

2025 ANNUAL COMPREHENSIVE **FINANCIAL REPORT**

FORT COLLINS, COLORADO | YEAR ENDED DECEMBER 31, 2025



City of Fort Collins, Colorado

Annual Comprehensive Financial Report
For the fiscal year ended
December 31, 2025

Prepared by the Accounting Department:

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INTRODUCTORY SECTION

INTRODUCTORY
SECTION



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Fort Collins, CO 80522
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accounting@FortCollins.gov

June 23, 2026

Honorable Mayor, City Council, and Residents of the City of Fort Collins, Colorado:

The Annual Comprehensive Financial Report (ACFR) of the City of Fort Collins, Colorado (the city) for the year ended December 31, 2025, is hereby submitted.

This report presents the financial position of the city as of December 31, 2025, and the results of its operations for the fiscal year ended. The financial statements and supporting schedules have been prepared in accordance with Generally Accepted Accounting Principles (GAAP) of the United States of America and comply with the requirements prescribed by Colorado State law.

Management assumes full responsibility for the accuracy of the data, its completeness, and its fair presentation of its information, including all disclosures contained in this report. The City maintains a comprehensive framework of internal controls designed to provide reasonable assurance that assets are safeguarded against loss or unauthorized use, and that financial records can be relied upon to produce financial statements in accordance with GAAP. Because the cost of internal controls should not exceed anticipated benefits, the objective is to provide reasonable, rather than absolute, assurance that the financial statements are free of any material misstatements. To the best of our knowledge and belief, the enclosed data are accurate in all material respects and are reported in a manner that presents fairly the financial position and results of operations of the various funds and component units of the City.

The City Charter and State law require an annual audit by independent certified public accountants selected by the City Council. The goal of the independent audit is to provide reasonable assurance that the financial statements of the City is free of material misstatement by examining, on a test bases, evidence supporting the amounts and disclosures in the financial statements, assessing the accounting principles used and significant estimates made by management, and evaluating the overall presentation of the financial statements are fairly presented in conformity with GAAP.

Plante & Moran, PLLC, a firm of licensed certified public accountants, has audited the City's financial statements and issued an unmodified or "clean" opinion on the City's financial statements for the year ended December 31, 2025. The independent auditor's report is located within the Financial Section of this report.

The City is required to have an independent audit performed for expenditures related to a federal award granted to the City. This separate audit engagement known as the "Single Audit" is designed to meet the requirements of the federal grantor agency for federal awards where the City has expended \$750,000 or more in federal funds.

Plante & Moran, PLLC performed an independent audit in accordance with Government Auditing Standards (GAGAS) issuing a separate Single Audit Report (Compliance Report) located in the last section of this report.

In accordance with GAAP, management is required to provide a narrative introduction, overview, and analysis to accompany the basic financial statements in the form of a Management's Discussion and Analysis (MD&A). This letter of transmittal is intended to complement the MD&A and should be read in conjunction with it. The City's MD&A is located immediately following the independent auditors' report.

Profile of the Government

The City of Fort Collins, incorporated in 1872, is approximately sixty miles north of Denver and located east of the continental divide. The City is a community where residents, civic organizations, businesses, and government work together to ensure that the community retains its hometown identity, high quality of life and its natural beauty. Today, Fort Collins serves a population of 177,267 and represents as the fourth largest city within the state of Colorado.

The City is a home rule municipality organized under the provisions of the Colorado Constitution. The City Charter, adopted in 1953, establishes a council-manager form of government. Voters directly elect the mayor to serve a two-year term, while six Council members are elected by district on a nonpartisan basis to a staggered four-year term. The City Council sets policies for city government, enacts ordinances, and hires, directs and evaluates the City Manager, city attorney and municipal judge. The City Manager is the City's chief executive officer, responsible for overall management and administration and is responsible for implementing council policies and strategic goals.

Municipal services include community planning, general government, police, streets and highways, cultural facilities, parks and recreation, transportation, golf courses, and public utilities. The City's utilities include electric distribution, broadband internet service, water treatment, wastewater treatment, and storm drainage. Fire protection and library services are provided by Poudre Fire Authority and Poudre River Public Library District, respectively.

The financial statements, schedules, and statistical tables included in this report encompass all funds and component units under the control of the City Council. These include the Downtown Development Authority, Fort Collins Capital Leasing Corporation, General Improvement District No. 1, General Improvement District No. 15 Skyview, and the Urban Renewal Authority.

The legal level of budgetary control is maintained at the individual fund level, except for capital projects, the Urban Renewal Authority, and federal and state grants, where the legal level of control is established at the project level or specific grant award level. The financial statements, schedules, and statistical tables included in this report encompass all City funds and additional information regarding budgetary policies and controls is included in the Notes section of this report.

Economy and Long-Term Financial Planning

Economic conditions within the City remained relatively stable during 2025 despite ongoing inflationary pressures and broader economic uncertainty. The City closely monitored revenues, expenditures, labor market conditions, and construction cost trends through conservative budgeting practices and long-term financial planning efforts. Sales and use tax revenues remained a significant source of funding for core services, capital improvements, and voter-approved initiatives.

The local economy continued to support stable sales and use tax performance during 2025. The Fort Collins-Loveland metropolitan area reported an unemployment rate of approximately 3.7% at year-end, comparing favorably to the statewide unemployment rate of 3.8% and the national unemployment rate of 4.4%. The City's economy benefits from a diverse employment base that includes major employers such as Woodward, Hewlett Packard Enterprise, New Belgium Brewing Company, and Colorado State University, as well as several regional healthcare providers, Larimer County, and Poudre School District. These employers, along with continued commercial activity and taxable sales transactions within the City, contributed to overall sales and use tax revenues during 2025. In 2025, net sales tax revenues totaled \$180.5 million, representing a slight increase over the prior year by 3.7%.

With minimal revenue increases outpacing increases in operational costs, the City implemented targeted budget reductions and strategic staffing controls as part of broader efforts to address rising operating costs, economic uncertainty, and long-term financial sustainability. These measures were intended to align ongoing service levels and expenditures with available financial resources while preserving the City's ability to continue delivering core municipal services.

The City remains focused on maintaining long-term financial sustainability while continuing to invest in critical infrastructure, operational resiliency, and community priorities. Financial planning and operational decision-making will continue to align with the City Council's 2026-2027 Priorities and the Council-adopted Strategic Plan. These priorities include promoting affordability and sustainable growth, supporting economic vitality and small business development, accelerating progress toward Vision Zero, strengthening community connection and engagement, and ensuring the long-term financial sustainability of the organization.

As part of these efforts, the City is reevaluating and modernizing its budget development process to strengthen alignment between financial resources, organizational priorities, and service outcomes. Work completed during 2025 and 2026 will support implementation of an updated budget process beginning with the 2027-2028 budget cycle. The revised approach is intended to improve transparency, strengthen long-term financial planning, support data-informed decision-making, and better align resource allocation with strategic priorities and community outcomes. The City also remains focused on workforce recruitment, retention, and succession planning efforts necessary to sustain service delivery and organizational effectiveness in a competitive labor market.

Economic conditions continue to present both opportunities and challenges. The City will continue monitoring inflationary pressures, construction cost escalation, labor market conditions, housing affordability, and consumer spending trends that may affect revenues, operating costs, and capital

project delivery. Sales and use tax revenues remain a significant source of funding for municipal operations and are sensitive to broader economic conditions and consumer confidence.

To address these uncertainties, the City remains committed to conservative budgeting practices, maintaining adequate reserves, multi-year financial forecasting, and prudent debt management. These practices position the City to respond to changing economic conditions while continuing to provide reliable services, maintain financial flexibility, and support long-term community investment.

Major Initiatives

While City staff reviews these constraints, coincidentally the City continues to ensure livability in the City focusing on critical infrastructure improvements and strategic initiatives. Major investments included transportation improvements, utility infrastructure, facility maintenance, park and recreation enhancements, and technology modernization efforts with the intention to support long-term operational sustainability and service delivery.

Southeast Community Center. Sales and use tax revenues includes revenues generated from the voter-approved 0.5 cent sales tax dedicated to parks and recreation, climate initiatives, and transportation improvements. During 2025, these revenues continued to support planning and development activities related to the Southeast Community Center (SECC). The SECC represents a significant long-term community and partnership investment intended to expand recreation amenities, community gathering spaces, and public services in southeast Fort Collins. The facility is a 83,000 square footage building that includes a gym, recreational areas, swimming pool and library the will enhance community connectivity, increase access to recreation opportunities, and support the needs of the City's growing population. The funding for the SECC includes the portion of sales tax and a Certificate of Participation (COP) slated for 2026 issuance and breaking ground on the new facility.

Enterprise Resource Planning (ERP). Technology advancement is a driver for several significant long-term initiatives. The City is anticipating Planning and implementation efforts progressed for the City's enterprise resource planning (ERP) replacement project, which is intended to modernize core financial, human resources, and operational systems while strengthening reporting capabilities, internal controls, and organizational efficiency.

Fort Collins Connexion. Broadband services continued to expand customer adoption and operational maturity during 2025. The municipally owned broadband utility remains focused on providing reliable high-speed internet services while supporting long-term financial sustainability and expanded broadband accessibility throughout the community.

Affordability. The City continues to support affordability and sustainable growth through efforts intended to improve the predictability, efficiency, and cost-effectiveness of development processes. Ongoing evaluation of programs, incentives, and development-related fees will help support community resilience, economic opportunity, housing choice, and environmental sustainability. In addition, the City remains committed to fostering a strong local economy by supporting small businesses, neighborhood

commercial centers, workforce opportunities, and industries that contribute to long-term economic health and job creation.

Vision Zero. Transportation and safety initiatives will continue to support the City’s Vision Zero Plan, which seeks to eliminate traffic-related fatalities and serious injuries by 2032 through investments in roadway safety, multimodal transportation infrastructure, and public education efforts. The City also remains committed to improving communication and community engagement through proactive and transparent public outreach intended to strengthen understanding of Council actions, policy decisions, and strategic initiatives.

Awards and Acknowledgments

The Government Finance Officers Association of the United States and Canada (GFOA) awarded a Certificate of Achievement for Excellence in Financial Reporting to the City of Fort Collins for its comprehensive annual financial report for the year ended December 31, 2024. This is the 39th consecutive year that the City has achieved this prestigious award. To receive this award, a government unit must publish an easily readable and efficiently organized ACFR whose contents conform to program standards and satisfy both accounting principles generally accepted in the United States of America and applicable legal requirements.

We express our sincere gratitude to all the dedicated City personnel who contributed to this financial report, especially those in the Accounting & Treasury department within Financial Services. We also express gratitude to the Mayor and Councilors for their dedication and support in maintaining the highest standards of professionalism in the management of the City’s finances.

