

SEPTEMBER 26, 2024

VINTAGE RESERVE METROPOLITAN DISTRICT

2023 ANNUAL REPORT

**FOR FILING WITH THE COLORADO STATE AUDITOR, DIVISION OF LOCAL GOVERNMENT, AND
JEFFERSON COUNTY CLERK AND RECORDER**

The following shall constitute the mandatory 2023 Annual Report for Vintage Reserve Metropolitan District, a quasi-municipal corporation and political subdivision of the State of Colorado and duly organized and existing special district organized pursuant to Title 32, Article 1, Colorado Revised Statutes (the "District").

BOUNDARY CHANGES

No changes were made to the District's boundaries in 2023.

INTERGOVERNMENTAL AGREEMENTS

Except for an Overlapping District Consent Agreement with the Platte Canyon Water and Sanitation District entered into on or about November 2003, the District is not a party to any Intergovernmental Agreements.

RULES & REGULATIONS

No rules or regulations were adopted by the District's Board of Directors in 2023.

LITIGATION

As of December 31, 2023, there is no active or pending litigation against the District.

CONSTRUCTION OF PUBLIC IMPROVEMENTS

None.

FACILITIES/IMPROVEMENTS CONSTRUCTED AND CONVEYED OR DEDICATED TO COUNTY OR MUNICIPALITY

All public improvements required to be constructed by the District's Service Plan, where applicable, have been conveyed to the public entity that has ownership and maintenance responsibility therefore, i.e., the roads have been conveyed to Jefferson County and the water and sewer lines have been conveyed to the Platte Canyon Water and Sanitation District.

FINAL ASSESSED VALUATION OF THE DISTRICT AS OF DECEMBER 31, 2023

The final assessed valuation of the District as of December 31, 2023 is \$14,599,476.

2024 BUDGET

A copy of the District's 2024 budget is attached hereto as Exhibit A.

AUDITED FINANCIAL STATEMENT/APPLICATION FOR EXEMPTION FROM AUDIT

A copy of the District's 2023 audited financial statement is attached hereto as Exhibit B.

DEFAULTS IN OBLIGATIONS

None.

UNPAID OBLIGATIONS (PAST 90 DAYS)

None.

EXHIBIT A

2024 BUDGET

EXHIBIT B

2023 AUDIT