

**Baseline (fka North Park) Metropolitan District
Capital Fund Summary
As of 4/26/2024**

Active Projects							
CFS #	Project Name	Approved Project Budget	Estimated Project Total	Change in Estimated Project Total From Prior Report	Projected Over/(Under) Cost Estimate	Total Expenditures thru 03/31/2024	Estimated Remaining Project Costs
1	General Capital	389,920	389,920	-	-	27,492	362,428
2	Sheridan Parkway Phase 1	10,302,998	10,302,998	-	-	10,127,683	175,315
3	Parkside West Phase 1	19,348,670	19,348,670	-	-	16,313,653	3,035,017
4	Sanitary Sewer Trunk Line	2,782,753	2,782,753	-	-	2,719,329	63,424
5	Preble Creek Drainage	7,691,124	7,691,124	-	-	7,667,948	23,176
6	Linear Park Phase 1	3,300,000	3,300,000	-	-	654,195	2,645,805
7	Monumentation Phase 1	121,632	121,632	-	-	90,767	30,865
8	Preble Creek Median Landscaping	545,648	545,648	-	-	522,971	22,677
9	Center Street District (Design Only)	2,580,000	2,580,000	-	-	266,965	2,313,035
10	Southeast Industrial	3,979,748	3,979,748	-	-	3,753,668	226,080
11	West Sheridan Residential Phase 2	8,280,309	8,280,309	-	-	7,531,696	748,613
12	Southlands	25,891,040	25,891,040	-	-	908,111	24,982,929
13	Linear Park Phase 2 and Drainage	4,099,300	4,099,300	-	-	745,130	3,354,170
14	160th Avenue	6,894,000	6,894,000	-	-	4,968,845	1,925,156
15	Sheridan Parkway Phase 2	6,214,688	6,214,688	-	-	1,780,486	4,434,202
16	Monumentation Phase 2	280,655	280,655	-	-	215,441	65,214
17	Flex Phase 3 Offsites (Filing 2 Replat C Ph 3)	1,350,598	1,350,598	-	-	1,249,217	101,381
18	Parkside West Phase 3	1,250,000	1,269,103	19,103	19,103	832,735	436,368
19	Huron Street (Design Only)	1,800,000	1,800,000	-	-	177,723	1,622,277
20	Linear Park Phase 4 (Design Only)	495,418	495,418	-	-	11,300	484,118
21	Parkside West Phase 2	10,330,192	10,330,192	166,160	-	5,155,208	5,174,984
22	Linear Park Phase 3	517,860	517,860	-	-	900	516,960
23	Monumentation Phase 3	234,562	234,562	-	-	121,162	113,400
24	Seeding and Tract Establishment	360,000	360,000	-	-	80,976	279,024
Totals		119,041,115	119,060,218	185,263	19,103	65,923,602	53,136,616

Anticipated Capital Advances: \$ (30,245,724)