Respectfully submitted,



Kelly DiMartino
City Manager



Caleb Weitz
Chief Financial Officer



Bonnie Dennis
Deputy CFO & Controller



Government Finance Officers Association

Certificate of
Achievement
for Excellence
in Financial
Reporting

Presented to

**City of Fort Collins
Colorado**

For its Annual Comprehensive
Financial Report
For the Fiscal Year Ended

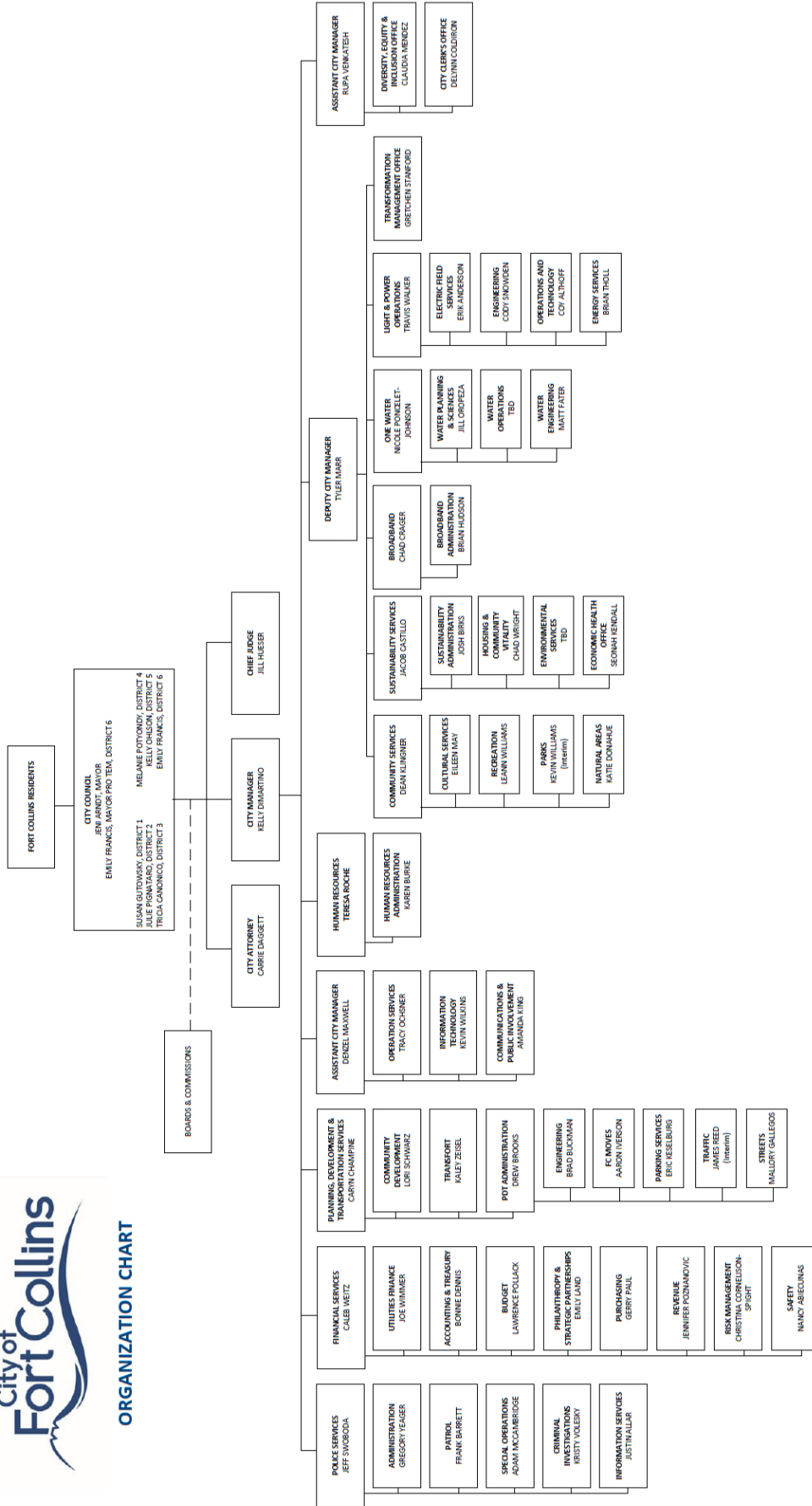
December 31, 2024

Christopher P. Morill

Executive Director/CEO



ORGANIZATION CHART



City of Fort Collins, Colorado
 Elected and Appointed Officials
 As of December 31, 2025

Elected Officials

Jeni Arndt..... Mayor
 Susan Gutowsky..... District 1 Councilmember
 Julie Pignataro..... District 2 Councilmember
 Tricia Canonico..... District 3 Councilmember
 Melanie Potyondy..... District 4 Councilmember
 Kelly Ohlson..... District 5 Councilmember
 Emily Francis..... Mayor Pro Tem, District 6 Councilmember

Appointed Officials

Kelly DiMartino..... City Manager
 Delynn Coldiron..... City Clerk
 Carrie Daggett..... City Attorney
 Jill Hueser..... Municipal Judge

City Officials and Department Directors

Tyler Marr..... Deputy City Manager
 Caleb Weitz..... Chief Financial Officer
 Denzel Maxwell..... Assistant City Manager
 Rupa Venkatesh..... Assistant City Manager
 Caryn Champine..... Planning, Development, and Transportation Director
 Jacob Castillo..... Chief Sustainability Officer
 Jeff Swoboda..... Chief of Police
 Nicole Poncelet-Johnson..... One Water Executive Director
 Dean Klingner..... Community Services Director
 Teresa Roche..... Human Resources Executive
 Chad Crager..... Broadband Executive Director

FINANCIAL SECTION



FINANCIAL SECTION

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Independent Auditor's Report

To the Honorable Mayor and
Members of the City Council
City of Fort Collins, Colorado

Report on the Audit of the Financial Statements

Opinions

We have audited the financial statements of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the City of Fort Collins, Colorado (the "City") as of and for the year ended December 31, 2025 and the related notes to the financial statements, which collectively comprise the City's basic financial statements, as listed in the table of contents.

In our opinion, the accompanying financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the City as of December 31, 2025 and the respective changes in its financial position and, where applicable, its cash flows thereof, and the budgetary comparisons for the General Fund and each major special revenue fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS) and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the *Auditor's Responsibilities for the Audit of the Financial Statements* section of our report. We are required to be independent of the City and to meet our other ethical responsibilities in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the City's ability to continue as a going concern for 12 months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

To the Honorable Mayor and
Members of the City Council
City of Fort Collins, Colorado

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and, therefore, is not a guarantee that an audit conducted in accordance with GAAS and *Government Auditing Standards* will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

In performing an audit in accordance with GAAS and *Government Auditing Standards*, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the City's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and other required supplementary information, as identified in the table of contents, be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, which considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

To the Honorable Mayor and
Members of the City Council
City of Fort Collins, Colorado

Supplementary Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City's basic financial statements. The supplementary information and Local Highway Finance Report are presented for the purpose of additional analysis and are not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the supplementary information and Local Highway Finance Report are fairly stated in all material respects in relation to the basic financial statements as a whole.

Other Information

Management is responsible for the other information included in the Annual Comprehensive Financial Report. The other information comprises the introductory section, statistical section, and debt continuing disclosures but does not include the basic financial statements and our auditor's report thereon. Our opinions on the basic financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon.

In connection with our audit of the basic financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the basic financial statements or whether the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued our report dated June 15, 2026 on our consideration of the City's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, grant agreements, and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control over financial reporting and compliance.



June 15, 2026

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MANAGEMENT'S DISCUSSION & ANALYSIS



MANAGEMENT'S
DISCUSSION & ANALYSIS



MANAGEMENT'S DISCUSSION AND ANALYSIS

The City of Fort Collins (the City) offers the readers of the City's financial statements this narrative overview and analysis of the financial activities for the year ended December 31, 2025. In addition to this overview and analysis based on currently known facts, decisions and conditions, the City would encourage readers to consider the information presented in the City's letter of transmittal and the City's financial statements, which begin on pages 3 and 31 of this report, respectively.

Financial Highlights

The assets and deferred outflows of resources of the City exceeded its liabilities and deferred inflows of resources at December 31, 2025 by \$2.4 billion (net position). Of the net position balance, \$497.7 million is unrestricted and is available to meet the government's ongoing obligations in accordance with the City's fund designations and fiscal policies.

The City's net position increased by \$114.2 million (5.0%). The governmental net position increased by \$66.1 million (5.0%) and the business-type position increased by \$48.0 million 5.0%.

The General Fund, the City's primary operating fund, ended 2025 with a \$65.6 million fund balance, a decrease of \$6.0 million on a current financial resource basis. Of this amount, \$62.0 million is spendable.

The City's total long-term liabilities net of compensation and benefit obligations, decreased by \$12.2 million (4.0%) during the current year. Within that activity, the City's governmental long-term liabilities increased by \$1.9 million and business-type long-term liabilities decreased by \$14.1 million.

Overview of the Financial Statements

This discussion and analysis are intended to serve as an introduction to the City's basic financial statements. The City's basic financial statements consist of the following three components: 1) Government-wide Financial Statements, 2) Fund Financial Statements and 3) Notes to the Financial Statements. Other supplementary information is also included at the end of the report.

Government-wide financial statements. The government-wide statements are designed to provide readers with a broad overview of the City's finances using the accrual basis of accounting, the basis of accounting used by most private-sector businesses.

The statement of net position presents information on the City's assets, deferred outflows of resources, liabilities, and deferred inflows of resources. The difference between assets, deferred outflows of resources, liabilities and deferred inflows of resources is reported as net position. Over time, increases and decreases in net position may provide an indication of whether the City's financial position is improving or deteriorating.

The statement of activities presents information reflecting how the City's net position has changed during the fiscal year just ended. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of the related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future periods (e.g., uncollected taxes and earned but unused vacation leave).

The government-wide financial statements distinguish functions of the City that are principally supported by taxes and intergovernmental revenues (governmental activities) from other functions that are intended to recover all or a significant portion of their costs through user fees and charges (business-type activities). The governmental activities of the City include general government, public safety, cultural, parks, recreation, and natural areas, planning and development services, transportation, and interest on long term debt. The business-type activities of the City include electric and telecommunications, water, wastewater, storm drainage, and golf. The government-wide financial statements also include the Fort Collins, Colorado Downtown Development Authority (DDA) and Fort Collins Tourism Improvement District as discretely presented component units of the City. See Note I. A in the notes to the City's financial statements (page 56) for more details regarding the DDA and its relationship to the City.

Fund Financial Statements. Traditional users of the City's financial statements will find the fund financial statement presentation more familiar. The focus is now on major funds rather than fund types.

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. A major fund should generally meet both of the following criteria: 1) total assets, deferred inflows of resources, liabilities, deferred outflows of resources, revenues, or expenditures/expenses are at least 10% of the corresponding total (assets, liabilities, etc.) for that fund type (i.e., governmental or enterprise funds) and 2) total assets, deferred inflows of resources, liabilities, deferred outflows of resources, revenues, or expenditures/expenses of the individual governmental or enterprise fund are at least 5% of the corresponding total for all governmental and enterprise funds combined. For presentation purposes, there are funds we have included as major funds that we exercised some level of discretion to increase transparency even if they do not qualify formulaically as a major fund.

The City, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. All City funds can be divided into three categories: governmental funds, proprietary funds, and fiduciary funds.

Governmental funds. Governmental funds are used to report those same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide statements, the fund financial statements are prepared on the modified accrual basis of accounting. Under the modified accrual basis of accounting, revenues are recognized when they become measurable and available, and expenditures are recognized when the related fund liability is incurred, except for long-term debt and similar long-term items which are recorded when due. Therefore, the focus of the governmental fund financial statements is on near-term inflows and outflows of spendable resources as well as on the balance of spendable resources available at the end of the fiscal year.

Since the focus of the governmental funds is on near-term resources, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. To facilitate this comparison, reconciliations are provided for both the governmental fund balance sheet and the governmental statement of revenues, expenditures, and changes in fund balances.

Information is presented separately in the governmental fund balance sheet and in the governmental fund statement of revenues, expenditures, and changes in fund balances for the General Fund, Transportation Fund, Urban Renewal Authority Fund, and the Capital Projects Fund. These four funds are major funds. Data from the other governmental funds is combined into a single, aggregated presentation. Individual fund data for each of these non-major funds is provided in the form of combining statements located within the supplementary information following the notes to the financial statements.

The City adopts an annual appropriated budget for all its governmental funds. A budgetary comparison statement has been provided to demonstrate compliance with this budget.

The basic governmental fund financial statements can be found on pages 36-42 of this report.

Proprietary funds. The City maintains two different types of proprietary funds, enterprise and internal service funds. The proprietary fund financial statements are prepared on the accrual basis of accounting. Enterprise funds are used to report the same functions presented as business-type activities in the government-wide financial statements. The City uses enterprise funds to account for its electric and telecommunications, water, wastewater, storm drainage and golf operations. Internal service funds are accounting devices used to accumulate and allocate costs internally among the City's various functions. The City uses internal service funds to account for employee benefits provided by the City, its communications system, its fleet of vehicles and its self-insurance programs. These services predominantly benefit the governmental rather than business-type functions. As such, they have been included within the governmental activities in the government-wide financial statements. The activity in the Equipment Fund used for monitoring the fleet of vehicles is allocated between the governmental and business-type activities based upon actual usage. In addition, the utilities use an internal service fund to account for customer and administrative services. Because this fund is used solely by the utilities, it is included within the business-type activities in the government-wide financial statements.

Proprietary funds provide the same type of information as the government-wide financial statements, only in more detail. The Electric and Telecommunications, Water, Wastewater and Storm Drainage enterprise funds are considered major funds and are therefore presented separately within the proprietary fund financial statements. The Golf Fund is presented as a non-major enterprise fund. All internal service funds are considered non-major funds and therefore are combined into a single, aggregated presentation in the proprietary fund statements. Individual fund data for each of the non-major proprietary funds is provided in the form of combining statements located within the supplementary information following the notes to the financial statements.

