEK METROPOLITAN DISTRICT

A RESOLUTION CALLING FOR THE 2025 REGULAR DISTRICT ELECTION AND APPOINTING A DESIGNATED ELECTION OFFICIAL

WHEREAS, the Park Creek Metropolitan District (the “**District**”) is a quasi-municipal corporation and political subdivision of the State of Colorado and a duly organized and existing special district pursuant to Title 32, Article 1, C.R.S.; and

WHEREAS, the terms of office of Directors James Chrisman, Brian Fennelly, Shalise Hudley and vacancy expire after the successors are elected at the regular special district election to be held on May 6, 2025 (“**Election**”) and have taken office; and

WHEREAS, in accordance with the provisions of the Special District Act (the “**Act**”) and the Colorado Local Government Election Code (the “**Code**”) (the Act and the Code being referred to jointly as the “**Election Laws**”), the Election must be conducted to elect three (3) Directors to serve for a term of four years and one (1) Director to serve for a term of two years.

NOW, THEREFORE, be it resolved by the Board of Directors of the Park Creek Metropolitan District in City and County of Denver, State of Colorado that:

1. The regular election of the eligible electors of the District shall be held on May 6, 2025, between the hours of 7:00 a.m. and 7:00 p.m. pursuant to and in accordance with the Election Laws, and other applicable laws. At that time, three (3) Directors may be elected to serve a four-year term and one (1) Director may be elected to serve a two-year term.

2. The Election shall be conducted as a mail ballot election in accordance with all relevant provisions of the Election Laws. The Designated Election Official shall prepare the Plan for conducting the mail ballot Election. There shall be no election precinct or polling place. All mail ballots shall be returned to the Designated Election Official at the address designated in the Mail Ballot Plan.

3. The Board of Directors hereby designates Micki L. Mills as the Designated Election Official for the conduct of the Election on behalf of the District and she is hereby authorized and directed to proceed with any action necessary or appropriate to effectuate the provisions of this Resolution and of the Election Laws or other applicable laws. Among other matters, the Designated Election Official shall provide the call for nominations, appoint election judges as necessary, appoint the Canvass Board, arrange for the required notices of election, printing of ballots, and direct that all other appropriate actions be accomplished.

4. Self-Nomination and Acceptance forms are available from the Designated Election Official via email: mmills@cegrlaw.com. All candidates must file a Self-

Nomination and Acceptance form with the Designated Election Official no earlier than January 1, 2025, nor later than the close of business on Friday, February 28, 2025.

5. If the only matter before the electors is the election of Directors of the District and if, at the close of business on March 4, 2025, there are not more candidates than offices to be filled at the Election, including candidates timely filing affidavits of intent no later than March 3, 2025, the Designated Election Official shall cancel the Election and declare the candidates elected. Notice of such cancellation shall be published and posted in accordance with the Code.

6. If any part or provision of this Resolution is adjudged to be unenforceable or invalid, such judgment shall not affect, impair or invalidate the remaining provisions of this Resolution, it being the Board's intention that the various provisions hereof are severable.

7. Any and all actions previously taken by the Designated Election Official, the Secretary of the Board of Directors, or any other persons acting on their behalf pursuant to the Election Laws or other applicable laws, are hereby ratified and confirmed.

8. All acts, orders, and resolutions, or parts thereof, of the Board which are inconsistent or in conflict with this Resolution are hereby repealed to the extent only of such inconsistency or conflict.

9. The provisions of this Resolution shall take effect immediately.


ADOPTED this 21st day of November, 2024.

PARK CREEK METROPOLITAN DISTRICT

By:


King Harris, Chair

ATTEST:


James Chrisman, Secretary

NOTICE OF 2024 ANNUAL MEETING
OF THE BOARD OF DIRECTORS OF
PARK CREEK METROPOLITAN DISTRICT

NOTICE IS HEREBY GIVEN that the 2024 Annual Meeting of the Board of Directors of the Park Creek Metropolitan District, City and County of Denver, Colorado, will be held on Thursday, November 21, 2024, at 9:00 a.m. at the MCA – Cube, 8371 Northfield Boulevard, Denver, Colorado. The meeting will also be held virtually via Zoom. The agenda for such meeting will be posted no less than 24 hours prior to such meeting and which will include the information to join the Zoom meeting.