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	Approved Project Budget	Approved Contract Amounts	Other Projected Costs	Estimated Project Total (B+C)	Change in Estimated Project Total From Prior Report Incr/(Decr)	Projected Over/(Under) Project Budget (D-A)	Total Expenditures thru 3/31/2024	Estimated Remaining Project Costs (D-G)
(1) Regional <u>General Capital</u>								
District Planning/Engineering Management	40,000	40,000	0	40,000	0	0	7,112	32,888
District Management	49,920	49,920	0	49,920	0	0	14,440	35,480
District Engineering	150,000	77,127	72,873	150,000	0	0	5,940	144,061
Regional Erosion Control Inspection/Maintenance	150,000	10,194	139,806	150,000	0	0	0	150,000
	389,920	177,241	212,679	389,920	0	0	27,492	362,428
(2) Regional <u>Project: Sheridan Parkway Phase 1</u>							31,257	
Indirect Project Costs	886,053	1,054,552	0	1,054,552	0	168,499	1,088,194	(33,642)
Direct Project Costs	8,952,669	9,172,725	0	9,172,725	0	220,056	9,039,489	133,236
Contingency Fund	311,456	0	0	0	0	(311,456)	0	0
Warranty Fund	152,820	0	75,721	75,721	0	(77,099)	0	75,721
	10,302,998	10,227,277	75,721	10,302,998	0	0	10,127,683	175,315
(3) District 2-4 <u>Project: Parkside West Phase 1</u>								
Indirect Project Costs	2,745,282	2,793,512	1,128	2,794,640	0	49,358	2,687,707	106,933
Direct Project Costs	16,130,773	15,560,097	386,820	15,946,917	2,086	(183,856)	13,625,946	2,320,971
Contingency Fund	150,000	0	284,498	284,498	(2,086)	134,498	0	284,498
Warranty Fund	322,615	0	322,615	322,615	0	0	0	322,615
	19,348,670	18,353,609	995,061	19,348,670	0	0	16,313,653	3,035,017
(4) Regional <u>Project: Sanitary Sewer Trunk Line</u>								
Indirect Project Costs	408,746	395,996	0	395,996	0	(12,750)	374,270	21,726
Direct Project Costs	1,982,510	2,347,107	0	2,347,107	0	364,597	2,345,059	2,048
Contingency Fund	351,847	0	0	0	0	(351,847)	0	0
Warranty Fund	39,650	0	39,650	39,650	0	0	0	39,650
	2,782,753	2,743,103	39,650	2,782,753	0	0	2,719,329	63,424
(5) Regional <u>Project: Preble Creek Drainage</u>								
Indirect Project Costs	1,247,535	1,410,435	0	1,410,435	0	162,900	1,388,751	21,684
Direct Project Costs	5,638,240	6,279,197	0	6,279,197	0	640,957	6,279,197	0
Contingency Fund	703,943	0	0	0	0	(703,943)	0	0
Warranty Fund	101,406	0	1,492	1,492	0	(99,914)	0	1,492
	7,691,124	7,689,632	1,492	7,691,124	0	0	7,667,948	23,176
(6) Regional <u>Project: Linear Park Phase 1</u>								
Indirect Project Costs	650,425	557,123	93,302	650,425	0	0	362,700	287,725
Direct Project Costs	2,476,997	2,424,853	0	2,424,853	(71,089)	(52,144)	291,495	2,133,358
Contingency Fund	123,270	0	175,414	175,414	71,089	52,144	0	175,414
Warranty Fund	49,308	0	49,308	49,308	0	0	0	49,308
	3,300,000	2,981,976	318,024	3,300,000	0	0	654,195	2,645,805