The City adopts an annual appropriated budget for all its proprietary funds. A budgetary comparison statement has been provided to demonstrate compliance with this budget.

The basic proprietary fund financial statements can be found on pages 44-49 of this report.

Fiduciary funds. The City maintains two different types of fiduciary funds, trust, and custodial funds. The fiduciary fund financial statements are prepared on the accrual basis of accounting.

The fiduciary funds are used to account for resources held by the City in a trustee capacity or as an agent for the benefit of parties outside the government. Fiduciary funds are not reflected in the government-wide financial statements because the resources of those funds are not available to support the City's own programs. The City reported assets, liabilities, and changes in net position for (1) Pension associated with City's General Employees' Retirement Plan Pension Fund plan and (2) Custodial Funds, representing fiduciary activities not held in a trust, including discretely presented Investment Pool Funds, all associated with fiduciary activities with other governmental organizations.

The funds underlying each of the fiduciary fund types are combined into a single, aggregated presentation in the fiduciary fund statements. Individual fund data for each of the fiduciary funds is provided in the form of combining statements located within the supplementary information following the notes to the financial statements. Aside from the General Employees Retirement Plan Trust fund, the City does not adopt an annual appropriated budget for its fiduciary funds. A budgetary comparison statement for the General Employees' Retirement Plan Trust fund has been provided to demonstrate compliance with the budget.

The basic fiduciary fund financial statements can be found on pages 50-51 of this report.

Notes to the Financial Statements. The notes to the financial statements are considered an integral part of the basic financial statements since they provide additional information needed to gain a full understanding of the data provided in both the government-wide and fund financial statements. The notes to the financial statements can be found on pages 55-102 of this report.

Other Information. The City has elected to use the modified approach to account for and report its street infrastructure capital assets. The City has included required supplementary information that explains the modified approach and recent assessments that have been performed using the related asset management system. Information about the City's pension plan is also included as required supplemental information. These schedules can be found on pages 103-107 of this report.

Combining Statements. The combining statements referred to earlier in connection with the non-major governmental funds, non-major enterprise fund, internal service funds, fiduciary funds, and the component unit funds are presented following the required supplementary information. In addition, budget statements for the Capital Projects Fund and the major enterprise funds are also presented following the required supplementary information.

Government-Wide Financial Analysis

Statement of Net Position

The following table reflects the condensed Statement of Net Position.

Statement of Net Position

as of December 31

(amounts expressed in thousands, totals may not add due to rounding)

	Governmental Activities		Business-type Activities		Total Primary Government	
	2025	2024	2025	2024	2025	2024
Current and other assets	\$ 479,660	\$ 437,820	\$ 353,346	\$ 349,464	\$ 833,006	\$ 787,284
Capital and lease assets	1,078,492	1,046,150	937,779	905,576	2,016,271	1,951,726
Total assets	<u>1,558,152</u>	<u>1,483,970</u>	<u>1,291,125</u>	<u>1,255,040</u>	<u>2,849,277</u>	<u>2,739,010</u>
Deferred outflows of resources	37	226	343	457	380	683
Other liabilities	54,992	54,469	48,859	48,547	103,851	103,016
Long-term liabilities	61,801	59,871	231,004	245,111	292,805	304,982
Total liabilities	<u>116,793</u>	<u>114,340</u>	<u>279,863</u>	<u>293,658</u>	<u>396,656</u>	<u>407,998</u>
Deferred inflows of resources	49,838	44,446	2,621	864	52,459	45,310
Net position:						
Net investment in capital assets	1,011,898	986,986	737,265	723,768	1,749,163	1,710,754
Restricted	153,642	122,498	—	—	153,642	122,498
Unrestricted	226,017	215,924	271,719	237,208	497,736	453,132
Total net position	<u>\$1,391,557</u>	<u>\$1,325,408</u>	<u>\$1,008,984</u>	<u>\$ 960,976</u>	<u>\$2,400,541</u>	<u>\$2,286,384</u>

For more detailed information see the Statement of Net Position on page 33 of this report.

By far, the largest portion of the City’s net position, \$1.7 billion (73%) is invested in capital assets (e.g., land, buildings, machinery, equipment, and lease assets), less any debt used to acquire those assets that is still outstanding. Net investment in capital assets increased by \$38.4 million (2.2%) in 2025. The City uses these capital assets to provide services to citizens; consequently, these assets are not available for future spending. Although the City’s investment in its capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources since the capital assets themselves cannot be used to liquidate these liabilities.

An additional portion of the City’s net position, \$153.6 million (6.4%), represents resources that are subject to external restrictions on how they may be used. The remaining balance of unrestricted net position, \$497.7 million (20.7%), may be used to meet the City’s ongoing obligations to its citizens and creditors.

The City’s total net position increased by \$114.2 million in 2025. Unrestricted net position increased \$44.6 million in 2025.

Changes in Net Position. The following table reflects a condensed summary of activities and changes in net position.

Statement of Activities & Changes in Net Position

as of December 31

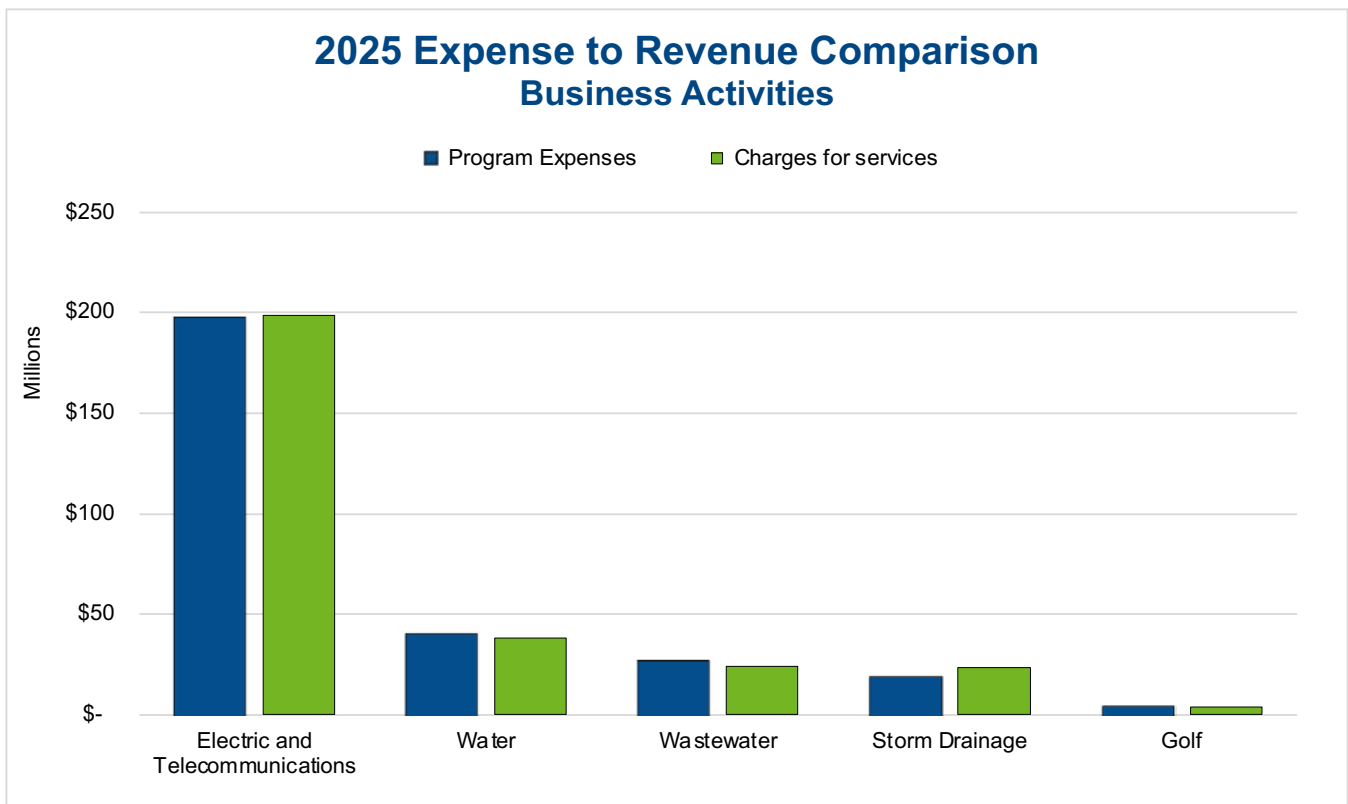
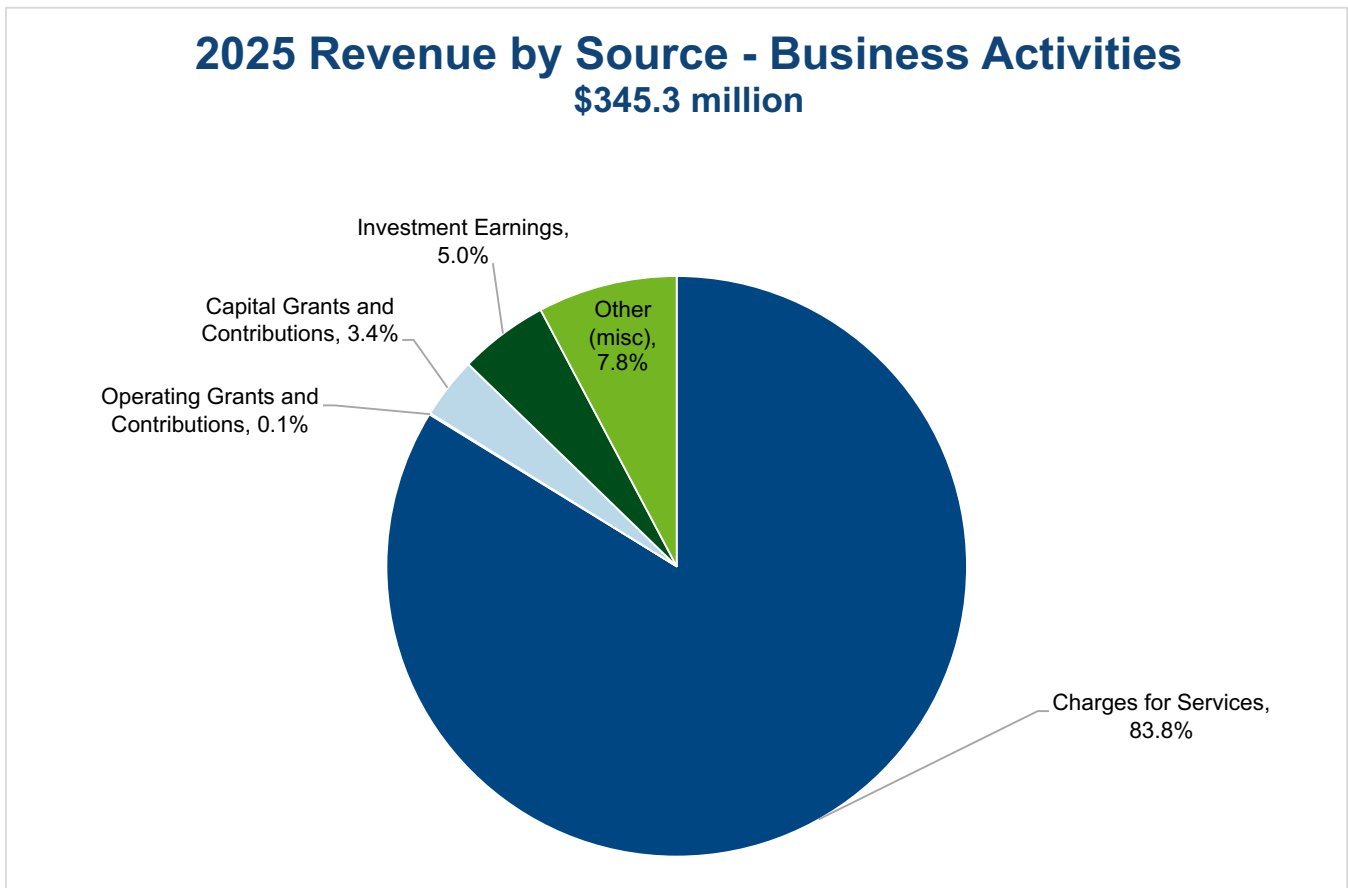
(amounts expressed in thousands, totals may not add due to rounding)

