

**BUDGET  
RESOLUTION (2018)**

**CERTIFIED COPY OF RESOLUTION**

STATE OF COLORADO	)
	) ss.
COUNTY OF WELD	)

The Board of Directors of the Cottonwood Greens Metropolitan District No. 3 (the "District"), City of Fort Lupton, County of Weld, Colorado, held a special meeting at 211 North Public Road, Suite 200, Lafayette, Colorado 80026, on Wednesday, February 28, at the hour of 2:00 P.M.

The following members of the Board of Directors were present:

Mariano DeCola

Also present were: Dianne Miller, Miller & Associates Law Offices, LLC; Mr. Josef Guetlein, Managing Partner of AIMS-1, LLP and Thermo Farms General Partnership, LLP; Mr. John Vandemoer, Managing Partner of The Ranch Estates, LLP; and Mr. B.J. Johanningmeier, Commercial Broker's Alliance NOCO, LLC.

Ms. Miller reported that, prior to the meeting legal counsel had notified each of the directors of the date, time and place of this meeting and the purpose for which it was called. She further reported that this is a special meeting of the Board of Directors of the District and that said notice of regular meeting was posted at three (3) places within the boundaries of the District and at the Weld County Clerk and Recorder's Office in Greeley, Colorado, and to the best of her knowledge, remains posted to the date of this meeting.

## NOTICE AS TO PROPOSED 2018 BUDGET

### COTTONWOOD GREENS METROPOLITAN DISTRICT NOS. 2-4 NOTICE OF SPECIAL MEETING AND NOTICE AS TO PROPOSED 2018 BUDGET

February 28, 2018

NOTICE IS HEREBY GIVEN that the Boards of Directors (the "Boards") of the COTTONWOOD GREENS METROPOLITAN DISTRICT NOS. 2-4 (the "Districts") County, State of Colorado, will hold an special meeting at 2:00 P.M. on Wednesday, February 28, 2018, at 211 North Public Road, Suite 200, Lafayette, CO 80026, for the purpose of conducting such business as may come before the Boards.

FURTHER, NOTICE IS HEREBY GIVEN that proposed budgets have been submitted to the Districts for the ensuing year of 2018. Copies of the proposed budgets have been filed in the office of Miller & Associates Law Offices, LLC, 1641 California Street, Suite 300, Denver, CO 80202, where the same are open for public inspection. Such proposed budgets will be considered at the special meetings of the Districts to be held at 2:00 P.M. on Wednesday, February 28, 2018. Any interested elector within the Districts may inspect the proposed budgets and file or register any objections at any time prior to the final adoption of the 2018 budgets.

The meeting is open to the public.

BY ORDER OF THE BOARD OF DIRECTORS  
COTTONWOOD GREENS METROPOLITAN  
DISTRICT NOS. 2-4

By: /s/ MILLER & ASSOCIATES LAW OFFICES, LLC

#### Agenda

1. Call to Order
2. Declaration of Quorum
3. Election of Officers
4. Consider Approval of November 3, 2016 Meeting Minutes
5. Conduct Public Hearing on Inclusion of AIMS-1, LLP Property into Each of the Districts and Consider Adoption of a Resolution and Order for Inclusion of Real Property (AIMS-1, LLP)
6. Conduct Public Hearing on Inclusion of Thermo Farms General Partnership, LLP Property into Each of the Districts and Consider Adoption of a Resolution and Order for Inclusion of Real Property (Thermo Farms General Partnership, LLP)
7. Conduct Public Hearing on Inclusion of The Ranch Estates, LLP Property into Each of the Districts and Consider Adoption of a Resolution and Order for Inclusion of Real Property (The Ranch Estates, LLP)
8. Conduct Public Hearing on Exclusion of Coyote Creek North, LLC Property from each of the Districts and Consider Adoption of Resolutions and Orders for Exclusion of Real Property (Coyote Creek North, LLC Directors' Parcel)
9. Conduct Public Hearing to Consider Approval of 2018 Budgets for Each of the Districts
  - a) Adopt 2018 Budgets, Certify Mill Levies, Appropriate 2018 Expenditures
10. Consider Approval of 2018 Annual Administrative Resolutions
11. Consider Approval of 2017 Audit Exemption Resolutions
12. Consider Approval of 2018 Election Resolutions
13. Consider Approval of a Resolution Re: Electronic Records Retention Policy for the Districts
14. Discuss Status of Development and Possible Updates to Service Plans
15. Other Business
16. Adjourn

Next Regular Meeting(s) – November 1, 2018 at 2:00 PM

Thereupon, Director DeCola introduced and moved the adoption of the following Resolution:

RESOLUTION

A RESOLUTION SUMMARIZING EXPENDITURES AND REVENUES FOR EACH FUND AND ADOPTING A BUDGET AND APPROPRIATING SUMS OF MONEY TO EACH FUND IN THE AMOUNTS AND FOR THE PURPOSES SET FORTH HEREIN FOR COTTONWOOD GREENS METROPOLITAN DISTRICT NO. 3, CITY OF FORT LUPTON, COLORADO, FOR THE CALENDAR YEAR BEGINNING ON THE FIRST DAY OF JANUARY, 2018 AND ENDING ON THE LAST DAY OF DECEMBER, 2018.

