City of Woodland Park

Downtown Development Authority

September 05, 2023, at 7:30 AM

AGENDA

1. **CALL TO ORDER AND ROLL CALL**
2. **PLEDGE OF ALLEGIANCE**
3. **ADDITIONS, DELETIONS OR CORRECTIONS TO AGENDA**
4. **CONSENT AGENDA**
   a. Minutes June 6th, 2023
   b. Minutes July 11th, 2023
5. **PUBLIC COMMENT ON ITEMS NOT ON AGENDA**
6. **UNFINISHED BUSINESS** (Public Comment may be heard) **None**
7. **NEW BUSINESS**
   a. TAVA update
   b. Forge Presentation
8. **PUBLIC COMMENT REGARDING NEW BUSINESS None**
9. **REPORTS**
   a. Board Chair Report
   b. Treasurer Report
   c. Board Member Reports
   d. City Attorney's Report **None**
10. **ADJOURNMENT**

Woodland Park Downtown Development Authority Board of Directors

Tuesday, June 6, 2023, 7:30 a.m.

City Hall-Council Chambers 220 South Avenue, Woodland Park, CO

Regular Meeting

PRESENT:	Chair Tony Perry Vice-Chair Jon Gemelke Secretary Rusty Neal, Council Liaison Jerry Good Arden Weatherford David Mijares Eric Cabrera (Via Zoom)
ABSENT:	Treasurer Rebecca Anderson Al Born
STAFF:	Michael Lawson, City Manager Karen Schminke, City Planning Director
GUESTS:	Mark Weaver, Developer

1. PLEDGE OF ALLEGIANCE

All attendees participated.

2. ADDITIONS, DELETIONS OR CORRECTIONS TO AGENDA

Chair Perry asked if there were any additions, deletions, or corrections to the agenda.

Hearing none, Chair Perry closed this section of the meeting.

4. CONSENT AGENDA

a. Approval of Minutes May 2nd, 2023

Chair Perry asked for a motion to approve May 2, 2023, regular meeting minutes of the DDA Board.

MOTION:

Secretary Neal, Council Liaison, made a motion to approve the April 4, 2023, regular meeting minutes of the DDA Board.

2ND:

Vice-Chair Gemelke seconded the motion.

DISCUSSION:

There was no discussion regarding the motion.

VOTE:

6-0, Unanimous (Cabrera Abstained).

5. PUBLIC COMMENT ON ITEMS NOT ON AGENDA

Chair Perry opened the floor up for public comment on items not on the agenda.

Eric Cabrera, New DDA Board Member, introduced himself to fellow Board members and gave a brief background of his history in the Woodland Park area.

Chair Perry welcomed Mr. Cabrera to the Board.

Chair Perry invited Mark Weaver from Tava Development Group to speak before the DDA Board.

Mark Weaver updated DDA Board Members regarding the progress made on the Woodland Station property concerning entitlement work that should be finished this Fall. Mr. Weaver stated that construction should begin in the Spring of 2024 with an anticipated Grand Opening date of the Spring of 2025. Mr. Weaver stated the VCUP study and traffic study would be forthcoming within the next few weeks. Mr. Weaver stated that the picnic tables and Cog train relocation were currently in progress as well.

Chair Perry stated that the delay was due to the City Planning Department following the proper protocol and process and regrets that the DDA Board did not pre-plan the subdivision process and thanked the Tava Group for their patience in the development and entitlement process.

6. UNFINISHED BUSINESS (Public Comment may be heard) (None).

7. NEW BUSINESS

Chair Perry opened the floor for new business.

a. Discussion regarding moving the meeting to 5:30 pm. (Perry)

Chair Perry stated that Treasurer Anderson was no longer able to attend morning meetings due to changes in circumstances in her life. Chair Perry stated that Treasurer Anderson was able to attend evening meetings but asked that the DDA Board do what was most viable for them.

Chair Perry opened the floor for discussion among DDA Board Members.

Arden Weatherford stated that he preferred evening meetings.

Secretary Neal, Council Liaison, stated that he preferred evening meetings but would do what was convenient for business owners on the DDA Board.

David Mijares stated that his schedule was flexible, but he preferred morning meetings.

Vice-Chair Gemelke stated that he preferred morning meetings but could change his schedule to benefit the public.

Jerry Good stated that mornings work best for him personally but was also willing to change.

Eric Cabrera stated that he was flexible.

Chair Perry stated that Treasurer Anderson did bring a lot to the Board with her financial knowledge and stated that it would be sent out through the DDA administrative assistant for discussion.

