



SCHILLING & COMPANY, INC.

Certified Public Accountants

P.O. Box 631579
HIGHLANDS RANCH, CO 80163

PHONE: 720.348.1086
FAX: 720.348.2920

Accountant's Compilation Report

Board of Directors
4201 Arkansas Metropolitan District No. 1
Denver County, Colorado

Management is responsible for the accompanying budget of revenues, expenditures, and fund balances of 4201 Arkansas Metropolitan District No. 1 (District), for the year ending December 31, 2021, including the estimate of comparative information for the year ending December 31, 2020, and the actual comparative information for the year ending December 31, 2019, in the format required by Colorado Revised Statutes (C.R.S.) 29-1-105. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the American Institute of Certified Public Accountants. We did not audit or review the budget nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. Accordingly, we do not express an opinion, a conclusion, nor provide any form of assurance on the accompanying budget.

The budget is presented in accordance with the requirements of Colorado Revised Statutes 29-1-105, and is not intended to be a presentation in accordance with accounting principles generally accepted in the United States of America.

We are not independent with respect to 4201 Arkansas Metropolitan District No. 1.

SCHILLING & COMPANY, INC.

Highlands Ranch, Colorado
December 9, 2020

**4201 ARKANSAS METROPOLITAN DISTRICT NO. 1
PROPERTY TAX SUMMARY INFORMATION
2021 BUDGET AS ADOPTED
WITH 2019 ACTUAL AND 2020 ESTIMATED
FOR THE YEARS ENDED AND ENDING DECEMBER 31,**

	<u>ACTUAL 2019</u>	<u>ESTIMATED 2020</u>	<u>ADOPTED 2021</u>
Assessed Valuation			
Denver County	\$ -	\$ 43,970	\$ 91,180
Total Assessed Valuation	<u>\$ -</u>	<u>\$ 43,970</u>	<u>\$ 91,180</u>
Mill Levy			
General Fund	\$ -	\$ -	\$ -
Total Mill Levy	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
Tax Revenue Levied			
General Fund	\$ -	\$ -	\$ -
Total Tax Revenue Levied	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

This financial information should be read only in connection with the accompanying accountant's report and the summary of significant assumptions.

4201 ARKANSAS METROPOLITAN DISTRICT NO. 1
GENERAL FUND
2021 BUDGET AS ADOPTED
WITH 2019 ACTUAL AND 2020 ESTIMATED
FOR THE YEARS ENDED AND ENDING DECEMBER 31,

	<u>ACTUAL</u> <u>2019</u>	<u>ESTIMATED</u> <u>2020</u>	<u>ADOPTED</u> <u>BUDGET</u> <u>2021</u>
Beginning Funds Available	\$ -	\$ -	\$ -
Revenue			
Developer Advances	-	-	-
Total Revenue	-	-	-
Total Available	-	-	-
Expenditures	-	-	-
Total Expenditures requiring appropriation	-	-	-
Ending Funds Available	\$ -	\$ -	\$ -
Emergency Reserve	\$ -	\$ -	\$ -

This financial information should be read only in connection with the accompanying
 accountant's report and the summary of significant assumptions.

**4201 ARKANSAS METROPOLITAN DISTRICT NO. 1
2021 BUDGET
BUDGET MESSAGE AND SUMMARY
OF SIGNIFICANT ASSUMPTIONS**

Disclosures contained in this summary as presented by management, are those that are believed to be significant as of the date of the compilation report and are not intended to be all-inclusive. The disclosures are intended to describe assumptions used during the preparation of the 2021 annual budget. Actual results may differ from the prospective results contained in the budget.

SERVICES PROVIDED

The District was organized along with 4201 Arkansas Metropolitan District No. 2, which together are referred to as the Districts. The Districts were organized in Denver County, Colorado and are governed pursuant to provisions of the Colorado Special District Act. The Districts were organized to finance, construct, acquire, and if required operate and maintain certain streets, traffic safety controls, street lighting, water, sanitary sewer, storm sewers and park and recreation improvements.

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

REVENUE/ EXPENDITURES

The District expects no revenues or expenditures and has adopted a zero-dollar budget for the year ending December 31, 2021.

This information is an integral part of the accompanying budget.