WHEREAS, the Board of Directors (the "Board") of Cottonwood Greens Metropolitan District No. 3 (the "District") has authorized its treasurer and legal counsel to prepare and submit a proposed budget to said governing body at the proper time; and

WHEREAS, the proposed 2018 budget has been submitted to the Board for its consideration; and

WHEREAS, upon due and proper notice, posted in accordance with Colorado law, said proposed budget was open for inspection by the public at a designated place, a public hearing was held at 2:00 P.M on February 28, 2018, and interested electors were given the opportunity to file or register any objections to said proposed budget; and

WHEREAS, the budget being adopted by the Board has been prepared based on the best information available to the Board regarding the effects of Article X, Section 20 of the Colorado Constitution; and

WHEREAS, whatever increases may have been made in the expenditures, like increases were added to the revenues so that the budget remains in balance, as required by law.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF COTTONWOOD GREENS METROPOLITAN DISTRICT NO. 3, CITY OF FORT LUPTON, COLORADO, AS FOLLOWS:

Section 1. Summary of 2018 Revenues and 2018 Expenditures. That the estimated revenues and expenditures for each fund for fiscal year 2018, as more specifically set forth in the budget attached hereto, are accepted and approved.

Section 2. Adoption of Budget. That the budget as submitted, amended and attached hereto and incorporated herein is approved and adopted as the budget of the District for fiscal year 2018.

Section 3. Certification to City Council. That the attorney for the District is hereby authorized and directed to immediately certify to the Board of County Commissioners for Weld County, the mill levy for the District hereinabove determined and set. That said certification shall be in substantially the following form:

**CERTIFICATION OF TAX LEVY**

TO THE BOARD OF COUNTY COMMISSIONERS OF WELD COUNTY, COLORADO.

Dear Commissioners:

For the year 2018, the Board of Directors of Cottonwood Greens Metropolitan District No. 3 hereby certifies a total levy of 0.000 mills to be extended by you upon the total assessed valuation of \$20.00 to produce \$0.00 in revenue.

The levies and revenues are for the following purposes:

	<b>PURPOSE</b>	<b>LEVY</b>	<b>REVENUE</b>
1.	General Operating Expenses	-0- mills	\$ -0-
2.	(Minus) Temporary Property Tax Credit/Temporary Mill Levy Rate Reduction	-0- mills	\$ -0-
	<b>SUBTOTAL</b>	-0- mills	\$ -0-
3.	General Obligation Bonds and Interest *	-0- mills	\$ -0-
4.	Contractual Obligations approved at elections	-0- mills	\$ -0-
5.	Capital Expenditures levied pursuant to § 29-1-302 (1.5), C.R.S.	-0- mills	\$ -0-
6.	Refunds/Abatements	-0- mills	\$ -0-
10.	Other	-0- mills	\$ -0-
	<b>TOTAL</b>	-0- mills	\$ -0-

\* § 32-1-1603, C.R.S., requires special districts to “certify separate mill levies to the Board of County Commissioners, one each for funding requirements of each debt”.

Contact Person: Dianne D. Miller

Daytime Phone: (303) 285-5320

By: \_\_\_\_\_, Legal Counsel of the District

NOTE: Certification must be to three decimal places only. If you are located in more than one county, please list all counties here: \_\_\_\_\_ N/A \_\_\_\_\_

IN WITNESS WHEREOF, I have hereunto set my hand on \_\_\_\_\_, \_\_\_\_\_,  
2018.

\_\_\_\_\_  
Dianne D. Miller,  
Legal Counsel of the District

Section 4. Appropriations. That the amounts set forth as expenditures and balances remaining, as specifically allocated in the budget attached hereto, are hereby appropriated from the revenue of each fund, to each fund, for the purposes stated and no other.

Section 5. Budget Certification. That the budget shall be certified by the Secretary/Treasurer of the District, and made a part of the public records of the District.

The foregoing Resolution was seconded by Director DeCola.