Michael Lawson, City Manager, stated that while mornings work best for City Staff due to other evening meeting obligations, they were also willing to do what was in the best interest of the DDA Board members and the public.

DDA Board Members moved the July 2023 regular meeting to July 11, 2023, due to the Federal Holiday.

b. Discussion regarding retiring the smaller loan with Vectra. (Perry)

Chair Perry stated the details of the original Vectra loan and that with the closing sale of Woodland Station and the remaining funds after paying off debt to the City of Woodland Park, the DDA Board could pay off the Vectra loan.

Chair Perry opened the floor for discussion among Board Members.

Secretary Neal, Council Liaison, asked about the interest rate.

Chair Perry stated that the interest rate was a little over 4% and that he suggested paying off the smaller Vectra loan.

Arden Weatherford stated that he agreed with Chair Perry.

Vice-Chair Gemelke asked if the final payment could be made tomorrow.

Chair Perry stated that there were procedures in place and that the Board should check to see if there were any pre-payment penalties.

DDA Board Members clarified loan and payment totals.

Chair Perry stated that he would get the details regarding the early loan payoff during a meeting tomorrow with a Vectra representative.

c. Discussion regarding officer selections in July. (Perry)

Chair Perry stated his position on next month's officer elections.

d. Discussion regarding Missing Records (Weatherford)

Chair Perry turned the discussion over to Arden Weatherford.

Arden Weatherford stated that he had a large number of records that were missing from the lawsuit.

Jerry Good inquired about the reasoning for this record search.

Arden Weatherford explained that there were multiple reasonings for having complete record-keeping practices and cited several cases in which missing records halted progress for DDA Board Members. Mr. Weatherford further stated that the thumb drive of records handed over from the previous DDA Board to the current DDA Board was incomplete thus prompting the current DDA Board to attempt to bridge the records by locating and adding missing files.

Secretary Neal, Council Liaison, stated that he had only obtained two missing files from the DDA attorney and had exhausted all known means of finding missing records.

Jerry Good stated his concern with this record-finding mission.

Chair Perry reminded the current DDA Board that one of their duties was to properly maintain and keep records. Chair Perry stated that the current DDA Board had a duty to find all missing records and asked Arden Weatherford to submit any records from the lawsuit that are missing from the DDA Board filing system.

Chair Perry also stated that they would be following the city's record keeping schedule for this point in time forward.

DDA Board Members further discussed DDA records and records keeping history from the previous DDA Board to the current one.

Chair Perry closed the discussion by stating that the DDA Board is protected from non-criminal mistakes, but the DDA Board should strive to do things properly and in the best interests of the citizens of Woodland Park.

e. Discussion regarding blight at 209 E Midland (Weatherford)

Chair Perry turned over this discussion item to Arden Weatherford.

Arden Weatherford stated that he believed this property had been a blight on the community for some time and his inquiry regarding the sale of the property was insufficient and inquired of DDA Board members which corrective action was required or necessary.

Chair Perry stated the history regarding this piece of property and the DDA Board's involvement in the past. Chair Perry stated that the DDA Board could make recommendations to the City of Woodland Park but had no overseeing authority over recognizing the blight or condemnation. Chair Perry further explained the processes behind meeting with the owner and seeing if grant funding was available to help the property would be much easier than going through the City condemnation process.

Michael Lawson, City Manager, stated that there was a prior dialogue between City Staff and property owners but nothing within the past six months.

Chair Perry stated that he wanted to be a part of the discussion between City Staff and the Property owner if possible.

Secretary Neal, Council Liaison, inquired about the charter's purpose to address blight.

Chair Perry stated that addressing blight within the Downtown area was a part of the DDA Board's Charter, and now that the Woodland Station sale was finished, the DDA Board could pursue some of these issues.

Michael Lawson, City Manager, stated that he had sent a document to DDA Board Members regarding the DDA statute and the definition of blight and that DDA Board Members should reference that document.

Chair Perry closed this discussion by asking DDA Board Members to weigh in on this subject.

Jerry Good asked about a prior lawsuit between the City and the property owner.

Secretary Rusty Neal, Council Liaison, stated that there was a lawsuit (not with the City) that had been resolved over a year ago.

8. PUBLIC COMMENT REGARDING NEW BUSINESS None

Chair Perry opened the floor for discussion regarding new business including any potential public comments.

Hearing none, Chair Perry closed this section of the meeting.