NOTICE IS FURTHER GIVEN that a file for the District is maintained by the City Clerk, City and County of Denver, 201 West Colfax Avenue, Denver, Colorado; and the names and addresses of the members of the Board of Directors of the Park Creek Metropolitan District are as follows:

King H. Harris, Chair
7350 East 29th Street, Suite 300
Denver, Colorado 80238

James D. Chrisman
7351 East 29th Street, Suite 201
Denver, Colorado 80238

Russell Heise
430 Madison Street
Denver, Colorado 80206

Brian Fennelly
7351 East 29th Street, Suite 201
Denver, Colorado 80238

Andrew Bartlett
2715 Emporia Street
Denver, Colorado 80238

Shalise A. Hudley
5844 Beeler Court
Denver, Colorado 80238

This meeting is open to the public.

PARK CREEK METROPOLITAN DISTRICT

By: /s/ James D. Chrisman
Secretary

I hereby certify that a copy of the foregoing Notice of Annual Meeting was posted in three locations within the District's boundaries at least 72 hours prior to the meeting.



I hereby certify that a copy of the foregoing Notice of Annual Meeting was, by me personally, forwarded to the Denver County Clerk and Recorder's office for posting on the public bulletin board at least 72 hours prior to the meeting. Such Notice was also published in the Daily Journal on October 10, 2024, at least 30-days prior to the meeting, as reflected on the Publisher's Affidavit attached hereto.





AFFIDAVIT

Invoice #: 340748185
Account #: A40000907
Invoice Date: 10/10/2024

BILL TO:

Cockrel Ela Glesne & Ruhland P.C
Micki L. Mills
44 Cook St.Ste 620
Denver CO 80206

ADVERTISER:

PUBLICATION: Denver Daily Journal - Legal

STATE OF COLORADO
COUNTY OF DENVER

I, Cynthia Serrano, OF THE COUNTY OF MERCER, STATE OF NEW JERSEY, HAVING DULY BEEN SWORN, DEPOSES AND SAYS:

I AM NOW AND AT ALL TIMES HEREINAFTER MENTIONED A CITIZEN OF THE UNITED STATES OF AMERICA, OVER TWENTY-ONE YEARS OF AGE, AND COMPETENT TO BE A WITNESS ON THE HEARING OF THE MATTERS MENTIONED IN THE ANNEXED PRINTED COPY NOTICE HEREINAFTER SET FORTH; I HAVE NO INTEREST WHATSOEVER IN ANY OF THE SAID MATTERS; I AM NOW AND DURING ALL TIMES EMBRACED IN THE PUBLICATION HERIN MENTIONED AS THE CHIEF CLERK OF THE NEWSPAPER, A NEWSPAPER OF GENERAL CIRCULATION PRINTED AND PUBLISHED IN SAID COUNTY; AS CLERK DURING ALL TIMES MENTIONED IN THE AFFIDAVIT I HAVE HAD AND STILL HAVE CHARGE OF ALL ADVERTISEMENT AND NOTICES PUBLISHED IN SAID NEWSPAPER; THAT SAID LEGAL NOTICE OF WHICH THE ANNEXED IS A TRUE PRODUCTION COPY OF THE PRINTED PAGE IN WHICH THE ADVERTISEMENT WAS PUBLISHED IN THE ABOVE NAMED NEWSPAPER ON THE FOLLOWING DAYS TO WIT:

10/10/2024

Ad Caption: NOTICE OF 2024 ANNUAL MEETING OF THE BOARD OF DIRECTORS OF PARK CREEK METROPOLITAN DISTRICT

I CERTIFY (OR DECLARE) UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT.

SIGNED,

A handwritten signature in black ink that reads "Cynthia Serrano".

CLERK

PUBLIC NOTICES

Contact us • 877-260-3621 • daily.journal@construction.com

Place your paid advertisement by 10:30am [Mountain] today to print in tomorrow's edition.