	Governmental Activities		Business-type Activities		Total Primary Government	
	2025	2024	2025	2024	2025	2024
Revenues:						
Program revenues:						
Charges for services	\$ 56,544	\$ 47,130	\$ 289,266	\$ 275,504	\$ 345,810	\$ 322,634
Operating grants & contributions	13,395	30,502	257	172	13,652	30,674
Capital grants and contributions	33,166	27,597	11,778	13,581	44,944	41,178
General revenues:						
Sales & use taxes	211,760	203,397	—	—	211,760	203,397
Property taxes	42,329	43,485	—	—	42,329	43,485
Occupational privilege taxes	2,238	2,302	—	—	2,238	2,302
Lodging taxes	2,569	2,424	—	—	2,569	2,424
Intergovernmental not restricted to programs	31,420	30,479	—	41	31,420	30,520
Investment earnings	16,010	13,327	17,183	15,146	33,193	28,473
Miscellaneous	6,666	6,460	26,813	2,580	33,479	9,040
Total Revenues	416,097	407,103	345,297	307,024	761,394	714,127
Expenses:						
General government	59,839	72,056	—	—	59,839	72,056
Public safety	114,549	108,021	—	—	114,549	108,021
Cultural, parks, recreation and natural areas	65,782	59,834	—	—	65,782	59,834
Planning and development	31,753	24,509	—	—	31,753	24,509
Transportation	79,558	78,233	—	—	79,558	78,233
Interest on long-term debt	2,182	1,989	—	—	2,182	1,989
Electric and telecommunications	—	—	197,727	184,422	197,727	184,422
Water	—	—	41,324	36,627	41,324	36,627
Wastewater	—	—	28,614	24,031	28,614	24,031
Storm drainage	—	—	20,375	15,465	20,375	15,465
Golf	—	—	5,534	5,354	5,534	5,354
Total expenses	353,663	344,642	293,574	265,899	647,237	610,541
Increase in net position before transfers and other financing sources and uses	62,434	62,461	51,723	41,125	114,157	103,586
Transfers	3,715	5,587	(3,715)	(5,587)	—	—
Increase in net position	66,149	68,048	48,008	35,538	114,157	103,586
Net position - beginning	1,325,409	1,257,361	960,975	925,437	2,286,384	2,182,798
Net position - ending	\$ 1,391,558	\$ 1,325,409	\$ 1,008,983	\$ 960,975	\$ 2,400,541	\$ 2,286,384

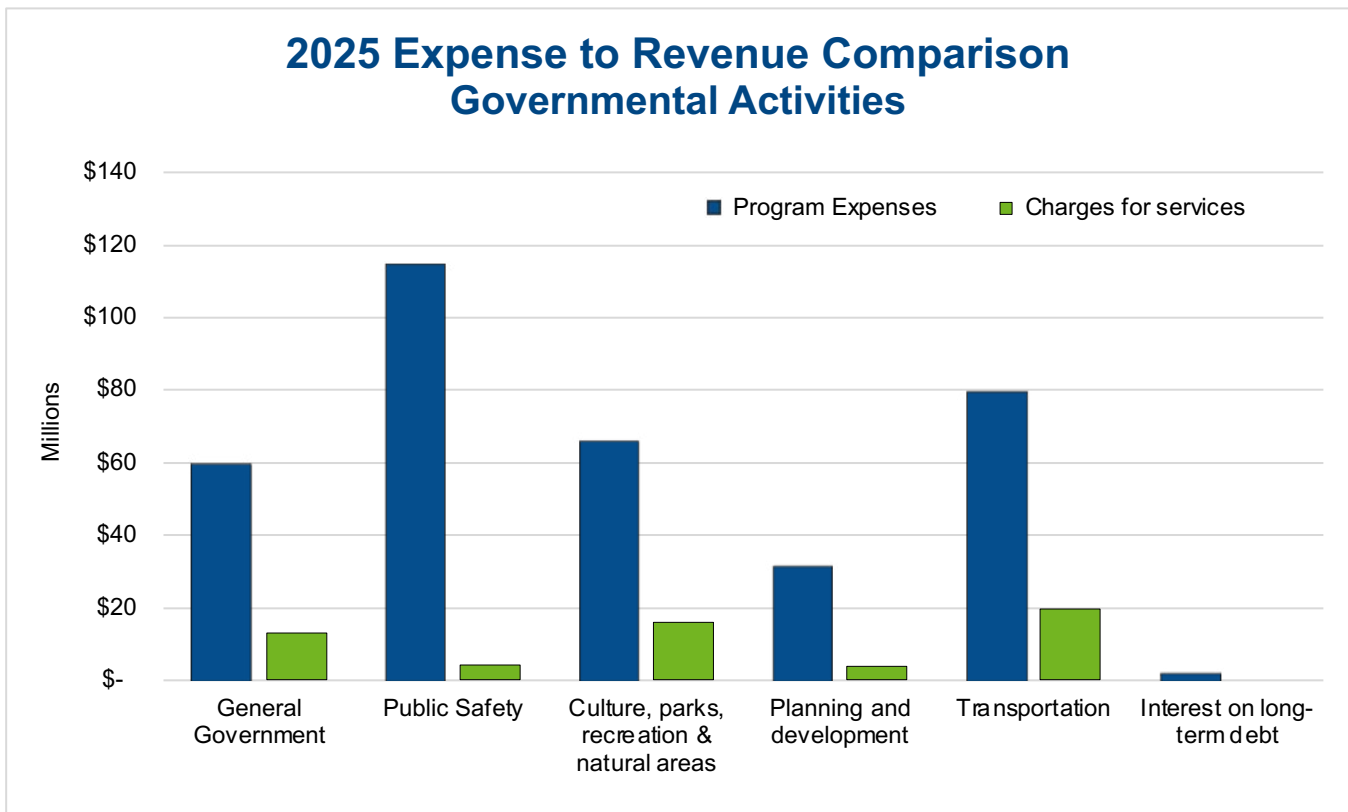
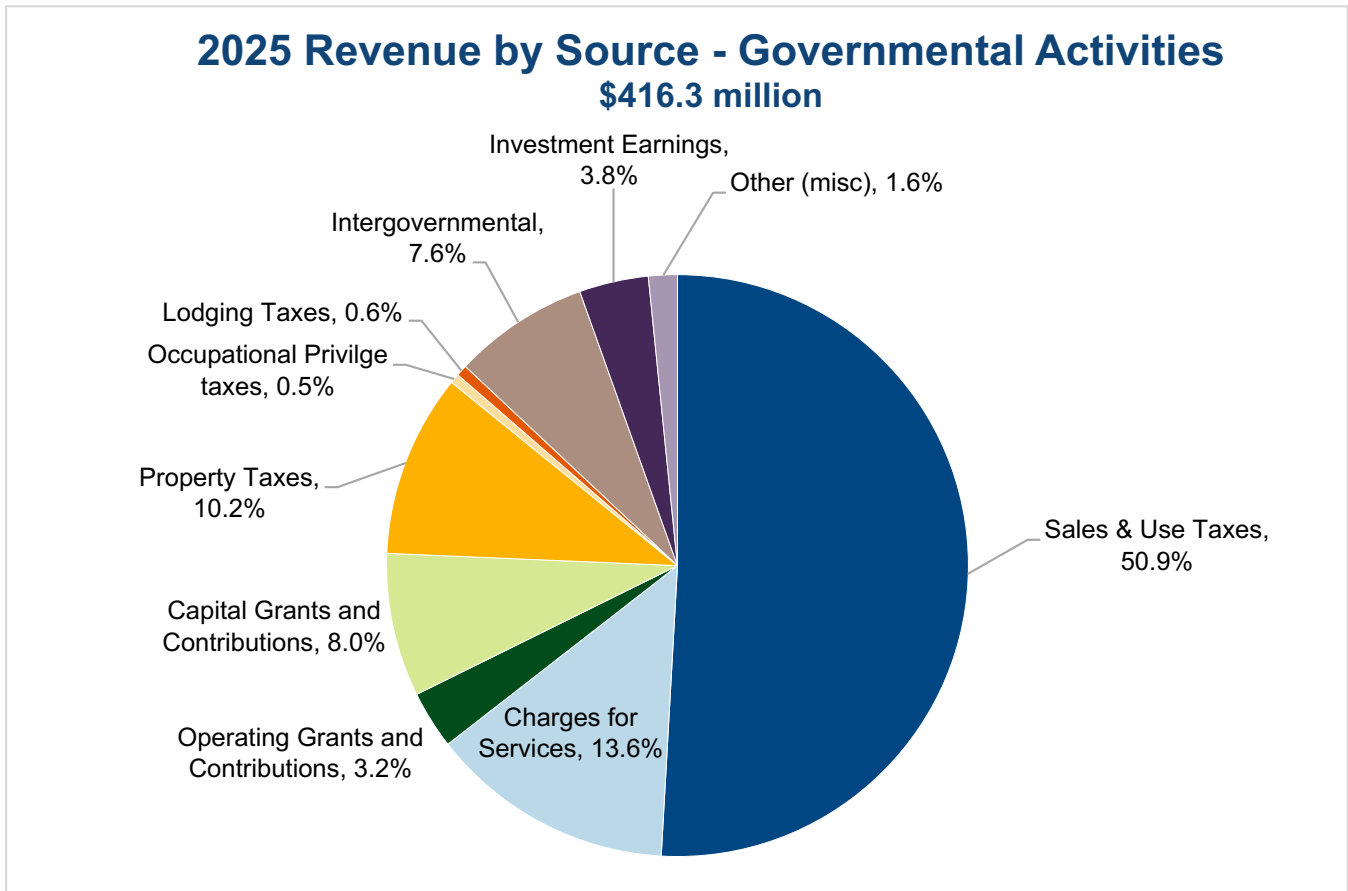
For more detailed information see the Statement of Activities on pages 34-35 of this report.

The above condensed summary of the City's governmental and business type activities for the period ended December 31, 2025, reflects net position increasing by \$114.2 million (5.0%). The prior period is also included for comparative purposes. In addition, revenue and expense graphs have been presented on pages 22-23 to enhance the reader's understanding of the current year activities.

Business-type Activities:



Governmental Activities:



Governmental activities. Governmental activities increased the City's net position by \$66.1 million, accounting for 57.9% of the City's \$114.2 million overall increase in net position. Factors contributing to the change are described below.

In 2025, Sales and Use taxes increased \$8.4 million 4.1% and Lodging taxes increased \$0.1 million 6.0%. Property taxes decreased \$1.2 million 2.7%.

The City received an increase in program revenue through operating grants and contributions from the Coronavirus Local Fiscal Recovery Fund – America Rescue Plan Act (ARPA) in the amount of \$28.1 million, of which \$2.7 million was recognized as revenue in 2025. These monies are Federal awards related to COVID-19 and can be found on the Schedule of Expenditures of Federal Awards (SEFA).

ARPA grant revenue funded a broad range of core governmental services and community programs totaling \$25.7 million since receiving the grants in 2021 and 2022 Government Operations at \$6.6 million (26%), followed by Economic Recovery at \$5.3 million (20%), and Health at \$2.3 million (9%) and Environmental Resilience at \$2.3 million (9%).

Planning and Development received operating grants in the amount of \$1.3 million. Operating grants benefited the Community Development Block Grant Fund (CDBG), a home ownership assistance program, and the HOME affordable housing program in the amount of \$0.5 million and \$0.7 million respectively.

Charges for services increased \$9.4 million 20.0% as demand for services expanded across a variety of programs and activities.

Market performance resulted in investment gains of \$16.0 million, a \$2.7 million increase over the gains from the prior year. The City's investment portfolio is entirely composed of fixed-income securities and cash equivalents.

Expenses of \$353.7 million exceed charges for services, grants, and contributions of \$103.1 million, a difference of \$250.6 million. The remaining \$250.6 million of expense represents the total burden each function places on the City. This amount is covered by general government revenues net of transfer.

Business-type activities. Business-type activities in the utility and golf funds increased the City's net position by \$48.0 million, accounting for 42.1% of the City's \$114.2 million increase in net position. Factors contributing to the change are described below.

Charges for services in business activities totaled \$289.3 million for an increase of \$13.8 million (5.0%) from 2024 to 2025. This increase is primarily explained by rate increases for all utility segments in 2025 excluding telecommunications, in conjunction with additional factors as follows. Electric and Telecommunications charges for services revenue increased 6.7% year-over-year with a majority of the change due to continued build-out of the Connexion internet service. Water charges for services revenue increased 1.5% compared to 2024 as rate increases were partially offset by consumption decreases across several customer classes. Consumption in 2025 represented a return to average levels after heavy usage in 2024 spurred by low precipitation. Wastewater revenue decreased 5.6% from 2024 due to increased residential and commercial demand. Storm drainage revenue increased by 21.0% with an increase in accounts for both residential and commercial classes.

