

	2020 Actual		2021 Budget		2021 Actual		2022 Budget		2022 YTD		2022 Projected		2023		2024		2025	
TOTAL BEGINNING BALANCE	\$	5,289,173	\$	6,214,133	\$	6,667,180	\$	7,142,503	\$	8,043,877	\$	8,043,877	\$	2,933,622	\$	5,615,894	\$	23,503,592
Spendable Beg. Fund Balance ¹	\$	5,289,173	\$	6,214,133	\$	6,667,180	\$	7,142,503	\$	8,043,877	\$	8,043,877	\$	2,933,622	\$	2,707,529	\$	5,132,227
REVENUE (Operating)	UPDATE																	
Sales Tax 0.6%	\$	1,269,350	\$	1,117,241	\$	1,479,224	\$	1,320,828	\$	548,471	\$	1,320,828	\$	1,386,869	\$	1,456,212	\$	1,529,023
Sales Tax 0.125%		264,448		232,759		308,172		275,172		114,265		275,172		288,931		303,378		318,546
STR tax 5%		-		-		-		-		2,199		571,429		1,200,000		1,260,000		1,323,000
Impact Fee		146,836		50,000		90,206		70,000		8,394		70,000		70,700		72,821		75,006
Sale of Assets (Not Assets Held for Resale)		-		-		-		-		-		-		-		-		-
Grants		-		-		-		-		-		-		-		-		-
Investment Income		53,479		24,000		3,854		7,500		(17,262)		7,500		2,934		5,616		23,504
Emp Loan Re-Payments		-		-		-		-		-		-		-		-		-
Other Misc		-		-		-		-		-		-		-		-		-
Transfers In		-		-		287,500		-		-		-		-		-		-
Revenue (Operating)	\$	1,734,113	\$	1,424,000	\$	2,168,956	\$	1,673,500	\$	656,067	\$	2,244,929	\$	2,949,434	\$	3,098,027	\$	3,269,079
EXPENSE (Operating)																		
Salaries and Benefits	\$	(57,791)	\$	(76,621)	\$	(69,085)	\$	(82,155)	\$	(19,272)	\$	(65,863)	\$	(20,269)	\$	(21,283)	\$	(22,549)
Admin Fees		(69,120)		(85,000)		(68,423)		(110,000)		(3,775)		(110,000)		(3,888)		(4,005)		(4,125)
Business Housing Support Fund		-		(45,000)		-		-		-		-		-		-		-
Community Outreach		(292,376)		(10,000)		-		(10,000)		-		-		-		-		-
Misc Expense		-		-		(1,402)		-		-		-		(1,500)		(1,545)		(1,591)
Transfers Out		-		-		-		-		-		-		-		-		-
Expenses (Operating)	\$	(419,287)	\$	(216,621)	\$	(138,910)	\$	(202,155)	\$	(23,047)	\$	(175,863)	\$	(25,658)	\$	(26,833)	\$	(28,266)
Projects (Net Cost):																		
Housing Helps		(5,000)		(100,000)		(558,566)		(1,545,000)		(1,499,840)		(1,545,000)		(1,591,350)		(1,639,091)		(1,688,263)
Frisco Locals		-		-		-		(61,000)		-		-		(247,050)		(259,403)		(272,373)
Mary Ruth		73,706		60,320		50,045		59,140		1,488		59,140		79,907		81,505		83,135
100 Main		-		-		17,935		9,200		-		-		11,815		-		-
Mountain Side Condominium		-		-		(3,469)		6,540		(1,872)		6,540		5,736		5,908		6,086
113 / 117 Granite		-		-		(54)		13,784		-		-		14,228		14,654		15,094
275 Granite (Sabatini Lot)		-		-		(3,256)		-		-		-		-		-		-
619 Granite (CDOT)		(5,525)		(4,800,000)		(146,702)		(5,000,000)		(2,500)		(1,100,000)		1,985,211		(1,240,144)		(235,608)
810 Pitkin Alley		-		-		-		-		(50,000)		(1,600,000)		-		-		-
602 Galena (CO Workforce Center)		-		-		(9,283)		-		-		(3,000,000)		(500,000)		17,853,073		(17,569,675)
Lake Hill		-		-		-		-		-		-		-		-		-
Unidentified New Projects (incl. Debt Payments)		-		-		-		-		-		-		-		-		-
Total Projects (Net Cost)	\$	63,181	\$	(4,839,680)	\$	(653,349)	\$	(6,517,336)	\$	(1,552,724)	\$	(7,179,320)	\$	(241,504)	\$	14,816,504	\$	(19,661,603)
Change		1,378,007		(3,632,301)		1,376,697		(5,045,991)		(919,704)		(5,110,255)		2,682,272		17,887,698		(16,420,790)
End Fund Bal.	\$	6,667,180	\$	2,581,832	\$	8,043,877	\$	2,096,512	\$	7,124,173	\$	2,933,622	\$	5,615,894	\$	23,503,592	\$	7,082,802
Reserved ²		-		-		-		-		-		-		371,365		371,365		371,365
Restricted ³		-		-		-		-		-		-		2,537,000		18,000,000		-
Spendable Fund Balance ¹	\$	6,667,180	\$	2,581,832	\$	8,043,877	\$	2,096,512	\$	7,124,173	\$	2,933,622	\$	2,707,529	\$	5,132,227	\$	6,711,437
Annual Debt Service in Fund	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	371,365	\$	371,365	\$	1,055,967
Outstanding Gov't-wide Debt Service subject to limit		5,515,122		5,375,000		5,375,000		2,704,869		2,704,869		2,704,869		7,985,306		29,292,572		27,909,449
Legal Debt Limit (CRS 31-15-302: 3% of actual taxable property value)		73,486,345		81,152,954		81,152,954		81,152,954		81,216,254		81,216,254		82,028,416		84,489,269		85,334,162

¹ Spendable (cash) fund balance is funds available after reserves for debt service and assets held for resale

² Reserved is COP required Reserve

³ Restricted includes assets held for resale, non-current note receiveable, DPAP loans, and Funds held by others (unspent debt proceeds)