

MillerLaw_{pllc}

1555 California Street No. 505
Denver CO 80202
303.285.5320

April 30, 2024

Elbert County Clerk & Recorder
Via E-Mail: rhonda.braun@elbertcounty-co.gov
215 Comanche Street
Kiowa, CO 80117

Division of Local Government - online
Department of Local Affairs
1313 Sherman Street, Room 521
Denver, CO 80203

Office of the State Auditor - online
Local Government Audit Division
1525 Sherman Street, 7th Floor
Denver, CO 80203

Board of County Commissioners
Via E-Mail: clerktobcc@elbertcounty-co.gov
Elbert County Colorado
P.O. Box 7
Kiowa, CO 80117

RE: 2023 Annual Reports

To Whom It May Concern:

Enclosed for your records is the annual report for 2023 for the below captioned district.
Please contact me with any questions or concerns. Thank you.

Miller Ranch Metropolitan District

MILLER LAW PLLC

Sonja Steele

Sonja Steele
Paralegal

Enclosures

**MILLER RANCH METROPOLITAN DISTRICT
COUNTY OF ELBERT, STATE OF COLORADO**

ANNUAL REPORT FOR FISCAL YEAR 2023

Pursuant to the Service Plan for the Miller Ranch Metropolitan District (the “District”), the District is required to provide an annual report to the County of Elbert (the “County”) with regard to the following matters:

- a. Boundary changes made or proposed;
- b. Intergovernmental Agreements entered into or proposed;
- c. Changes or proposed changes in the District’s policies;
- d. Changes or proposed changes in the District’s operations;
- e. Any changes in the financial status of the District including revenue projections or operating costs;
- f. A summary of any litigation involving the District;
- g. Proposed plans for the year immediately following the year summarized in the annual report;
- h. Status of construction of public improvements;
- i. The current assessed valuation in the District;
- j. A schedule of all taxes imposed and tax or other revenues received in the report year, and proposed taxes to be imposed, and identified revenues to be received in the following year and the revenues raised or proposed to be raised therefrom as filed with the Elbert County;
- k. Copies of any filings made the preceding fiscal year pursuant to SEC Rule 15 (c)(2-12), if applicable;
- l. An audited financial statement which has been audited in accordance with generally accepted auditing standards, unless the District is otherwise exempted from audits by § 29-1-604, C.R.S.;

For the year ending December 31, 2023, the District makes the following report:

- a. Boundary changes made or proposed;
No boundary changes were made during the reporting period.
- b. Intergovernmental Agreements entered into or proposed;
No Intergovernmental Agreements were entered into during the reporting period and none are anticipated at this time.
- c. Changes or proposed changes in the District's policies;
No changes or proposed changes in the District's Policies occurred during the reporting period.
- d. Changes or proposed changes in the District's operations;
No changes or proposed changes in the District's operations occurred during the reporting period.
- e. Any changes in the financial status of the District including revenue projections or operating costs;
The financial status of the District, including revenue projections and operating costs, remains substantially unchanged from the prior reporting period.
- f. A summary of any litigation involving the District;
There is no litigation, pending or threatened, against the District of which we are aware.
- g. Proposed plans for the year immediately following the year summarized in the annual report;
Due to economic conditions, the development anticipated by the Service Plan is currently behind schedule. Notwithstanding the foregoing, the District has not altered or revised the proposed schedule of debt issuance set forth in the Service Plan.
- h. Status of construction of public improvements;
No public improvements were constructed by the District during the reporting period.
- i. The current assessed valuation in the District;

\$8,510.00 attached hereto in Exhibit A.

- j. A schedule of all taxes imposed and tax or other revenues received in the report year, and proposed taxes to be imposed, and identified revenues to be received in the following year and the revenues raised or proposed to be raised therefrom as filed with the Elbert County;

The District imposed a mill levy of 0.000 mills in 2022 (for collection in 2023) for operation expenses. No other fees, charges or assessments are anticipated at this time. Attached hereto in Exhibit B.

- k. Copies of any filings made the preceding fiscal year pursuant to SEC Rule 15 (c)(2-12), if applicable;

The District did not make any filings pursuant to SEC Rule 15 (c)(2-12).

- l. An audited financial statement which has been audited in accordance with generally accepted auditing standards, unless the District is otherwise exempted from audits by § 29-1-604, C.R.S.;

The District is currently exempted from audit, pursuant to §29-1-604, C.R.S.

Exhibit A
2023 Assessed Valuation

New Tax Entity? YES NO

Elbert County

COUNTY ASSESSOR

Date 12/14/2023

NAME OF TAX ENTITY: MILLER RANCH METRO DIST

USE FOR STATUTORY PROPERTY TAX REVENUE LIMIT CALCULATION ("5.5%" LIMIT) ONLY

IN ACCORDANCE WITH 39-5-121(2)(a) and 39-5-128(1), C.R.S., AND NO LATER THAN AUGUST 25, THE ASSESSOR CERTIFIES THE TOTAL VALUATION FOR ASSESSMENT FOR THE TAXABLE YEAR 2023:

Table with 11 rows of valuation items and amounts. 1. PREVIOUS YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION: \$8,510. 2. CURRENT YEAR'S GROSS TOTAL TAXABLE ASSESSED VALUATION: \$9,489. 3. LESS TOTAL TIF AREA INCREMENTS, IF ANY: \$0. 4. CURRENT YEAR'S NET TOTAL TAXABLE ASSESSED VALUATION: \$9,489. 5. NEW CONSTRUCTION: \$0. 6. INCREASED PRODUCTION OF PRODUCING MINE: \$0. 7. ANNEXATIONS/INCLUSIONS: \$0. 8. PREVIOUSLY EXEMPT FEDERAL PROPERTY: \$0. 9. NEW PRIMARY OIL OR GAS PRODUCTION FROM ANY PRODUCING OIL AND GAS LEASEHOLD OR LAND (29-1-301(1)(b), C.R.S.): \$0. 10. TAXES RECEIVED LAST YEAR ON OMITTED PROPERTY AS OF AUG. 1 (29-1-301(1)(a), C.R.S.): \$0.00. 11. TAXES ABATED AND REFUNDED AS OF AUG. 1 (29-1-301(1)(a), C.R.S.) and (39-10-114(1)(a)(I)(B), C.R.S.): \$0.00.