Other Utility program revenues decreased by \$1.7 million in 2025. Capital Grants and Contributions make up \$1.8 million of the decrease, slightly offset by a modest increase of \$84.9 thousand coming from Operating Grants and Contributions. These changes were the result of normal fluctuations in projects.

Business-type expenses totaled \$293.6 million in 2025, an increase of \$27.7 million compared to 2024. Electric and Telecommunications, Water, Wastewater, and Storm Drainage experienced increases of 7.2%, 12.8%, 19.1%, and 31.8% respectively. Increases primarily driven by inflationary pressures in energy cost, labor, equipment and supplies.

Financial Analysis of the City's Funds

As noted previously, the City uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

Governmental funds. The focus of the City's governmental funds is to provide information on near-term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the City's financing requirements. Unrestricted fund balance may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year.

On December 31, 2025, the total Governmental fund balances were \$295.5 million, a increase of \$34.5 million 13% compared to the prior year. Of total fund balance, \$3.9 million is non-spendable, \$153.6 million restricted, \$80.2 million committed, \$57.7 million assigned, and \$0.1 million is unassigned. The explanations for these restrictions are contained in the Notes to the Basic Financial Statements, section III. F on page 89.

The **General Fund** is the chief operating fund of the City. On December 31, 2025, the total fund balance was \$65.6 million. The spendable fund balance was \$62.0 million. The General Fund decreased \$6.0 million in 2025 compared to a decrease of \$5.7 million in 2024. The decrease is the product of several factors including a \$8.3 million increase in expenditures from the General Fund from 2024. Transfers in to the general fund decreased \$3.2m compared to 2024.

The **Transportation Services Fund** is another major governmental fund of the City. On December 31, 2025, the total fund balance was \$6.6 million, with all but \$0.04 being spendable. Total fund balance decreased \$4.3 million over 2024. This change in fund balance was driven primarily by a \$2.6 million decrease in transfers into the fund from 2024.

The **Capital Projects Fund** is used to account for financial resources to be used for the acquisition or construction of major capital facilities. The fund experienced a net decrease of \$0.6 million which resulted in a December 31, 2025 fund balance of negative \$4.0 million. The decrease in fund balance is the result of timing differences on grant funded projects in which expenses were incurred in 2025 but corresponding grant reimbursement monies were not received in 2024. Grant receivables, which had a \$8.9 balance at December 31, 2025, increased \$2.9 million in 2025. The largest capital project expenditures (expressed in millions) are shown in the table below.

Capital Project Description	Current Year Spending	Life to Date Spending
College & Trilby Intersections	\$4.8	\$13.4
Siphon Pedestrian Overpass	\$4.8	\$6.0
Laporte Multimodal	\$2.8	\$6.0
ADA Pedestrian Sidewalk Improvements	\$1.2	\$10.1
Southeast Community Center	\$0.9	\$1.1

The **Urban Renewal Authority Fund** has the primary purpose of blight remedy by stimulating and leveraging private capital investment using tax increment financing in private development projects and public improvement projects. The December 31, 2025, fund balance was \$17.0 million. The fund increased \$4.6 million over 2024 due to a debt issuance of \$14.5 million offset but an increase in expenditures of \$10.7 million.

Proprietary funds. The City’s proprietary funds provide the same type of information found in the government-wide financial statements, but in more detail. The unrestricted net position balances and the growth in net position of the City’s proprietary funds (including the major enterprise funds) are reflected in the following table.

Change in Net Position - Proprietary Funds

(amounts expressed in thousands, totals may not add due to rounding)

Proprietary Funds	Unrestricted Net Position 12/31/2025	Change in Net Position 12/31/2025
Electric and Telecommunications	\$ 102,468	\$ 25,836
Water	80,521	8,494
Wastewater	53,147	6,360
Storm Drainage	49,535	8,215
Total of Major Enterprise Funds	285,671	48,905
Other Enterprise Fund - Golf	5,969	1,588
Total Enterprise Funds	291,640	50,493
Internal Service Funds	45,430	3,272
Total Proprietary Funds	\$ 337,070	\$ 53,765

The Electric and Telecommunications Fund is used to account for the combined operations of the City’s electric and internet telecommunications utility. On December 31, 2025, the total net position of the fund was \$252.7 million, of which \$102.5 million was unrestricted. The total net position increased by \$25.8 million over 2024. This increase was primarily driven by an increase in charges for services revenue of \$14.0 million over 2024, as well as proceeds from legal settlements of \$10.8 million. These increases were partially offset by an increase in operating expenses of \$14.7 million. Capital contributions decreased by \$2.4 million from 2024.

The Water Fund is used to account for the operation of the City’s Water utility. On December 31, 2025, the total net position of the fund was \$359.5 million, of which \$80.5 million is unrestricted. The total net position increased by \$8.5 million over 2024. This is driven primarily by an increase in charges for services revenue of \$0.6 million over 2024, with legal settlement proceeds of \$4.9 million. Earnings on investments also increased \$0.6 million over 2024.

The Wastewater Fund is used to account for the operation of the City’s Wastewater utility. On December 31, 2025, the total net position of the fund was \$211.3 million, of which \$53.1 was unrestricted. The total net position increased by \$6.4 million over 2024. This increase was primarily due to an increase in charges for services revenue of roughly \$0.4 million over 2024, and an increase in investment earnings of \$.5 million over 2024, and legal settlement proceeds of \$3.0 million. The fund also had a decrease of transfers to other funds of \$0.6 million from 2024.

The Storm Drainage Fund is used to account for the operations of the City’s Storm Water utility. On December 31, 2025, the total net position of the fund was \$192.8 million, of which \$49.5 million was unrestricted. The total net position increased \$8.21 million over 2024, primarily driven by a \$1.4 million increase in charges for services revenue, and \$2.7 million in legal proceeds revenue.

General Fund Budgetary Highlights

Detailed information about the General Fund budget can be found on the General Fund Actual and Budget statement on page 40 comparing the actual, original and final budget of programs. These programs relate to budgeted lapsing expenditures and use the fund level of budgetary control.

The final budgeted lapsing program expenditure appropriations were \$9.7 million higher than the original budget lapsing program appropriations. Revision to budget revenue appropriations are generally a product of unanticipated grant revenues and/or self-funded projects being appropriated. Major revisions to lapsing appropriations are summarized below:

The 2025 ordinances created new budget appropriations for a broad range of programs including; \$4.8 million for purchase orders that were carried forward from 2024, \$0.4 million for election costs, and various grant and donation programs including \$0.7 million in philanthropic support.

The variance between actual lapsing program expenditures and the final budget amounted to \$5.9 million 2.3% less than budget. Total lapsing expenditures of \$251.1 million were \$8.5 million (3.5)% higher than in 2024.

The decreased expenditures versus budget in the general fund were primarily in the following service areas; \$5.1 million less than budget was spent in the Information and employee services area, \$1.8 million less than budget was spent in the Sustainability services area, \$1.2 million less than budget was spent in the Planning, development and transportation area, and \$1.1 million less than budget was spent in the Community services area.

Capital and Lease Assets and Debt Administration

Capital and Lease Assets. The City’s investment in capital assets for its governmental and business-type activities as of December 31, 2025, amounted to \$2.0 billion (net of accumulated depreciation). This was an increase of \$64.5 million (3%) This investment in capital assets includes land, water rights, buildings and improvements, machinery, equipment, and light and power, water, wastewater, and storm drainage infrastructure as well as street system infrastructure.

The City has elected to use the modified approach for infrastructure reporting of its street system infrastructure. The City utilizes a third party to perform comprehensive pavement condition surveys every 3 years, and supplements this data with detailed annual maintenance records as inputs for calculating the annual pavement condition index rating. The calculations adhere to American Society for Testing and Materials (ATSM) standards for roads and parking lots established in 1999 (D6433-20). Results of the the most recent assessment were calculated in June, 2025 using survey information from 2024 and detailed maintenance records from 2023 and 2024. The result is a Pavement Condition Index (PCI) that meets the City's goal of providing a level of service B rating. For 2025, the City spent \$18.1 million on its street maintenance program as compared to \$19.5 million budgeted. The budget equating to the asset management system estimate needed to maintain streets at Level of Service B. For more detailed information, see section I of the Required Supplementary Information on pages 103-104 of this report.

Capital Assets Net of Depreciation

as of December 31

(amounts expressed in thousands, totals may not add due to rounding)

	Governmental		Business-type		Total	
	Activities		Activities		Primary Government	
	2025	2024	2025	2024	2025	2024
Land, rights of way, water rights, other	\$ 311,425	\$ 300,157	\$ 78,438	\$ 75,581	\$ 389,863	\$ 375,738
Street system infrastructure	448,126	438,417	—	—	448,126	438,417
Construction in progress	47,216	34,267	128,211	104,409	175,427	138,676
Infrastructure	11,562	12,176	—	—	11,562	12,176
Buildings and improvements	104,604	102,278	103,925	102,531	208,529	204,809
Improvements other than buildings	102,920	111,264	477,267	476,232	580,187	587,496
Infrastructure/fiber optics	—	—	118,413	117,967	118,413	117,967
Machinery and equipment	45,331	42,688	29,794	27,458	75,125	70,146
Right to use lease assets	3,691	971	240	85	3,931	1,056
Right to use SBITA	3,618	3,933	1,491	1,314	5,109	5,247
Total capital assets	\$ 1,078,493	\$ 1,046,151	\$ 937,779	\$ 905,577	\$ 2,016,272	\$ 1,951,728

Major capital improvements during this fiscal year included the following:

Governmental Activities

College & Trilby Intersections	\$	4.8 million
Siphon Pedestrian Overpass		4.8 million
Laporte Multimodal		2.8 million
ADA Pedestrian Sidewalk Improvements		1.2 million
Southeast Community Center		0.9 million

Business Activities

Light & Power Fund	\$	30.9 million
Water Fund		10.4 million
Stormwater Fund		19.4 million
Wastewater Fund		6.8 million
Utility CS&A Fund		0.5 million

Additional information on the City’s capital assets can be found in Note III.C on pages 74-75 of this report.

Long-term debt. At the end of the current fiscal year, the City had total debt outstanding of \$290.0 million (bonds, certificates of participation, financed purchases, etc.). This was a decrease of \$2.6 million compared with 2024, with payment of outstanding debt being the primary driver. Of the outstanding amount, \$233.0 million represents bonds secured by specified revenue sources. The remaining \$57.0 million represents debt primarily secured by facilities or equipment being financed by certificates of participation, assignment of lease payments or other collateralized financial arrangements.

Outstanding Debt

as of December 31

(amounts expressed in thousands, totals may not add due to rounding)

	Governmental Activities		Business-type Activities		Total Primary Government	
	2025	2024	2025	2024	2025	2024
Revenue bonds	\$ 16,385	\$ 8,030	\$ 216,625	\$ 225,658	\$ 233,010	\$ 233,688
Certificates of participation	27,575	31,260	3,920	4,155	31,495	35,415
Assignment of lease payments	—	—	—	—	—	—
Financed purchases	11,006	10,492	1,094	967	12,100	11,459
Direct placement and other	1,850	2,740	3,973	4,532	5,823	7,272
Lease and SBITA liabilities	6,033	3,501	1,526	1,246	7,559	4,747
Total outstanding debt	<u>\$ 62,849</u>	<u>\$ 56,023</u>	<u>\$ 227,138</u>	<u>\$ 236,558</u>	<u>\$ 289,987</u>	<u>\$ 292,581</u>

Additional information on the City’s long-term obligations can be found in Note III.E on pages 77-88 of this report.