9. REPORTS

a. Board Chair Report

Chair Perry reported that since the sale of Woodland Station was complete, he believes that the DDA Board should now focus on the following issues:

1. Supporting the Tava House Development Team in any manner needed.
2. Discussion with other districts regarding tax monies received and how to utilize them.
3. Execution of the TIF Reimbursement Agreement that has been approved.
   (Will continue the discussion and process once DDA Attorney, Marcus McCaskin, returns from family vacation).
4. Coordination of movement of Stagecoach from Woodland Station to near Library building with the Ute Pass Historical Society. Chair Perry stated that the Ute Pass Historical Society was hoping to eventually move the stagecoach again if funding is found but the new home for the Stagecoach was a great fit for now.
5. Movement of the Cog Train to a new location
   (Karen Schminke, City Planning Director, stated that signage around the Cog Train was paid for by City funding and would need to be relocated with the Cog Train)
   Chair Perry stated that the DDA Board should now work with the City to locate grant funding for downtown improvements. Chair Perry further stated that keeping accurate documentation would be an asset to future DDA Boards.
6. Contemplation of the Life Cycle of the DDA Board.
   Chair Perry stated that the DDA Board was scheduled to end in the next decade and that the new state statute would allow the DDA Board to exist forevermore. Chair Perry

suggested that the DDA Board extend its life cycle by at least another twenty years. Chair Perry stated that discussions with the City regarding this issue should begin shortly if the DDA Board continues to exist.

Chair Perry ended his Chair Report by stating that, if he were to remain Chair after the election, these would be the top issues that he would pursue as DDA Board Chair.

Secretary Neal, Council Liaison, stated that he supported Chair Perry's statement.

Jerry Good inquired about a hotel developer.

Chair Perry stated that CK Patel finished his development in Manitou Springs and was intent to discuss this development further with CK Patel in the future.

b. Board Member Reports

Chair Perry opened the floor for Board Member Reports

Hearing none, Chair Perry closed this section of the meeting.

c. City Attorney's Report

(None, due to Marcus McCaskin, City Attorney's absence).

d. Treasurer Report

Chair Perry stated that page 8 of the meeting packet stated the financial excess created by the sale of the Woodland Station sale and that the DDA Board had not yet received end-of-May financials from the City.

Chair Perry stated that there were two current TIF reimbursement requests and was currently working with the City Finance Director, Aaron Vassalotti, to get those TIF reimbursements checks approved and sent out to payees who have been extremely patient with the DDA Board during this lengthy process.

Chair Perry stated that there was an invoice from Rebecca Allen for administrative work in the amount of $200 and a legal bill in the amount of $1,912.50. Chair Perry stated that he felt this amount for the legal bill considering their involvement over the past few weeks was a fair amount and shows frugality on the part of the DDA Attorney.

Chair Perry stated that the DDA Board paid their debt in the amount of $215,000 and that the loan would be paid to Vectra shortly and had already been approved by Chair Perry and Treasurer Anderson. Chair Perry ended the Treasurer's Report by urging DDA Board members to consider total repayment of the smaller Vectra loan at the July regular meeting.

Secretary Neal, Council Liaison, suggested that the Woodland Park business community read the Citizen's Initiative carefully because he felt that it was almost anti-visitor in nature and had reservations about text within the document suggesting a revision to the Municipal Code prohibiting certain types of dwelling units. Secretary Neal, Council Liaison, stated that he had reservations regarding the suggested revisions and suggested that business owners be aware of this initiative.

10. ADJOURNMENT

Chair Perry asked for a motion to adjourn.

MOTION:

Secretary Neal, Council Liaison, made a motion to adjourn.

2ND:

Vice-Chair Gemelke seconded the motion.

DISCUSSION:

There was no discussion regarding the motion.

VOTE:

7-0, Unanimous.

Chair Perry adjourned the meeting at 8:52 a.m.

The June 6, 2023, regular DDA Board of Directors meeting was adjourned at 8:52 a.m.

Minutes prepared by Rebecca Allen.

Woodland Park Downtown Development Authority Board of Directors
Tuesday, July 11, 2023, 7:30 a.m.
City Hall-Council Chambers 220 W. South Avenue, Woodland Park, CO
Regular Meeting

1. CALL TO ORDER AND ROLL CALL

CALL TO ORDER AT 7:33 AM BY CHAIR PERRY

PRESENT:	Chair Tony Perry Vice-Chair Jon Gemelke Secretary Rusty Neal, Council Liaison (Via Zoom) Al Born Jerry Good Arden Weatherford David Mijares Eric Cabrera
ABSENT:	None
STAFF:	Michael Lawson, City Manager Karen Schminke, City Planning Director
GUESTS:	Deann Betterman, Resident of Woodland Park Mark Weaver, TAVA Group

2. PLEDGE OF ALLEGIANCE

All attendees participated.