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(7) Regional Project: Monumentation Phase 1								
Indirect Project Costs	61,817	42,147	19,670	61,817	0	0	37,037	24,780
Direct Project Costs	53,732	53,730	2	53,732	0	0	53,730	2
Contingency Fund	5,057	0	5,057	5,057	0	0	0	5,057
Warranty Fund	1,026	0	1,026	1,026	0	0	0	1,026
	121,632	95,877	25,755	121,632	0	0	90,767	30,865
(8) Regional Project: Preble Creek Median Landscaping								
Indirect Project Costs	115,715	116,001	0	116,001	0	286	101,366	14,635
Direct Project Costs	421,606	421,606	0	421,606	0	0	421,606	0
Contingency Fund	0	0	0	0	0	0	0	0
Warranty Fund	8,327	0	8,041	8,041	0	(286)	0	8,041
	545,648	537,607	8,041	545,648	0	0	522,971	22,677
(9) District 2-4 Project: Center Street District (Design Only)								
Indirect Project Costs	2,580,000	1,520,245	1,059,755	2,580,000	0	0	266,965	2,313,035
Direct Project Costs	0	0	0	0	0	0	0	0
Contingency Fund	0	0	0	0	0	0	0	0
Warranty Fund	0	0	0	0	0	0	0	0
	2,580,000	1,520,245	1,059,755	2,580,000	0	0	266,965	2,313,035
(10) Regional Project: Southeast Industrial								
Indirect Project Costs	815,343	722,943	92,400	815,343	0	0	759,740	55,603
Direct Project Costs	3,114,043	3,223,749	(109,706)	3,114,043	0	0	2,993,928	120,115
Contingency Fund	10,362	0	10,362	10,362	0	0	0	10,362
Warranty Fund	40,000	0	40,000	40,000	0	0	0	40,000
	3,979,748	3,946,692	33,056	3,979,748	0	0	3,753,668	226,080
(11) District 2-4 Project: West Sheridan Residential Phase 2								
Indirect Project Costs	1,078,480	803,312	120,000	923,312	(155,168)	(155,168)	867,184	56,128
Direct Project Costs	6,994,718	6,925,005	261,949	7,186,954	196,313	192,236	6,664,512	522,442
Contingency Fund	100,000	0	62,932	62,932	(41,145)	(37,068)	0	62,932
Warranty Fund	107,111	0	107,111	107,111	0	0	0	107,111
	8,280,309	7,728,317	551,992	8,280,309	0	0	7,531,696	748,613
(12) District 2-4 Project: Southlands								
Indirect Project Costs	2,857,113	1,078,824	1,778,289	2,857,113	0	0	890,762	1,966,351
Direct Project Costs	20,703,560	11,218,844	9,484,716	20,703,560	0	0	17,349	20,686,211
Contingency Fund	2,073,246	0	2,073,246	2,073,246	0	0	0	2,073,246
Warranty Fund	257,121	0	257,121	257,121	0	0	0	257,121
	25,891,040	12,297,668	13,593,372	25,891,040	0	0	908,111	24,982,929

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(13) Regional Project: Linear Park Phase 2 and Drainage								
Indirect Project Costs	698,399	793,618	0	793,618	69,320	95,219	596,862	196,756
Direct Project Costs	3,036,519	1,971,339	1,065,180	3,036,519	0	0	148,267	2,888,252
Contingency Fund	303,652	0	208,433	208,433	(69,320)	(95,219)	0	208,433
Warranty Fund	60,730	0	60,730	60,730	0	0	0	60,730
	4,099,300	2,764,957	1,334,343	4,099,300	0	0	745,130	3,354,170
(14) Regional Project: 160th Avenue								
Indirect Project Costs	989,323	859,833	129,490	989,323	0	0	859,614	129,709
Direct Project Costs	5,466,737	5,274,317	557,370	5,831,687	0	364,950	4,109,230	1,722,457
Contingency Fund	364,950	0	0	0	0	(364,950)	0	0
Warranty Fund	72,990	0	72,990	72,990	0	0	0	72,990
	6,894,000	6,134,150	759,850	6,894,000	0	0	4,968,845	1,925,156
(15) Regional Project: Sheridan Parkway Phase 2								
Indirect Project Costs	781,300	627,173	154,127	781,300	0	0	609,287	172,013
Direct Project Costs	4,893,243	3,702,269	1,330,803	5,033,072	45,372	139,829	1,171,199	3,861,873
Contingency Fund	450,121	0	310,292	310,292	(45,372)	(139,829)	0	310,292
Warranty Fund	90,024	0	90,024	90,024	0	0	0	90,024
	6,214,688	4,329,442	1,885,246	6,214,688	0	0	1,780,486	4,434,202
(16) Regional Project: Monumentation Phase 2								
Indirect Project Costs	77,734	83,454	0	83,454	103	5,720	59,441	24,013
Direct Project Costs	174,135	164,500	9,635	174,135	0	0	156,000	18,135
Contingency Fund	23,988	0	18,268	18,268	(103)	(5,720)	0	18,268
Warranty Fund	4,798	0	4,798	4,798	0	0	0	4,798
	280,655	247,954	32,701	280,655	0	0	215,441	65,214
(17) District 2-4 Project: Flex Phase 3 Offsites (Filing 2 Replat C Ph 3)								
Indirect Project Costs	165,683	221,428	0	221,428	0	55,745	199,228	22,200
Direct Project Costs	1,057,960	1,049,989	7,971	1,057,960	0	0	1,049,989	7,971
Contingency Fund	105,796	0	50,051	50,051	0	(55,745)	0	50,051
Warranty Fund	21,159	0	21,159	21,159	0	0	0	21,159
	1,350,598	1,271,417	79,181	1,350,598	0	0	1,249,217	101,381
(18) District 2-4 Project: Parkside West Phase 3								
Indirect Project Costs	1,250,000	993,464	0	993,464	(64,785)	(256,536)	557,097	436,367
Direct Project Costs	0	275,639	0	275,639	83,888	275,639	275,639	0
Contingency Fund	0	0	0	0	0	0	0	0
Warranty Fund	0	0	0	0	0	0	0	0
	1,250,000	1,269,103	0	1,269,103	19,103	19,103	832,735	436,368