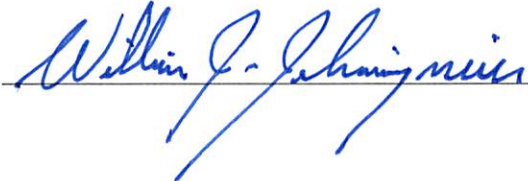
RESOLUTION APPROVED AND ADOPTED THIS 28th DAY OF FEBRUARY, 2018.

COTTONWOOD GREENS METROPOLITAN DISTRICT NO. 3

By: 

\_\_\_\_\_  
Mariano DeCola, President

ATTEST:

  
\_\_\_\_\_

STATE OF COLORADO  
COUNTY OF WELD  
COTTONWOOD GREENS METROPOLITAN DISTRICT NO. 3

I, Mariano DeCola, hereby certify that I am a director and the duly elected and qualified Secretary/Treasurer of the Cottonwood Greens Metropolitan District No. 3 (the "District"), and that the foregoing constitutes a true and correct copy of the record of proceedings of the Board of Directors of said District adopted at a meeting of the Board of Directors of the District held at 2:00 P.M. on Wednesday, February 28, at 211 North Public Road, Suite 200, Lafayette, Colorado 80026 as recorded in the official record of the proceedings of the District, insofar as said proceedings relate to the budget hearing for fiscal year 2018; that said proceedings were duly had and taken; that the meeting was duly held; and that the persons were present at the meeting as therein shown.

IN WITNESS WHEREOF, I have hereunto subscribed my name this 28th day of February, 2018



---

Mariano DeCola, President

ACKNOWLEDGEMENT OF NOTICE AND  
APPROVAL OF RECORD OF PROCEEDINGS

We, the undersigned members of the Board of Directors of the Cottonwood Greens Metropolitan District No. 3, Weld County, Colorado, do hereby acknowledge receipt of proper notice of the meeting of the Board held at 2:00 P.M. on February 28, 2018, at 211 North Public Road, Suite 200, Lafayette, Colorado 80026, informing of the date, time and place of the meeting and the purpose for which it was called, and we do hereby approve said record of proceedings and the actions taken by the Board as stated therein.



---

---

---

---

---

---

**EXHIBIT A**  
**BUDGET DOCUMENT**  
**BUDGET MESSAGE**  
**COTTONWOOD GREENS METROPOLITAN DISTRICT NO. 3**  
**2018 BUDGET**

	<u>Actual 2016</u>	<u>Estimated 2017</u>	<u>Proposed 2018</u>
Beginning Funds Available	\$ 1,350	\$ 1,350	\$ 1,350
<b>Revenue:</b>			
Property Taxes	0	1	0
Services	0	0	0
Refund	0	0	0
Other/Miscellaneous (Contributions)	0	0	0
Specific Ownership Taxes	0	0	0
Developer Advances	43,650	43,649	46,150
<b>Total Revenue</b>	<u>43,650</u>	<u>43,650</u>	<u>46,150</u>
<b>Total Funds Available</b>	<u>\$ 45,000</u>	<u>\$ 45,000</u>	<u>\$ 47,500</u>
<b>Expenditures</b>			
County Treasurer's Collection Fees	0	0	0
Insurance and Bonds	1,800	1,800	2,800
Accounting and Legal	40,350	41,850	40,800
Election Costs	1,500	0	2,500
Capital Improvements	0	0	0
Utilities (Public Service)	0	0	0
Miscellaneous	0	0	0
Directors' Fees	0	0	0
<b>Total Expenditures</b>	<u>43,650</u>	<u>43,650</u>	<u>46,100</u>
<b>Ending Funds Available</b>	<u>1,350</u>	<u>1,350</u>	<u>1,400</u>
<b>Emergency Reserve</b>	1,310	1,310	1,385
<b>MILL LEVY</b>			
Certified Assessed Valuation	20	20	20
Mill Levy-General	43.000	43.000	0.000
Property Taxes (est.)	1	1	0



**COTTONWOOD GREENS METROPOLITAN DISTRICT NO. 3  
2018 BUDGET**

**SUMMARY OF SIGNIFICANT ASSUMPTIONS**

Services Provided

Through its Service Plan, the Cottonwood Greens Metropolitan District No. 3 (the “District”) is authorized to finance certain streets, street lighting, traffic and safety controls, sewer improvements, landscaping, and park and recreation improvements.

Revenue

Developer Advance

The primary source of funds for 2018 is developer advances.

Expenditures

Administrative Expenses

Administrative expenses have been primarily for legal services, insurance and accounting costs.

Funds Available

The District’s budget exists from the developer’s advances to cover the District’s operations, including its administrative functions.

Accounting Method

The District prepares its budget on the modified accrual basis of accounting.