3. ADDITIONS, DELETIONS OR CORRECTIONS TO AGENDA

Chair Perry asked if there were any additions, deletions, or corrections to the agenda.

Hearing none, Chair Perry closed this section of the meeting.

4. **CONSENT AGENDA**
   a. Minutes June 6th, 2023 (Will be presented in August)

5. **PUBLIC COMMENT ON ITEMS NOT ON AGENDA**

Chair Perry opened the floor up for public comment on items not on the agenda.

Deann Betterman stated that she would like the DDA Board to support the existence and creation of more Short-Term Rentals in Woodland Park once she is able to obtain enough petition signatures to bring it up for a vote.

Chair Perry thanked Ms. Betterman for her time and stated the DDA's current position on short-term rental would not be under the purview of a DDA Vote but individual DDA Board Members could vote on the issue individually.

6. **UNFINISHED BUSINESS** (Public Comment may be heard) **None.**

7. **NEW BUSINESS**
   a. Discussion regarding moving the meeting.

   Chair Perry summarized last month's discussion of possibly moving to an evening meeting, which was mentioned mostly to accommodate former Treasurer Anderson who has since resigned from the DDA Board due to multiple schedule conflicts. Chair Perry stated that the meetings were due to stay at the same scheduled time of 7 am on the First Tuesday of the month.

   Several DDA Board Members agreed verbally.

   b. TAVA update

   Chair Perry invited Mr. Weaver to update the Board and the public on the Woodland Station Development Project.

   Mark Weaver stated the current steps that were being taken in the planning stages and processes involved along with timelines with a hopeful planning deadline of January 2024 and groundbreaking in the Spring of 2024.

   Mark Weaver addressed the VCUP process currently taking place with Matrix which should be completed within the week as well as the traffic study that will be finished by month's end.

David Mijares stated that Mr. Weaver's timeline was accurate.

Chair Perry asked Mr. Weaver to define VCUP for new Board Member and new audience members.

Mark Weaver defined the VCUP and described the background of the potential benzine plume contamination on the Woodland Station property and potential mitigation efforts.

Chair Perry stated his thoughts on the Woodland Station Development Project.

c. Motion to approve retiring the smaller loan with Vectra with Resolution in August

Chair Perry educated DDA Board Members on the two debts owed by the DDA Board. Chair Perry asked DDA Board Members to pay off the debt with the money from the sale of the Woodland Station property. Chair Perry asked DDA Board Members to discuss the loan payoff.

Secretary Rusty Neal Council Liaison, inquired about the interest rate.

Chair Perry stated that it would be minimal to net zero.

Board Members discussed a potential resolution and vote.

Chair Perry asked for a motion to approve retiring the smaller loan with Vectra in Resolution in August.

MOTION:
Al Born made a motion to

2ND:
Secretary Rusty Neal, Council Liaison, seconded the motion.

DISCUSSION:
Jerry Good inquired about potential reasoning on why not to pay off the debt.

Chair Perry stated that he could not find a reason why not to pay off the debt but only reasons to pay off the debt.

VOTE:
8-0, Unanimous.

d. COG - Errors in reporting and Chair Statement

Chair Perry read a statement responding to the article published in the June 14th, 2023, issue of the Courier and clarified the discussion of the COG car movement that took place at the June DDA Board Meeting.

e. Letter from Carter Family regarding COG.

Chair Perry stated that a letter from the Carter Family who originally donated the COG Car was sent to the DDA Board among other recipients. Chair Perry has been in touch with City Council members, and the Carter Family attorney, and is working on an amicable resolution to the COG Car placement issue.
Recipients

Jerry Good stated the history behind the original placement of the COG Car on the Woodland Station property.

Chair Perry ended the discussion by stating that this issue will be addressed promptly and respectfully.

f. 209 E Midland Building Update- VOS History

Chair Perry updated DDA Board Members regarding the building located at 209 E. Midland and the issue of blight that needed to be addressed. Chair Perry stated that the Conex building was moved off the property yesterday and stated that the new owners had spoken with Chair Perry regarding the history behind the contractor and ensuing legal judgment from the contractor and their intent to clean up and restore the property.