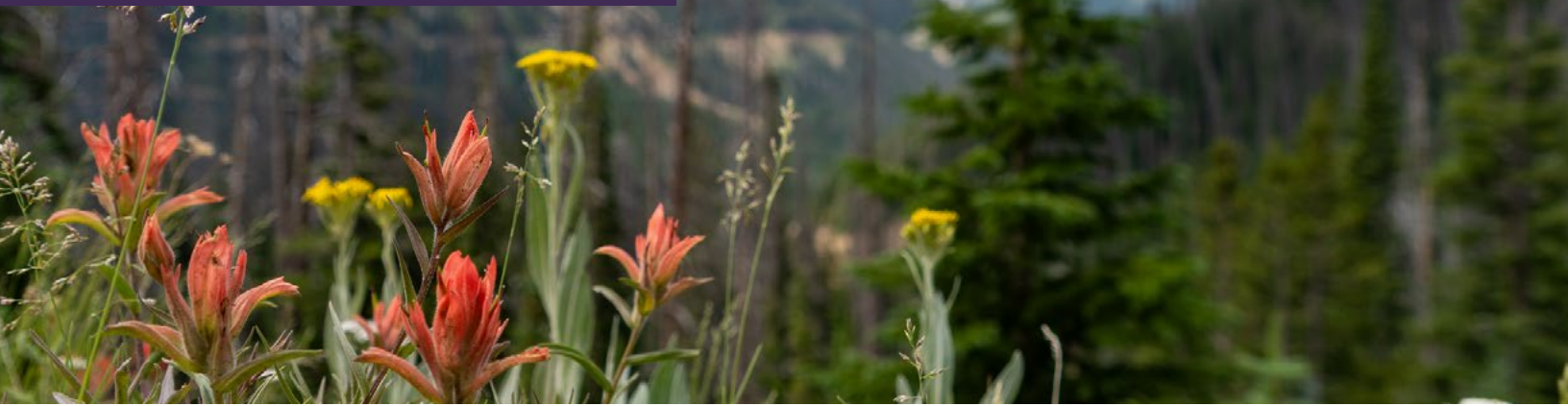
Requests for Information

The City’s financial statements are designed to provide users with a general overview of the City’s finances and to demonstrate the City’s accountability. Questions concerning any of the information presented in this report or requesting additional information should be sent to the Accounting Director’s attention at the following address:

Deputy Chief Financial Officer
 215 North Mason Street 2nd Floor
 PO Box 580
 Fort Collins, CO 80522-0580

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BASIC FINANCIAL STATEMENTS



BASIC FINANCIAL STATEMENTS

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**STATEMENT OF NET POSITION
DECEMBER 31, 2025**

	Primary Government -- City of Fort Collins			
	Governmental Activities	Business-type Activities	Total	Component Unit
ASSETS				
Cash and cash equivalents	\$ 28,865,361	\$ 26,089,197	\$ 54,954,558	\$ 1,902,080
Investments	287,814,014	260,799,084	548,613,098	17,113,597
Receivables:				
Property taxes	45,784,867	-	45,784,867	10,831,761
Sales and use taxes	23,664,603	-	23,664,603	-
Accounts, net	5,205,316	30,549,988	35,755,304	122,657
Notes and leases	4,712,004	5,650,805	10,362,809	-
Interest	2,620,923	2,759,269	5,380,192	155,161
Prepaid	2,051,971	8,799,501	10,851,472	-
Internal Balances	37,718,860	(37,718,860)	-	-
Due from other governments	9,890,924	229,506	10,120,430	-
Inventories of materials and supplies	839,048	12,414,795	13,253,843	-
Inventory of real property held for resale	3,033,939	-	3,033,939	135,464
Restricted cash and cash equivalents	9,814,728	236,410	10,051,138	-
Restricted amounts within pooled investments	125,000	43,536,219	43,661,219	-
Investment in joint venture	17,518,675	-	17,518,675	-
Capital assets:				
Capital assets (non-depreciable)	806,766,178	206,649,509	1,013,415,687	2,528,747
Right to use lease assets (net of amortization)	3,690,675	240,283	3,930,958	84,193
Right to use SBITA (net of amortization)	3,617,966	1,490,866	5,108,832	-
Capital assets (net of accumulated depreciation)	264,417,049	729,398,735	993,815,784	1,667,034
Total assets	1,558,152,101	1,291,125,307	2,849,277,408	34,540,694
DEFERRED OUTFLOWS OF RESOURCES				
Deferred loss on refunding	37,298	342,892	380,190	-
Total assets and deferred outflows of resources	1,558,189,399	1,291,468,199	2,849,657,598	34,540,694
LIABILITIES				
Accounts payable	18,589,085	24,509,600	43,098,685	513,666
Interest payable	197,285	869,976	1,067,261	6,235
Wages payable	3,415,272	1,692,655	5,107,927	28,872
Due to other governments	309,039	-	309,039	-
Unearned revenue	4,995,393	6,121,398	11,116,791	-
Deposits held	397,333	41,819	439,152	-
Remediation claims payable	186,596	-	186,596	-
Non-current liabilities				
Due within one year	26,902,420	15,623,624	42,526,044	436,671
Due in more than one year	61,801,476	231,003,858	292,805,334	1,793,744
Total liabilities	116,793,899	279,862,930	396,656,829	2,779,188
DEFERRED INFLOWS OF RESOURCES				
Levied for following year - property taxes	45,784,867	-	45,784,867	10,831,761
Deferred inflows from leases	1,408,557	97,747	1,506,304	-
Other pension-related items	2,644,393	2,523,744	5,168,137	-
Total deferred inflows of resources	49,837,817	2,621,491	52,459,308	10,831,761
Total liabilities and deferred inflows of resources	166,631,716	282,484,421	449,116,137	13,610,949
NET POSITION				
Net investment in capital assets	1,011,898,337	737,264,586	1,749,162,923	4,069,073
Restricted for:				
Debt service	4,605,680	-	4,605,680	274,157
Capital Projects	53,988,110	-	53,988,110	-
Climate Programs	6,831,620	-	6,831,620	-
Parks, Recreation and Natural Areas	53,118,046	-	53,118,046	-
Street Maintenance & Transit	6,625,759	-	6,625,759	-
Urban Renewal	12,383,832	-	12,383,832	-
Emergencies	10,627,167	-	10,627,167	-
Other	5,462,007	-	5,462,007	-
Unrestricted	226,017,125	271,719,192	497,736,317	16,586,515
Total Net Position	\$ 1,391,557,683	\$ 1,008,983,778	\$ 2,400,541,461	\$ 20,929,745

The notes to the financial statements are an integral part of this statement.

**STATEMENT OF ACTIVITIES
FOR THE YEAR ENDED DECEMBER 31, 2025**

	Program Revenues			
	Expenses	Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions
<u>FUNCTIONS/ PROGRAM ACTIVITIES:</u>				
Primary Government:				
Governmental Activities:				
General government	\$ 59,839,400	\$ 12,992,184	\$ 5,359,995	\$ 1,777,100
Public safety	114,549,113	4,093,492	2,984,234	1,726,226
Culture, parks, recreation and natural areas	65,782,490	16,008,862	2,148,665	11,983,687
Planning and development	31,752,910	3,834,232	1,747,340	-
Transportation	79,557,508	19,615,557	1,154,430	17,679,190
Interest on long-term debt	2,181,768	-	-	-
Total Governmental Activities	353,663,189	56,544,327	13,394,664	33,166,203
Business-type Activities:				
Electric and Telecommunications	197,726,804	198,765,677	203,343	6,669,276
Water	41,323,597	38,408,459	54,056	1,732,670
Wastewater	28,614,047	24,324,456	-	1,834,211
Storm Drainage	20,375,455	23,748,660	-	1,520,577
Golf	5,533,789	4,018,410	-	21,335
Total Business-type Activities	293,573,692	289,265,662	257,399	11,778,069
Total Primary Government	647,236,881	345,809,989	13,652,063	44,944,272
Component Unit:				
Tourism Improvement District	1,737,558	-	-	-
Downtown Development Authority	7,136,685	161,926	85,287	-
Total component units	\$ 8,874,243	\$ 161,926	\$ 85,287	\$ -

The notes to the financial statements are an integral part of this statement.

Net (Expense) Revenue and Changes in Net Position

Primary Government - City of Fort Collins				
Governmental Activities	Business-type Activities	Total	Component Unit	
\$ (39,710,121)	\$	\$ (39,710,121)		
(105,745,161)		(105,745,161)		
(35,641,276)		(35,641,276)		
(26,171,338)		(26,171,338)		
(41,108,331)		(41,108,331)		
(2,181,768)		(2,181,768)		
<u>(250,557,995)</u>		<u>(250,557,995)</u>		
	7,911,492	7,911,492		
	(1,128,412)	(1,128,412)		
	(2,455,380)	(2,455,380)		
	4,893,782	4,893,782		
	(1,494,044)	(1,494,044)		
-	7,727,438	7,727,438		
<u>(250,557,995)</u>	<u>7,727,438</u>	<u>(242,830,557)</u>		
			(1,737,558)	
			<u>(6,889,472)</u>	
			<u>(8,627,030)</u>	
General Revenues				
Sales & use taxes	211,760,132	-	211,760,132	-
Property taxes	42,328,950	-	42,328,950	9,788,368
Occupational privilege taxes	2,237,608	-	2,237,608	-
Lodging taxes	2,568,503	-	2,568,503	1,825,956
Intergovernmental not restricted to programs	31,420,297	-	31,420,297	-
Investment Earnings	16,009,795	17,183,255	33,193,050	956,784
Miscellaneous	6,666,273	26,812,962	33,479,235	742,520
Transfers	3,715,322	(3,715,322)	-	-
Total general revenues and transfers	<u>316,706,880</u>	<u>40,280,895</u>	<u>356,987,775</u>	<u>13,313,628</u>
Changes in Net Position	66,148,885	48,008,333	114,157,218	4,686,598
Net Position --January 1	1,325,408,798	960,975,445	2,286,384,243	16,243,147
Net Position --December 31	<u>\$ 1,391,557,683</u>	<u>\$ 1,008,983,778</u>	<u>\$ 2,400,541,461</u>	<u>\$ 20,929,745</u>

**GOVERNMENTAL FUNDS
BALANCE SHEET
DECEMBER 31, 2025**

	Primary Government					
	General	Trans- portation Services	Capital Projects	Urban Renewal Authority	Total Non Major Governmental	Total Governmental
ASSETS						
Cash and cash equivalents	\$ 3,018,134	\$ 440,558	\$ 80,048	\$ 721,200	\$ 17,911,104	\$ 22,171,044
Investments	50,862,395	4,780,857	953,325	8,618,313	191,567,190	256,782,080
Receivables						
Property taxes	35,731,644	-	-	9,620,058	433,165	45,784,867
Sales and use taxes	17,947,055	1,301,496	-	-	4,416,052	23,664,603
Accounts, net	1,196,705	1,444,897	-	1,903	1,586,952	4,230,457
Lease	1,330,721	-	-	3,220,000	161,283	4,712,004
Interest	462,545	43,312	8,643	77,873	1,736,885	2,329,258
Prepaid items	520,117	44,794	-	-	184,740	749,651
Due from other governments	689,530	-	8,943,481	-	257,913	9,890,924
Inventory of real property held for resale	3,033,939	-	-	-	-	3,033,939
Restricted - cash and cash equivalents	16,167	-	-	4,605,680	-	4,621,847
Restricted - investments	125,000	-	-	-	-	125,000
Total Assets	114,933,952	8,055,914	9,985,497	26,865,027	218,255,284	378,095,674
LIABILITIES						
Accounts payable, accruals, and other	6,181,916	772,257	5,198,161	245,378	4,641,082	17,038,794
Wages payable	1,491,444	373,474	19,074	10,079	976,770	2,870,841
Due to other governments	302,402	6,528	-	-	109	309,039
Unearned revenue	3,121,333	238,720	110,148	-	1,525,192	4,995,393
Deposits held	78,862	-	-	-	318,471	397,333
Total Liabilities	11,175,957	1,390,979	5,327,383	255,457	7,461,624	25,611,400
DEFERRED INFLOWS OF RESOURCES						
Levied for following year - property taxes	35,731,644	-	-	9,620,058	433,165	45,784,867
Unavailable revenue - other	1,140,944	20,789	8,611,035	-	11,213	9,783,981
Deferred inflows from leases	1,253,695	-	-	-	154,862	1,408,557
Total Deferred Inflows of Resources	38,126,283	20,789	8,611,035	9,620,058	599,240	56,977,405
Total Liabilities and Deferred Inflows of Resources	49,302,240	1,411,768	13,938,418	9,875,515	8,060,864	82,588,805
FUND BALANCES						
Nonspendable	3,679,056	44,794	-	-	184,740	3,908,590
Restricted	12,264,340	985,944	-	16,989,512	123,402,425	153,642,221
Committed	966,506	1,587,611	-	-	77,609,414	80,163,531
Assigned	44,673,461	4,025,797	-	-	8,997,841	57,697,099
Unassigned	4,048,349	-	(3,952,921)	-	-	95,428
Total Fund Balances	65,631,712	6,644,146	(3,952,921)	16,989,512	210,194,420	295,506,869
Total Liabilities, Deferred Inflows of Resources and Fund Balances	\$ 114,933,952	\$ 8,055,914	\$ 9,985,497	\$ 26,865,027	\$ 218,255,284	\$ 378,095,674

The notes to the financial statements are an integral part of this statement.