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(19) Regional Project: Huron Street (Design Only)								
Indirect Project Costs	1,800,000	1,003,301	796,699	1,800,000	0	0	177,723	1,622,277
Direct Project Costs	0	0	0	0	0	0	0	0
Contingency Fund	0	0	0	0	0	0	0	0
Warranty Fund	0	0	0	0	0	0	0	0
	1,800,000	1,003,301	796,699	1,800,000	0	0	177,723	1,622,277
(20) Regional Project: Linear Park Phase 4 (Design Only)								
Indirect Project Costs	495,418	185,505	309,913	495,418	0	0	11,300	484,118
Direct Project Costs	0	0	0	0	0	0	0	0
Contingency Fund	0	0	0	0	0	0	0	0
Warranty Fund	0	0	0	0	0	0	0	0
	495,418	185,505	309,913	495,418	0	0	11,300	484,118
(21) District 2-4 Project: Parkside West Phase 2								
Indirect Project Costs	885,500	691,418	194,082	885,500	32,283	0	518,009	367,491
Direct Project Costs	9,063,424	8,494,416	579,135	9,073,551	107,557	10,127	4,637,200	4,436,351
Contingency Fund	200,000	0	189,873	189,873	22,695	(10,127)	0	189,873
Warranty Fund	181,268	0	181,268	181,268	3,625	0	0	181,268
	10,330,192	9,185,834	1,144,358	10,330,192	166,160	0	5,155,208	5,174,984
(22) Regional Project: Linear Park Phase 3								
Indirect Project Costs	517,860	162,040	355,820	517,860	0	0	900	516,960
Direct Project Costs	0	0	0	0	0	0	0	0
Contingency Fund	0	0	0	0	0	0	0	0
Warranty Fund	0	0	0	0	0	0	0	0
	517,860	162,040	355,820	517,860	0	0	900	516,960
(23) Regional Project: Monumentation Phase 3								
Indirect Project Costs	64,424	64,124	300	64,424	0	0	48,122	16,302
Direct Project Costs	146,080	146,080	0	146,080	0	0	73,040	73,040
Contingency Fund	20,048	0	20,048	20,048	0	0	0	20,048
Warranty Fund	4,010	0	4,010	4,010	0	0	0	4,010
	234,562	210,204	24,358	234,562	0	0	121,162	113,400
(24) Regional Project: Seeding and Tract Establishment								
Direct Project Costs	360,000	99,210	260,790	360,000	0	0	80,976	279,024
	360,000	99,210	260,790	360,000	0	0	80,976	279,024
Grand Totals	119,041,115	95,162,361	23,897,857	119,060,218	185,263	19,103	65,923,602	53,136,616

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Summary of Projects by Type								
Regional	50,010,306	43,536,168	6,474,138	50,010,306	0	0	33,666,016	16,344,290
District 2-4	69,030,809	51,626,193	17,423,719	69,049,912	185,263	19,103	32,257,586	36,792,326
Other	0	0	0	0	0	0	0	0

Cash on Hand:	\$	19,930,965
Available LDA Advance Funding:	\$	2,959,927
Estimated Remaining Project Costs:	\$	(53,136,616)
Anticipated Capital Advances:	\$	(30,245,724)

* Remaining costs include uncontracted costs of \$23,897,857.00.