- ‡ This value reflects personal property exemptions IF enacted by the jurisdiction as authorized by Art. X, Sec. 20(8)(b), Colo. Constitution
* New Construction is defined as: Taxable real property structures and the personal property connected with the structure.
~ Jurisdiction must submit to the Division of Local Government respective Certifications of Impact in order for the values to be treated as growth in the limit calculation; use Forms DLG 52 & 52A.
Φ Jurisdiction must apply to the Division of Local Government before the value can be treated as growth in the limit calculation; use Form DLG 52B.

USE FOR TABOR "LOCAL GROWTH" CALCULATION ONLY

IN ACCORDANCE WITH ART.X, SEC.20, COLO. CONSTUTION AND 39-5-121(2)(b), C.R.S., THE Elbert County ASSESSOR CERTIFIES THE TOTAL ACTUAL VALUATION FOR THE TAXABLE YEAR 2023:

Table with 7 rows of actual valuation items and amounts. 1. CURRENT YEAR'S TOTAL ACTUAL VALUE OF ALL REAL PROPERTY: \$35,348. ADDITIONS TO TAXABLE REAL PROPERTY: 2. CONSTRUCTION OF TAXABLE REAL PROPERTY IMPROVEMENTS: \$0. 3. ANNEXATIONS/INCLUSIONS: \$0. 4. INCREASED MINING PRODUCTION: \$0. 5. PREVIOUSLY EXEMPT PROPERTY: \$0. 6. OIL OR GAS PRODUCTION FROM A NEW WELL: \$0. 7. TAXABLE REAL PROPERTY OMITTED FROM THE PREVIOUS YEAR'S TAX WARRANT: \$0.

DELETIONS FROM TAXABLE REAL PROPERTY

Table with 3 rows of deletion items and amounts. 8. DESTRUCTION OF TAXABLE REAL PROPERTY IMPROVEMENTS: \$0. 9. DISCONNECTIONS/EXCLUSIONS: \$0. 10. PREVIOUSLY TAXABLE PROPERTY: \$0.

- ¶ This includes the actual value of all taxable real property plus the actual value of religious, private school, and charitable real property.
* Construction is defined as newly constructed taxable real property structures.
§ Includes production from new mines and increases in production of existing producing mines.

IN ACCORDANCE WITH 39-5-128(1), C.R.S., AND NO LATER THAN AUGUST 25, THE ASSESSOR CERTIFIES TO SCHOOL DISTRICTS: TOTAL ACTUAL VALUE OF ALL TAXABLE PROPERTY \$35,348

IN ACCORDANCE WITH 39-5-128(1.5), C.R.S., THE ASSESSOR PROVIDES:

HB21-1312 ASSESSED VALUE OF EXEMPT BUSINESS PERSONAL PROPERTY (ESTIMATED): ** \$0

*** The tax revenue lost due to this exempted value will be reimbursed to the tax entity by the County Treasurer in accordance with 39-3-119.5(3), C.R.S.

NOTE: ALL LEVIES MUST BE CERTIFIED to the COUNTY COMMISSIONERS NO LATER THAN DECEMBER 15.

Exhibit B
2023 DLG-70

CERTIFICATION OF TAX LEVIES for NON-SCHOOL Governments

TO: County Commissioners¹ of Elbert County, Colorado.

On behalf of the Miller Ranch Metropolitan Distirct,
(taxing entity)^A
the Board of Directors,
(governing body)^B
of the Miller Ranch Metropolitan District,
(local government)^C

Hereby officially certifies the following mills to be levied against the taxing entity's GROSS \$ 9,489 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: 01/04/2024 for budget/fiscal year 2024.
(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	<u>0</u> mills	<u>\$ 0</u>
2. <Minus> Temporary General Property Tax Credit/ Temporary Mill Levy Rate Reduction ^I	< <u>0</u> > mills	\$ < <u>0</u> >
SUBTOTAL FOR GENERAL OPERATING:	<u>0</u> mills	<u>\$ 0</u>
3. General Obligation Bonds and Interest ^J	<u>0</u> mills	<u>\$ 0</u>
4. Contractual Obligations ^K	<u>0</u> mills	<u>\$ 0</u>
5. Capital Expenditures ^L	<u>0</u> mills	<u>\$ 0</u>
6. Refunds/Abatements ^M	<u>0</u> mills	<u>\$ 0</u>
7. Other ^N (specify): _____	<u>0</u> mills	<u>\$ 0</u>
	<u>0</u> mills	<u>\$ 0</u>
TOTAL: [Sum of General Operating Subtotal and Lines 3 to 7]	<u>0</u> mills	<u>\$ 0</u>

Contact person: Dianne Miller Phone: (303) 285-5320
Signed: *Dianne Miller* Title: Attorney

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).