**RECONCILIATION OF THE BALANCE SHEET OF
GOVERNMENTAL FUNDS TO THE STATEMENT OF NET POSITION
DECEMBER 31, 2025**

Amounts reported for governmental activities in the statement of net position (page 33) are different because:

Total fund balances - governmental funds (page 36)	\$ 295,506,869
Capital assets of \$1,334,214,825 net of accumulated depreciation of \$286,225,337 used in governmental activities are not financial resources, therefore, are not reported in the funds.	1,047,989,488
Right to use leased assets used in governmental activities are not financial resources and therefore are not reported in the funds.	
Right to use assets at historical cost of \$4,841,546 less accumulated amortization of \$1,154,122	3,687,424
Right to use subscription based IT assets used in governmental activities are not financial resources and therefore not reported in the funds.	
Right to use assets at historical cost of \$3,638,484 less accumulated amortization of \$1,301,672	2,336,812
City's joint venture equity interest in Fort Collins/Loveland Airport.	17,518,675
Other receivables are not available to pay for current-period expenditures and, therefore, are reported as a deferred inflow of resources in the funds.	9,783,980
Pollution remediation settlement funding offsetting obligation claims payable	186,696
Internal service fund allocated to business type activities	37,718,861
Long-term liabilities are not due and payable in the current period and therefore are not reported in funds:	
Bonds payable	(16,385,000)
Certificates of Participation	(27,070,000)
Premium	(2,685,278)
Lease liabilities	(3,860,797)
Subscription based IT liabilities	(1,803,584)
Deferred loss on refunding, net of deferred gain	37,298
Interest payable	(162,332)
Compensated absences	(11,969,240)
Net pension liability	(207,848)
Claims payable	(186,596)
	(64,293,377)
Deferred inflow of resources, other pension-related items	(2,273,115)
Internal service funds are used by management to charge the costs of certain activities to individual funds. Except for the utility customer service and administrative fund, the assets/deferred outflows of resources and liabilities/deferred inflows of resources of the internal service funds are included in the governmental activities in the statement of net position.	43,395,370
Net position of governmental activities (page 33)	\$ 1,391,557,683

The notes to the financial statements are an integral part of this statement

GOVERNMENTAL FUNDS
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
FOR THE YEAR ENDED DECEMBER 31, 2025

	Primary Government					Total Governmental
	General	Transportation Services	Capital Projects	Urban Renewal Authority	Total Non Major Governmental	
REVENUES						
Taxes	\$ 193,544,368	\$ 11,332,223	\$ -	\$ 8,327,595	\$ 45,691,007	\$ 258,895,193
Licenses and permits	2,980,287	263,792	-	-	-	3,244,079
Intergovernmental	23,564,412	9,738,518	7,654,669	-	20,059,427	61,017,026
Fees and charges for services	13,914,489	6,475,401	-	-	38,815,254	59,205,144
Fines and forfeitures	3,911,597	-	-	-	1,319,799	5,231,396
Earnings on investments	3,090,084	398,923	15,790	802,882	9,867,160	14,174,839
Miscellaneous revenue	2,634,022	673,463	32,380	-	3,181,691	6,521,556
Total Revenues	243,639,259	28,882,320	7,702,839	9,130,477	118,934,338	408,289,233
EXPENDITURES						
Current						
Police services	67,968,592	-	-	-	-	67,968,592
Financial services	7,693,368	-	-	-	803	7,694,171
Community services	19,412,422	-	1,073,781	-	31,898,743	52,384,946
Planning, development and transportation	13,708,761	39,865,262	4,323,276	-	25,541,713	83,439,012
Executive, legislative, and judicial	15,031,086	-	-	-	-	15,031,086
Information and employee services	25,087,916	-	1,101,266	-	-	26,189,182
Sustainability services	11,682,955	-	-	4,713,065	1,469,860	17,865,880
Other	336,654	-	-	-	-	336,654
Climate programs	-	-	-	-	1,999,878	1,999,878
Transit System	-	-	-	-	3,031,698	3,031,698
Parks & Recreation facilities	-	-	-	-	1,226,574	1,226,574
Fire protection	40,669,398	-	-	-	-	40,669,398
Capital outlay	11,286,390	1,656,159	17,498,187	8,374,063	16,107,208	54,922,007
Debt service						
Principal	1,590,518	9,115	-	1,955,000	4,551,594	8,106,227
Interest and debt service costs	159,985	473	-	516,250	1,138,467	1,815,175
Total Expenditures	214,628,045	41,531,009	23,996,510	15,558,378	86,966,538	382,680,480
Excess of Revenues Over (Under) Expenditures	29,011,214	(12,648,689)	(16,293,671)	(6,427,901)	31,967,800	25,608,753
OTHER FINANCING SOURCES (USES)						
Transfers in	1,998,118	10,847,397	16,292,377	-	30,205,945	59,343,837
Transfers out	(43,001,235)	(2,561,137)	(577,304)	-	(22,078,533)	(68,218,209)
Debt						
Debt issued - face value	-	-	-	14,510,000	-	14,510,000
Premium on debt	-	-	-	673,340	-	673,340
Debt refunding	-	-	-	(4,200,000)	-	(4,200,000)
Sale of capital assets	516,000	63,725	-	-	789,052	1,368,777
Leases Issued	3,994,083	-	-	-	5,881	3,999,964
Subscriptions Issued	1,442,708	-	-	-	1,775	1,444,483
Total Other Financing Sources (Uses)	(35,050,326)	8,349,985	15,715,073	10,983,340	8,924,120	8,922,192
Net Changes in Fund Balances	(6,039,112)	(4,298,704)	(578,598)	4,555,439	40,891,920	34,530,945
Fund Balances - January 1	71,670,824	10,942,850	(3,374,323)	12,434,073	169,302,500	260,975,924
Fund Balances - December 31	<u>\$ 65,631,712</u>	<u>\$ 6,644,146</u>	<u>\$ (3,952,921)</u>	<u>\$ 16,989,512</u>	<u>\$ 210,194,420</u>	<u>\$ 295,506,869</u>

The notes to the financial statements are an integral part of this statement.

**RECONCILIATION OF THE STATEMENT OF REVENUES,
EXPENDITURES AND CHANGES IN FUND BALANCES (DEFICIT) OF GOVERNMENTAL FUNDS
TO THE STATEMENT OF ACTIVITIES
FOR THE YEAR ENDED DECEMBER 31, 2025**

Amounts reported for governmental activities in the statement of activities (page 34-35) are different because:

Net change in fund balances - total governmental funds (page 38)	\$	34,530,945
Governmental funds report capital outlays as expenditures. However, in the statement of activities, the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense. This is the amount by which capital outlays, \$47,919,398, exceeded depreciation, \$18,067,996, in the current period.		29,851,402
The net effect of disposal of capital assets		
Disposal	(577,955)	(577,955)
Right to use lease asset capital outlay expenditures which were capitalized	3,999,964	
Amortization expense for right to use lease assets	<u>(965,384)</u>	3,034,580
Right to use subscription based IT asset capital outlay expenditures which were capitalized	1,444,483	
Amortization expense for right to use subscription based IT assets	<u>(861,277)</u>	583,206
Gain/Loss for early termination of Leases & SBITA assets		(127,213)
Revenues in the statement of activities that do not provide current financial resources are not reported as revenues in the governmental funds.		1,850,237
The issuance of long-term debt (e.g., bonds, leases) provides current financial resources to the governmental funds. However, issuing debt increases long-term liabilities on the statement of net position, so this transaction has no effect on net position. Also, governmental funds report the effect of premiums, discounts, and similar items as expenditures in the period when the debt is created. However, these amounts are deferred and amortized in the statement of activities.		
Principal payments	6,390,000	
Debt refunded	4,200,000	
Debt issued	(14,510,000)	
Amortization of premium and deferred amount of refunding (net)	(500,124)	
Lease payments	412,163	
Subscription based IT payments	660,762	
Leases Payable Issued	(3,409,107)	
Subscription based IT payable issued	(1,010,609)	
Gain/Loss for early termination of Leases & SBITA payables	(381,428)	
Interest expense	<u>(18,118)</u>	(8,166,461)
In the statement of activities, certain expenses - compensated absences, other post-employment benefits and pension expense - are measured by the amounts incurred during the year. In the governmental funds, however, expenditure for these items are measured by the amount of financial resources used or due (essentially, the amounts actually paid). These amounts represent the net effect of compensated absences, other post-employment benefits and pension-related amounts on the statement of activities.		
Change in net pension liability	2,537,642	
Change in compensated absences	<u>(991,507)</u>	1,546,135
Expenses in Statement of Activities related to City's Equity in Joint Venture		
Change in Non-Capital Equity position in Fort Collins/Loveland Airport		(926,999)
Change in present value of known pollution remediation obligation expense		103,035
Pollution remediation settlement offsetting recognized obligation expenses		186,696
Change in deferred inflow/outflow of resources, other pension-related items		(1,494,984)
Allocation of internal service fund net position to business type activities		3,646,771
Internal service funds are used by management to charge the costs of certain activities to individual funds. Except for the utility customer service and administrative fund, the net revenue of the internal service funds is reported with the governmental activities.		<u>2,109,490</u>
Change in net position of governmental activities (pages 34-35)	\$	<u>66,148,885</u>

The notes to the financial statements are an integral part of this statement.

**GENERAL FUND (CONSOLIDATED)
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Original Budget</u>	<u>Final Budget</u>	<u>Variance</u>
REVENUES				
Programs				
Taxes	\$ 193,544,369	\$ 192,307,512	\$ 192,307,512	\$ 1,236,857
Licenses and permits	2,980,287	3,127,580	3,127,580	(147,293)
Intergovernmental	19,464,510	19,442,748	19,615,746	(151,236)
Fees and charges for services	13,914,490	12,816,209	13,443,320	471,170
Fines and forfeitures	3,911,597	6,089,163	6,101,731	(2,190,134)
Earnings on investments	3,090,083	2,917,482	2,917,482	172,601
Miscellaneous revenue	2,535,563	1,467,363	2,365,954	169,609
Proceeds from issuance of long-term debt	5,436,791	-	-	5,436,791
Transfers	3,126,791	3,098,824	3,185,126	(58,335)
Projects				
Intergovernmental	39,178,005	-	23,494,483	15,683,522
Miscellaneous revenue	1,174,757	-	1,229,510	(54,753)
Transfers	2,456,592	-	2,482,704	(26,112)
Total Revenues	<u>290,813,835</u>	<u>241,266,881</u>	<u>270,271,148</u>	<u>20,542,687</u>
EXPENDITURES				
Programs (fund level of budgetary control)				
Community services	18,840,651	19,227,086	19,947,332	1,106,681
Information and employee services	24,934,744	26,831,833	30,081,113	5,146,369
Executive, legislative, and judicial	14,143,611	13,095,355	14,390,014	246,403
Financial services	6,849,780	6,946,431	6,961,432	111,652
Fire protection	40,669,398	40,679,635	40,679,635	10,237
Museum operations	1,152,698	1,261,651	1,261,651	108,953
Other	51,647,477	49,524,908	49,675,890	(1,971,587)
Planning, development and transportation	12,262,165	13,020,277	13,431,086	1,168,921
Police services	71,058,138	66,703,308	69,145,626	(1,912,512)
Sustainability services	9,525,059	9,975,949	11,367,817	1,842,758
Projects (project level of budgetary control)				
Community services	274,833	-	280,760	5,927
Information and employee services	3,617,895	900,000	4,234,537	616,642
Executive, legislative, and judicial	9,054,145	-	9,015,690	(38,455)
Financial services	25,732,304	19,927,644	28,118,973	2,386,669
Planning, development and transportation	2,805,157	175,000	8,174,695	5,369,538
Police services	677,402	-	1,250,855	573,453
Sustainability services	4,328,789	3,412,024	7,390,030	3,061,241
Total Expenditures	<u>297,574,246</u>	<u>271,681,101</u>	<u>315,407,136</u>	<u>17,832,890</u>
Excess of revenues over (under) expenditures	<u>\$ (6,760,411)</u>	<u>\$ (30,414,220)</u>	<u>\$ (45,135,988)</u>	<u>\$ 38,375,577</u>
RECONCILIATION TO GAAP BASIS				
Prior Years' Project Expenses	38,816,289	17,174,942	42,773,822	
Prior Years' Project Revenues	(38,094,991)			
Eliminated Intrafund Transfers-out	1,128,673			
Eliminated Intrafund Transfers-in	(1,128,673)			
Total Reconciling Items	<u>721,298</u>	<u>17,174,942</u>	<u>42,773,822</u>	
Current fiscal year budget		<u>\$ 254,506,159</u>	<u>\$ 272,633,314</u>	
Net Change in Fund Balances	(6,039,113)			
Fund Balances--January 1	<u>71,670,823</u>			
Fund Balances--December 31	<u>\$ 65,631,710</u>			

The notes to the financial statements are an integral part of this statement.