** Funding of \$30,245,724.15 is expected from pending agreements.

*** Cash available for contracting is -\$9,307,794.

*** \$2,979,811 in available cash is held in escrow per various agreements

CAPITAL NEEDS ASSESSMENT-BASELINE METROPOLITAN DISTRICT
4/30/2024

Baseline Metropolitan District

CASH ON HAND + BOND FUNDS AVAILABLE as of 3/28/24	\$ 19,930,965
EAST SHERIDAN PHASE 2 ESCROW	\$ 2,959,927
TOTAL FUNDS AVAILABLE (3/6/24 CFS)	\$ 22,890,892

LESS: COMMITTED PROJECTS: (Remaining to be spent)	CFS #	Proposed Budget as of Board Meeting	Current Budgeted Remaining Project Spend*	Recommended Position (District PM)	NOTES
TIER 1: PROJECTS WITHIN CAPITAL FUNDS SUMMARY					
- General Capital Projects (2023 Legacy Budget)	1	\$ 389,920	\$ 362,428	\$ 362,428	
WV -1 Sheridan Parkway	2	\$ 10,302,998	\$ 175,315	\$ 175,315	Project warranty expiring prior to Q2 2024
PSW -1 Parkside West Residential Phase 1	3	\$ 19,348,670	\$ 3,035,017	\$ 3,035,017	
- Sanitary Sewer Trunk Line	4	\$ 2,782,753	\$ 63,424	\$ 63,424	Project warranty expiring prior to Q2 2024
- Preble Creek Drainage	5	\$ 7,691,124	\$ 23,176	\$ 23,176	Project warranty expiring prior to Q2 2024
EV -1 Linear Park Phase 1	6	\$ 3,300,000	\$ 2,645,805	\$ 2,645,805	
- Monumentation Phase 1	7	\$ 121,632	\$ 30,865	\$ 30,865	Project warranty expiring prior to Q2 2024
- Preble Creek Median Landscaping	8	\$ 545,648	\$ 22,677	\$ 22,677	Project warranty expiring prior to Q2 2024
CSD -1 Center Street Office Infrastructure (Design Only)	9	\$ 2,580,000	\$ 2,313,035	\$ 2,313,035	
DDV3 -1 Southeast Industrial (DDV3, Full Budget)	10	\$ 3,979,748	\$ 226,080	\$ 226,080	Project warranty expiring prior to Q2 2024
WV -2 West Village Ph2 - Construction	11	\$ 8,280,309	\$ 748,613	\$ 748,613	Project warranty expiring prior to Q2 2024
SL -1 Southlands- Full Construction Budget, With Water Main Reimbursements	12	\$ 25,921,007	\$ 25,012,896	\$ 25,012,896	
SL -1 Linear Park Phase 2 + Drainage Design + Grading	13	\$ 4,504,632	\$ 3,759,502	\$ 3,759,502	
SL -1 160th Avenue (Sheridan to NP Flex 4)- Design + Grading + Wets	14	\$ 6,894,000	\$ 1,925,155	\$ 1,925,155	
SL -1 Sheridan Parkway Phase 2 Design + Grading + Wets	15	\$ 6,214,688	\$ 4,434,202	\$ 4,434,202	
- Monumentation (Phase 2)	16	\$ 280,655	\$ 65,214	\$ 65,214	
NP3/4 Flex Industrial Phase 3 Offsites	17	\$ 1,350,599	\$ 101,382	\$ 101,382	
EVR -3 Parkside West Residential Phase 3/4 Design	18	\$ 1,250,000	\$ 417,265	\$ 417,265	
PSE-1 Huron Street/PSE Backbone improvements	19	\$ 1,800,000	\$ 1,622,277	\$ 1,622,277	
PSE-1 Linear Park Phase 4 Design (Parkside East Adjacent)	20	\$ 495,418	\$ 484,118	\$ 484,118	
PSW-2 Parkside West Residential Phase 2	21	\$ 10,330,192	\$ 5,174,984	\$ 5,174,984	
PSW -3 Linear Park Phase 3 Design	22	\$ 517,860	\$ 516,960	\$ 516,960	
Monumentation Phase 3 (2023 Install)	23	\$ 234,562	\$ 113,400	\$ 113,400	
2023 Soil Management, Weed/Erosion Mitigation	24	\$ 360,000	\$ 279,024	\$ 279,024	
AVAILABLE BALANCE AFTER CFS (TIER 1) PROJECTS		\$ 119,476,416		\$ (30,661,923)	