FIRST PUBLICATION

NOTICE OF HEARING ON PROPOSED 2025 BUDGET AND 2024 BUDGET AMENDMENT

520

NOTICE IS HEREBY GIVEN that the proposed budget for the year of 2025 has been submitted to the Cherry Creek South Metropolitan District No. 1 (the "District"). Such proposed budget will be considered at a meeting and public hearing of the Board of Directors of the District to be held on October 23, 2024 at 8:00 a.m., or as soon thereafter as possible at Creekside Recreation Center 19301 J. Morgan Blvd. Parker, CO.

NOTICE IS FURTHER GIVEN that an amendment to the 2024 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 2025 budget and amended 2024 budget, if required, are available for public inspection at the offices of Spencer Fane, LLP, 1700 Lincoln Street, Suite 2000, Denver, CO 80203. Any interested elector within the District may, at any time prior to final adoption of the 2025 budget and the amended 2024 budget, if required, file or register any objections.

CHERRY CREEK SOUTH METROPOLITAN DISTRICT NO. 1

By: /s/ Dale Vieira, President

Published: October 10, 2024 in The Daily Journal

NOTICE OF HEARING ON PROPOSED 2025 BUDGET AND 2024 BUDGET AMENDMENT

521

NOTICE IS HEREBY GIVEN that the proposed budget for the year of 2025 has been submitted to the Stonegate Village Metropolitan District (the "District"). Such proposed budget will be considered at a meeting and public hearing of the Board of Directors of the District to be held on November 20, 2024 at 3:00 p.m., or as soon thereafter as possible at Stonegate Village Community Center located at 10326 Stonegate Parkway, Parker, CO 80134. Additional information regarding public participation will be available at least 24 hours prior to the meeting and public hearing online at <https://www.svmd.org/district-news> OR by contacting Heidi Plummer at Heidi@svmd.org or by telephone at 303/858-9909.

NOTICE IS FURTHER GIVEN that an amendment to the 2024 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 2025 budget and amended 2024 budget, if required, are available for public inspection at the offices of the foregoing offices listed above. Any interested elector within the District may, at any time prior to final adoption of the 2025 budget and the amended 2024 budget, if required, file or register any objections.

STONEGATE VILLAGE METROPOLITAN DISTRICT

By: /s/ Lori Ann White, President

Published: October 10, 2024 in The Daily Journal

NOTICE OF 2024 ANNUAL MEETING OF THE BOARD OF DIRECTORS OF PARK CREEK METROPOLITAN DISTRICT

548

NOTICE IS HEREBY GIVEN that the 2024 Annual Meeting of the Board of Directors of the Park Creek Metropolitan District, City and County of Denver, Colorado, will be held on Thursday, November 21, 2024, at 9:00 a.m. at the MCA - Cube, 8371 Northfield Boulevard, Denver, Colorado. The meeting will also be held virtually via Zoom. The agenda for such meeting will be posted no less than 24 hours prior to such meeting and which will include the information to join the Zoom meeting.

NOTICE IS FURTHER GIVEN that a file for the District is maintained by the City Clerk, City and County of Denver, 201 West Colfax Avenue, Denver, Colorado; and the names and addresses of the members of the Board of Directors of the Park Creek Metropolitan District are as follows:

King H. Harris, Chair
7350 East 29th Street, Suite 300
Denver, Colorado 80238

James D. Chrisman
7351 East 29th Street, Suite 201
Denver, Colorado 80238

Russell Heise
430 Madison Street
Denver, Colorado 80206

Brian Fennelly
7351 East 29th Street, Suite 201
Denver, Colorado 80238

Andrew Bartlett
2715 Emporia Street
Denver, Colorado 80238

Shalise A. Hudley
5844 Beeler Court
Denver, Colorado 80238

This meeting is open to the public.

PARK CREEK METROPOLITAN DISTRICT

By: /s/ James D. Chrisman

Secretary

Published: October 10, 2024 in The Daily Journal

NOTICE OF FINAL PAYMENT

557

Notice is hereby given that at 5:00 p.m., Local Time, on the 21st day of October 2024 the City and County of Denver, Denver, Colorado will make final settlement with **Halcyon Construction Inc.**, Construction Contractor, for all materials furnished and for all labor performed under a contract with said City and County of Denver, dated the 14th day of July 2023, for the **NWC 2023 - Company Switches project, 202473773/OC202367858**.