Chair Perry stated his concerns about the upcoming assessment of the property and the owner's intention to pursue the building rehab or to either remove the old building or rebuild on the same property.

g. Officer Selections

Chair Perry stated that last month in Section 9A of the Board Packet he stated that he was amicable to either staying in the Chair position or having another DDA Board Member act as Chair.

Chair Perry inquired if any DDA Board Members were interested in holding or keeping leadership positions on the DDA Board.

Secretary Rusty Neal, Council Liaison, stated that he would like to stay in the Secretary position due to his availability and ability to speed up processes while working alongside the DDA Board Chair.

Vice-Chair Gemelke stated that he was still interested in the Vice-Chair Position.

Chair Perry inquired if any other Board Members were interested in the Chair or Treasurer position.

Chair Perry described the role and responsibilities of the vacant Treasurer position.

Al Born stated that his term will expire next year and was worried about continuity purposes.

Chair Perry stated that for continuity purposes Eric Cabrera might need to fill the Treasurer position.

Eric Cabrera was amenable to this suggestion.

Vice-Chair Gemelke thanked Mr. Cabrera for stepping up and volunteering for the Treasurer position.

Chair Perry asked for a motion to nominate Secretary Rusty Neal, Chair Tony Perry, and Vice-Chair Jon Gemelke to continue in their DDA Board roles and for Eric Cabrera to be nominated as the new DDA Board Treasurer.

MOTION:
Al Born made a motion to nominate Secretary Rusty Neal, Chair Tony Perry, and Vice-Chair Jon Gemelke to continue in their DDA Board roles and for Eric Cabrera to be nominated as the new DDA Board Treasurer.

2ND:
Secretary Rusty Neal, Council Liaison, seconded the motion.

DISCUSSION:
There was no more discussion regarding the motion.

VOTE:
8-0, Unanimous.

8. **PUBLIC COMMENT REGARDING NEW BUSINESS (None).**

9. **REPORTS**

   a. Board Chair Report

Chair Perry delivered the Board Chair Report.

   b. Treasurer Report

Chair Perry delivered the Treasurer's Report in Mrs. Anderson's absence. Chair Perry stated that there was only $200 in Administrative Expenses and one TIF Reimbursement check written this month for approved expenses.

Chair Perry further stated that the DDA Budget to Actuals was relatively accurate. Chair Perry stated that administrative expenses were at 11% and legal expenses were at 88%. Chair Perry named which loan expenses were paid and which ones were being addressed currently.

c. Board Member Reports

Chair Perry asked if there were any Board Members with any news, information, or concerns to report.

Jerry Good apologized to Mr. Sonya for omitting his name when discussing the Cog Car in the previous meeting.

Chair Perry addressed Mr. Good's statement and further stated that he was looking forward to working with Mr. Sonya and the Carter Family.

David Mijares asked about a potential conflict of interest situation.

Chair Perry addressed Mr. Mijares' concern.

Chair Perry addressed the TIF Reimbursement signing and schedule with AJ's Pizza.

Arden Weatherford stated that he was pleased with the fast pace of the downtown blight issue being addressed.

d. City Attorney's Report (**None).**

10. ADJOURNMENT

MOTION:

Al Born made a motion to adjourn the July 2023 regular meeting of the Woodland Park DDA Board of Directors.

Hearing the motion from Al Born, Chair Perry adjourned the meeting at 8:25 a.m.

The July 11, 2023, regular DDA Board of Directors meeting was adjourned at 8:25 a.m.

Minutes prepared by Rebecca Allen.

CITY OF WOODLAND PARK
220 W. South Avenue
P.O. Box 9007
Woodland Park, CO 80866
719-687-9246
719-686-1010/Fax
Federal Tax ID # 84-6002740
CO Tax Exempt # 98-00978

Please Select

MAIL	DEPT
☐	☐

Woodland Park COLORADO
City Above the Clouds
1891

Vendor Information

Name	Michow Cox & McAskin LLP	Vendor #	
Address	6530 S. Yosemite Street	Contact	Markus McAskin
Address	Suite 200	Phone #	(303) 459-2725
City/State/Zip Code	Greenwood Village, CO 80111	Fax #	
Federal Tax ID #	81-1299804		

Invoice #	Date	Description	Amount	G/L Acct. #
	08/09/23	WPDDA.Jul2023.001	687.50	
			687.50	**TOTAL**

Special Instructions:

30 Character Expenditure Description

Legal Expense

	Date	Signature
Department Manager		
City Manager		

Department Manager approval required for all purchases.
City Manager approval required for all purchases over $1,000.00.

