

**EL PASO COUNTY SPECIAL DISTRICTS
ANNUAL REPORT and DISCLOSURE FORM**

1. Name of District(s):	Constitution Heights Metropolitan District
2. Report for Calendar Year:	2018
3. Contact Information	<p>Kevin Walker Walker Schooler District Managers 614 N. Tejon St Colorado Springs, CO 80903 (719) 447-1777 Kevin.w@wsdistricts.co Note: This District does not have an office within the Boundaries of the District</p>
4. Meeting Information	<p>District Board meetings are normally held on the second Tuesday of each month at 1:00 pm at the office of the Contact person but are subject to change and may be cancelled if there is no business to transact. Up-to-date meeting times, locations, and agendas can be obtained by calling the Contact.</p>
5. Type of District(s)/ Unique Representational Issues (if any)	<p>This District is a single conventional Title 32 Special Metropolitan District. All Property owners within the boundaries of this district who are otherwise eligible as electors within the State of Colorado have the opportunity to fully participate in future elections of the district and are eligible to run for Director positions when these positions become open.</p>
6. Authorized Purposes of the District(s)	<p>The Service Plan authorizes roads, park and recreation, water and wastewater, drainage, landscaping, mosquito control, and transportation. For additional details, please call the contact.</p>
7. Active Purposes of the District(s)	<p>The primary active purpose of the district is to construct roads and water and wastewater lines. Roads have been conveyed to El Paso County. Water and sewer lines have been dedicated to Cherokee Metropolitan District. For additional details, please call the contact.</p>
<p>8. Current Certified Mill Levies (2018 Mill Levy collected in 2019)</p> <p>a. Debt Service b. Operational c. Other d. Total</p>	<p>a. 27.637 mills b. None c. None d. 27.637 mills</p>
9. Sample Calculation of Current Mill Levy for a Residential and Commercial Property (as applicable).	<p>Assumptions:</p> <p>\$200,000.00 is the total actual value of a typical single-family homes as determined by El Paso County.</p>

	<p>Current total mill levy is 25 mills (Gallagherized to 27.637).</p> <p>Sample Metropolitan District Mill Levy Calculation for a <u>Residential Property</u>:</p> <p>$\\$200,000 \times .072 = \\$14,400$ (assessed value) $\times .0276$ mills = \$397 per year in taxes owed solely to this Special District at the current mill levy rate.</p> <p>Sample Metropolitan District Mill Levy calculation for a <u>Commercial Property</u>:</p> <p>$\\$200,000 \times 29\% = \\$58,000$ (Assessed Value) $\times .0276$ mills = \$1,601 per year in taxes solely to this Special District at the current mill levy rate.</p>
<p>10. Maximum Authorized Mill Levy Caps (Note: these are maximum allowable mill levies which could be certified in the future unless there was a change in state statutes or Board of County Commissioners approvals)</p> <p>a. Debt Service b. Operational c. Other d. Total</p>	<p>a. Mills b. Mills c. None d. 40.0 mills (Gallagherized to 44.220 mills)</p>
<p>11. Sample Calculation of Mill Levy Cap for a Residential and Commercial Property (as applicable).</p>	<p>Assumptions:</p> <p>See Assumptions in #9 above; (please note that these higher sample tax liabilities would occur only if the mill levies were increased to the allowable maximum rates. The Board of Directors does not anticipate at this time that this will occur)</p> <p>Sample Metropolitan District Mill Levy Calculation for a <u>Residential Property</u>:</p> <p>$\\$200,000 \times .072 = \\$14,400$ (assessed value) $\times .044220$ mills = \$637 per year in taxes owed solely to this Special District if the District imposes its maximum Gallaherized mill levy.</p> <p>Sample Metropolitan District Mill Levy calculation for a <u>Commercial Property</u>:</p> <p>$\\$200,000 \times 29\% = \\$58,000$ (Assessed Value) $\times .044220$ mills = \$2,565 per year in taxes solely to this Special District if the District imposes its maximum Gallagherized mill levy.</p>
<p>12. Current Outstanding Debt of the Districts (as</p>	<p>\$9,608,000 - 2014 Loan Agreement</p>

	of the end of year of this report)	
13.	Total voter-authorized debt of the Districts (including current debt)	\$25,000,000
14.	Debt proposed to be issued, reissued or otherwise obligated in the coming year.	The District plans to refinance its debt before 7/29/19 as there is a balloon principal payment due of \$4,100,000.
15.	Major facilities/ infrastructure improvements initiated or completed in the prior year	None.
16.	Summary of major property exclusion or inclusion activities in the past year.	None.

Reminder:

- A. As per Colorado Revised Statutes, Section 32-1-306, the special district shall maintain a current, accurate map of its boundaries and shall provide for such map to be on file with the County Assessor.
- B. Colorado Revised Statutes, Section 32-1-306, states a certificate of election results shall be filed with the County Clerk and Recorder.

Lori VonFeldt – District Manager

Name and Title of Respondent



2/25/2019

Signature of Respondent

Date

RETURN COMPLETED FORM TO: specialdistrictnotices@elpasoco.com

Or mail to:

El Paso County
Clerk and Recorder

Attention: Clerk to the Board Department
P.O. Box 2007
Colorado Springs, Colorado 80901-2007

****NOTE:** As per CRS Section 32-1-104(2), a copy of this report should also be submitted to:

County Assessor – 1675 W. Garden of the Gods Road, Colorado Springs, CO 80907

County Treasurer - 1675 W. Garden of the Gods Road, Colorado Springs, CO 80907