File claims with the Manager, Department of Transportation & Infrastructure, 201 West Colfax Avenue, Department 608, Denver, Colorado 80202, on or before 5:00 p.m., Local Time, on the 21st day of October 2024, pursuant to C.R.S. 1973, Title 38-26-107.

Amy Ford

Executive Director of
The Department of Transportation
and Infrastructure

Published: October 10 & 11, 2024 in
The Daily Journal

NOTICE OF FINAL SETTLEMENT

559

CITY OF AURORA, COLORADO
DATE: October 10, 2024

PURCHASE ORDER NO. 21P0196K
PROJECT NO: 5789A

PROJECT TITLE:
Griswold Filter Improvements
CONTRACTOR:

Velocity Constructors, Inc.
2107 West College Avenue
Englewood, CO 80110

Notice is hereby given that the City of Aurora intends to start processing the Final Payment to the above-named Contractor on **October 22, 2024**, provided no claims are received.

Any person or firm having debts against the Contractor must file a proper written notice with the Contract Coordinator, City of Aurora, Purchasing and Contract Services Division, 15151 East Alameda Parkway Suite 5700, Aurora, Colorado 80012, on or before the above date.

CITY OF AURORA, COLORADO

BY: Nathan Jones

Procurement Supervisor

Published: October 10 & 11, 2024 in
The Daily Journal

NOTICE TO CREDITORS

563

In the Matter of the Estate of:

LISA LOUISE MAXSON, also known as **LISA L. MAXSON**, also known as **LISA MAXSON**, Deceased

Case Number **2024PR31103**

All persons having claims against the above-named Estate are required to present them to the Personal Representative or to the **Denver County Probate Court** or before **February 21, 2025**, or the claims may be forever barred.

LAURIE LEE MAXSON

Personal Representative
5355 Autumn Hills Court
Colorado Springs, CO 80919

Published: October 10, 17 & 24, 2024
in The Daily Journal

NOTICE OF CONTRACTOR'S SETTLEMENT

561

Notice is hereby given that on 10th day of **October, 2024**, at **8:00 A.M.** Final Settlement with **METRO PAVERS** will be made by School District No. 1 in the City and County of Denver and State of Colorado, (Denver Public Schools, or DPS) for and on account of the contract for the **WESTERLY CREEK PHASE 2 ASPHALT REPLACEMENT**, in the City and County of Denver, and State of Colorado, and that any person, co-partnership, association or corporation who has an unpaid claim against such Contractor for or on account of the furnishing of labor, materials, team hire, sustenance, provisions, provender or other supplies used or consumed by such Contractor or any of his subcontractors in or about the performance of said work, may at any time up to and including said date and time of such Final Settlement, file a Verified Statement of Claim (Claim) indicating the amount due and unpaid on account of such Claim to the following addresses:

DPS Construction Services
Attention: Senior Project Manager
1617 South Acoma Street
Denver, Colorado 80223

DPS General Counsel's Office
Attention: Deputy General Counsel
1860 Lincoln Street
Denver, Colorado 80203

Failure on the part of a Claimant to file a Claim as required before Final Settlement will relieve the School District from all liability for any such Claim.

SCHOOL DISTRICT NO 1 IN THE CITY AND COUNTY OF DENVER AND STATE OF COLORADO
By Denver Public Schools

Published: October 10 & 17, 2024 in
The Daily Journal

NOTICE OF FINAL PAYMENT

572

Notice is hereby given that at 5:00 p.m., Local Time on the 20th of October 2024, the City and County of Denver, Denver, Colorado will make final settlement with **Richdell Construction** for all materials furnished and for all labor performed under a contract with said City and County of Denver, dated 04/18/23 for the On-Call Construction, PO-00131164, for Contract No. SC-00005406 - Lowry Sports Complex Picnic Site and Paver.

File claims with the Manager, Department of Parks and Recreation, 201 W. Colfax Av., Dept. 602, Denver, Colorado 80202, on or before 5:00 p.m., Local Time, on the 20th of October 2024 pursuant to C.R.S. 1973, Title 38-26-107.

Melissa Lopez

Parks & Recreation Finance

Published: October 10 & 11, 2024 in
The Daily Journal

FOR LEGAL
NOTICES IN
THE
DAILY
JOURNAL

Call us 877-260-3621

daily.journal@construction.com

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