MICHOW COX & MCASKIN LLP
ATTORNEYS AT LAW

Matter No: 17.GC
RE: General Counsel

Confidential Attorney – Client Privileged Communication

Woodland Park Downtown Development Authority
Attn: Mr. Rusty Neal
220 W. South Avenue
Woodland Park, CO 80866 US

Invoice Date: 08/09/2023
Invoice Number: WPDDA.Jul2023.001

Federal Tax ID No: 81-1299804

Date	Attorney	Description	Hours	Rate	Amount
07/05/2023	M. McAskin - WPDDA	Review correspondence re Cog car, and email T. Perry re same.	0:15	250.00	62.50
07/06/2023	M. McAskin - WPDDA	Telephone call T. Perry re cog car (and letter dated June 29); telephone call G. Wilson, Email to D. Fortenberry, emails to T. Perry including email re 2018 Vectra bank loan payoff.	1:30	250.00	375.00
07/07/2023	M. McAskin - WPDDA	Review and revise memo re 2023 senate bill (re DDAs and 20-year TIF extensions), circulate to Chair Perry for inclusion in July 11th agenda packet (.5).	0:30	250.00	125.00
07/19/2023	M. McAskin - WPDDA	Review and respond to S. Melvick email re reimbursement agreement and next steps.	0:15	250.00	62.50
07/28/2023	M. McAskin - WPDDA	Review and respond to T. Perry emails, follow up on status of M&M reimbursement agreement.	0:15	250.00	62.50

Message:

Subtotal:
Discount:
Sales Tax:
Deposits:
Payments/Credits:
Balance Due: $687.50

CITY OF WOODLAND PARK
220 W. South Avenue
P.O. Box 9007
Woodland Park, CO 80866
719-687-9246
719-686-1010/Fax
Federal Tax ID # 84-6002740
CO Tax Exempt # 98-00978

Please Select

MAIL	DEPT
☐	☐

Vendor Information

Name	Rebecca Allen	Vendor #	
Address	107 Pawnee Avenue	Contact	Rebecca Allen
Address		Phone #	
City/State/Zip Code	Manitou Springs/CO 80829	Fax #	
Federal Tax ID #			

Invoice #	Date	Description	Amount	G/L Acct. #
479	08/14/23	Aug 2023	200.00	
			200.00	**TOTAL**

Special Instructions:

30 Character Expenditure Description

Admin Expense

	Date	Signature
Department Manager		
City Manager		

Department Manager approval required for all purchases.
City Manager approval required for all purchases over $1,000.00.

Rebecca Allen,
DDA Board of Directors Administrative Assistant

107 Pawnee Avenue
Manitou Springs, Colorado 80829

INVOICE

INVOICE # 479
DATE:8/14//23

TO:
Woodland Park
DDA Board of Directors

QUANTITY	DESCRIPTION	UNIT PRICE	TOTAL
8	Hours Worked	$25	$200
		SUBTOTAL	
		TOTAL DUE	$200

Make all checks payable to Rebecca Allen,
If you have any questions concerning this invoice, contact Rebecca at 719 640-6612 or anna.rebecca.alen@gmail.com

THANK YOU FOR YOUR BUSINESS!

Teller Tax Distribution Statement For
WOODLAND PARK DDA

For The Distribution Period Ending Mon Jul 31 23:59:59 MDT 2023

WOODLAND PARK DDA
ATTN: CITY TREASURER
P O BOX 9007
WOODLAND PARK, CO 80866

	Current Month	Year To Date Amount
Current Tax	$0.00	$0.00
Delinquent Tax	$0.00	$0.00
Interest	$0.00	$0.00
Abatement Current Year	$0.00	$0.00
Abatement Prior Year	$0.00	$0.00
Abatement Interest	$0.00	$0.00
Specific Ownership	$0.00	$0.00
Specific Ownership	$0.00	$0.00
1.50 Fees	$0.00	$0.00
2.50 Fees	$0.00	$0.00
Tax Increment Financing	$16,205.22	$761,683.74
Treasurers Fees	($486.16)	($22,850.50)
State Senior/Veteran Funds	$0.00	$0.00
DOW/Forest Reserve Funds	$0.00	$0.00
COLORADO PP EXEMPTION REIMBURSEMENT	$0.00	$0.00

Total $15,719.06