TIER 2: OBLIGATED PROJECTS -DEVELOPER (PROJECTED) PROJECT OR AGREEMENT OBLIGATION					
LESS: COMMITTED PROJECTS: (Remaining to be spent)	Projected Budget	Anticipated Project Funding (Need) Date	Projected Advances (NTP/Appropriations)	Cumulative Balance, Tier 2 Projects**	NOTES
160th/SPW Water Main Reimbursement (160th/Sheridan Combined)	\$ (1,498,604)	6/1/2024	\$ (1,498,604)	\$ (29,163,318)	
PSW -3 PSW Phase 3 Escrow	\$ (10,977,756)	7/1/2024	\$ (10,977,756)	\$ (18,185,562)	
PSW -3 PSW Phase 3 Construction+ Remaining Indirects	\$ 10,977,756	7/1/2024	\$ 10,977,756	\$ (29,163,318)	
Baseline 2024 Signage (Phase 4) installations	\$ 250,000	8/1/2024	\$ 250,000	\$ (29,413,318)	
2021 Bond Refunding Projection	\$ (31,713,191)	9/15/2024	\$ (31,713,191)	\$ 2,299,873	
CSD -1 Highway 7 Improvements- West of Sheridan (High ROM, 1050/lf)	\$ 774,250	10/15/2024	\$ 774,250	\$ 1,525,623	
CSD -1 Parkside East Intracts Design (Developer Reimburse)	\$ 1,711,265	12/15/2024	\$ 1,711,265	\$ (185,642)	
SL -1 Water Main Reimbursement (Southlands)	\$ (1,674,000)	12/15/2024	\$ (1,674,000)	\$ 1,488,358	
PSW -4 Linear Park- Phase 3 (Tied to Phase 4 EVR)	\$ 1,911,493	1/15/2025	\$ 1,911,493	\$ (423,135)	
CSD -1 CSD Phase 1 (Construction)	\$ 58,180,500	1/15/2025	\$ 58,180,500	\$ (58,603,635)	Placeholder; Final Budget not yet identified
2025 General Capital Budget	\$ 390,000	2/1/2025	\$ 390,000	\$ (58,993,635)	
CSD -1 Commercial (Center Street, 2025) Bonds- Placeholder	\$ (25,023,812)	4/15/2025	\$ (25,023,812)	\$ (33,969,823)	
PSW -4 PSW Phase 4 Construction	\$ 7,342,693	6/15/2025	\$ 7,342,693	\$ (41,312,516)	
PSW -4 PSW Phase 4 Escrow	\$ (7,342,693)	6/15/2025	\$ (7,342,693)	\$ (33,969,823)	
AVAILABLE BALANCE AFTER CFS + TIER 2 PROJECTS				\$ (33,969,823)	

DISCLAIMER: This document is intended for planning purposes only, please see the 2023/2024 Adopted Budgets for District approved and appropriated funds

** Negative cumulative balances do not reflect any current projected shortfall for the district, and only identify costs of upcoming projects.

Baseline Metropolitan District - 2024-2025 Cashflow