**TRANSPORTATION SERVICES FUND
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Original Budget</u>	<u>Final Budget</u>	<u>Variance</u>
REVENUES				
Programs				
Earnings on investments	\$ 398,924	\$ 392,555	\$ 392,555	\$ 6,369
Fees and charges for services	6,475,402	7,679,903	7,804,903	(1,329,501)
Intergovernmental	9,698,518	9,292,284	9,292,284	406,234
Licenses and permits	263,792	237,000	237,000	26,792
Miscellaneous revenue	678,273	25,000	925,581	(247,308)
Sale of capital assets	58,914	-	-	58,914
Taxes	11,332,223	11,028,001	11,028,001	304,222
Transfers	10,847,397	12,632,361	12,811,361	(1,963,964)
Projects				
Intergovernmental	614,983	-	1,015,201	(400,218)
Miscellaneous revenue	50,000	-	50,000	-
Transfers	132,851	-	132,851	-
Total Revenues	<u>40,551,277</u>	<u>41,287,104</u>	<u>43,689,737</u>	<u>(3,138,460)</u>
EXPENDITURES				
Programs (fund level of budgetary control)				
Engineering	3,281,013	3,508,143	3,550,574	269,561
FC Moves	1,817,662	1,813,756	1,890,142	72,480
Capital Improvements	59,601	-	150,000	90,399
PDT Administration	2,073,735	347,749	1,216,538	(857,197)
Streets	30,367,221	31,529,823	33,797,849	3,430,628
Traffic	5,815,919	6,780,400	7,157,474	1,341,555
Transfers	499,941	1,401,697	3,000,861	2,500,920
Projects (project level of budgetary control)				
FC Moves	833,765	411,000	1,285,773	452,008
Streets	179,252	250,000	250,000	70,748
Transportation Grants	310,125	-	362,933	52,808
Traffic capital improvements		187,500	-	-
Total Expenditures	<u>45,238,234</u>	<u>46,230,068</u>	<u>52,662,144</u>	<u>7,423,910</u>
Excess of revenues over (under) expenditures	<u>\$ (4,686,957)</u>	<u>\$ (4,942,964)</u>	<u>\$ (8,972,407)</u>	<u>\$ 4,285,450</u>
RECONCILIATION TO GAAP BASIS				
Prior Years' Project Expenses	1,146,087	637,500	1,504,428	
Prior Years' Project Revenues	(757,834)			
Total Reconciling Items	<u>388,253</u>	<u>637,500</u>	<u>1,504,428</u>	
Current fiscal year budget		<u>\$ 45,592,568</u>	<u>\$ 51,157,716</u>	
Net Change in Fund Balances	(4,298,704)			
Fund Balances--January 1	<u>10,942,850</u>			
Fund Balances--December 31	<u>\$ 6,644,146</u>			

The notes to the financial statements are an integral part of this statement.

URBAN RENEWAL AUTHORITY (CONSOLIDATED)
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCE (DEFICIT)--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Original Budget</u>	<u>Final Budget</u>	<u>Variance</u>
REVENUES				
Programs				
Taxes	\$ 8,327,595	\$ 7,775,620	\$ 7,775,620	\$ 551,975
Earnings on investments	802,883	167,754	216,161	586,722
Total Revenues	<u>9,130,478</u>	<u>7,943,374</u>	<u>7,991,781</u>	<u>1,138,697</u>
EXPENDITURES				
Programs (fund level of budgetary control)				
Capital Outlay	413,468	553,638	553,638	140,170
Debt & other uses	11,736,390	1,129,825	15,693,986	3,957,596
Other	452,693	529,716	804,716	352,023
Other purchased services	2,955,828	2,971,917	3,571,917	616,089
Total Expenditures	<u>15,558,379</u>	<u>5,185,096</u>	<u>20,624,257</u>	<u>5,065,878</u>
Excess of revenues over (under) expenditures	(6,427,901)	<u>\$ 2,758,278</u>	<u>\$ (12,632,476)</u>	<u>\$ 6,204,575</u>
RECONCILIATION TO GAAP BASIS				
Proceeds from issuance of bonds - face value	14,510,000			
Premium on bonds issued	673,340			
Refunding of debt	(4,200,000)			
Total Reconciling Items	<u>10,983,340</u>			
Net Change in Fund Balance	4,555,439			
Fund Balance--January 1	<u>12,434,073</u>			
Fund Balance --December 31	<u>\$ 16,989,512</u>			

The notes to the financial statements are an integral part of this statement.

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**PROPRIETARY FUNDS
STATEMENT OF NET POSITION
DECEMBER 31, 2025**

	Electric & Telecommunications	Water	Wastewater	Storm Drainage
ASSETS				
Current Assets				
Cash and cash equivalents	\$ 8,158,597	\$ 6,438,810	\$ 3,985,454	\$ 5,166,935
Investments	70,894,947	78,734,231	48,253,556	47,704,601
Receivables				
Accounts, net	21,829,028	3,257,373	3,057,213	2,291,638
Note receivable - ST	696,234	-	-	-
Interest	909,238	713,847	437,493	560,773
Prepaid item	136,867	15,232	59,818	-
Due from other governments	163,082	66,424	-	-
Inventories of materials and supplies	12,414,795	-	-	-
Total Current Assets	115,202,788	89,225,917	55,793,534	55,723,947
Non-Current Assets				
Restricted - cash and cash equivalents	-	-	-	-
Restricted amounts within pooled investments	29,390,020	-	-	14,146,199
Land, water rights, other	1,941,954	60,992,996	3,443,231	9,178,978
Buildings, improvements and equipment	572,963,629	373,238,359	286,905,412	185,443,971
Accumulated depreciation and amortization	(286,995,303)	(194,179,193)	(149,605,565)	(67,546,204)
Construction in progress	23,010,409	39,199,634	24,669,082	41,331,915
Note receivable	4,954,571	-	-	-
Right to use Lease	206,851	4,107	1,210	-
Right to use SBITA	1,002,205	-	-	-
Total Non-Current Assets	346,474,336	279,255,903	165,413,370	182,554,859
Total Assets	461,677,124	368,481,820	221,206,904	238,278,806
DEFERRED OUTFLOWS OF RESOURCES				
Unamort Gain/Loss Refund - LT	-	-	342,892	-
Total Deferred Outflows of Resources	-	-	342,892	-
Total Assets and Deferred Outflows of Resources	461,677,124	368,481,820	221,549,796	238,278,806
LIABILITIES				
Current Liabilities				
Accounts payable	13,442,055	1,734,840	1,437,616	6,839,755
Interest payable	688,008	433	18,342	144,978
Wages payable	632,075	334,032	215,171	105,493
Compensated absences	1,501,552	744,078	474,044	286,152
Bonds payable - ST	6,869,544	38,229	2,371,609	1,391,104
Claims payable	-	-	-	-
Financed purchases & bond obligations - ST	-	-	-	-
Leases payable - ST	7,825	3,385	1,071	-
SBITA Payable - ST	389,124	-	-	-
Long term obligations - ST	564,723	-	-	-
Unearned revenue	866,741	5,254,657	-	-
Total Current Liabilities	24,961,647	8,109,654	4,517,853	8,767,482
Non-Current Liabilities				
Net pension liability	40,368	60,075	58,094	17,295
Bonds payable - LT	179,370,657	112,089	5,048,213	36,519,935
Notes payable - LT	3,408,373	-	-	-
Claims payable	-	-	-	-
Leases payable - LT	205,566	572	90	-
Financed purchases & bond obligations - LT	-	-	-	-
SBITA payable - LT	487,721	-	-	-
Deposits held	-	7,977	33,842	-
Total Non-Current Liabilities	183,512,685	180,713	5,140,239	36,537,230
Total Liabilities	208,474,332	8,290,367	9,658,092	45,304,712
DEFERRED INFLOWS OF RESOURCES				
Deferred inflows from leases	97,747	-	-	-
Other Pension Related Items - DI	441,482	657,006	635,340	189,143
Total Deferred Inflows of Resources	539,229	657,006	635,340	189,143
Total Liabilities and Deferred Inflows of Resources	209,013,561	8,947,373	10,293,432	45,493,855
NET POSITION				
Net investment in capital assets	150,195,386	279,013,196	158,109,184	143,250,114
Unrestricted	102,468,177	80,521,251	53,147,180	49,534,837
Net Position - December 31	\$ 252,663,563	\$ 359,534,447	\$ 211,256,364	\$ 192,784,951

Adjustment to reflect the consolidation of internal service fund net position related to enterprise funds

(Less) Allocation of business-type activities from internal service fund net position

Net position of business-type activities (page 33)

The notes to the financial statements are an integral part of this statement.

<u>Non Major Enterprise Fund Golf</u>	<u>Enterprise Funds</u>	<u>Internal Service Funds</u>
\$ 524,391	\$ 24,274,187	\$ 8,322,676
5,893,242	251,480,577	40,350,442
34,313	30,469,565	1,055,282
-	696,234	-
53,431	2,674,782	376,152
-	211,917	9,889,904
-	229,506	-
-	12,414,795	839,048
<u>6,505,377</u>	<u>322,451,563</u>	<u>60,833,504</u>
236,410	236,410	5,192,881
-	43,536,219	-
2,881,310	78,438,469	30,126
16,509,743	1,435,061,114	54,922,094
(7,845,847)	(706,172,112)	(31,248,793)
-	128,211,040	-
-	4,954,571	-
-	212,168	31,365
-	1,002,205	1,769,815
<u>11,781,616</u>	<u>985,480,084</u>	<u>30,697,488</u>
<u>18,286,993</u>	<u>1,307,931,647</u>	<u>91,530,992</u>
-	342,892	-
-	342,892	-
<u>18,286,993</u>	<u>1,308,274,539</u>	<u>91,530,992</u>
493,715	23,947,981	2,111,910
18,215	869,976	34,953
34,290	1,321,061	916,025
107,781	3,113,607	1,718,395
36,119	10,706,605	21,754
-	-	4,895,923
585,760	585,760	3,655,760
-	12,281	15,777
-	389,124	351,423
-	564,723	-
-	6,121,398	-
<u>1,275,880</u>	<u>47,632,516</u>	<u>13,721,920</u>
9,922	185,754	78,960
394,296	221,445,190	237,486
-	3,408,373	-
-	-	4,703,577
-	206,228	17,678
4,428,519	4,428,519	9,704,966
-	487,721	414,046
-	41,819	-
<u>4,832,737</u>	<u>230,203,604</u>	<u>15,156,713</u>
<u>6,108,617</u>	<u>277,836,120</u>	<u>28,878,633</u>
-	97,747	-
<u>108,508</u>	<u>2,031,479</u>	<u>863,543</u>
<u>108,508</u>	<u>2,129,226</u>	<u>863,543</u>
<u>6,217,125</u>	<u>279,965,346</u>	<u>29,742,176</u>
6,100,512	736,668,392	16,358,475
5,969,356	291,640,801	45,430,341
<u>\$ 12,069,868</u>	<u>1,028,309,193</u>	<u>\$ 61,788,816</u>
	18,393,446	
	(37,718,861)	
	<u>\$ 1,008,983,778</u>	

PROPRIETARY FUNDS
STATEMENT OF REVENUES, EXPENSES
AND CHANGES IN FUND NET POSITION
FOR THE YEAR ENDED DECEMBER 31, 2025

	Electric & Telecommunications	Water	Wastewater	Storm Drainage
OPERATING REVENUES				
Charges for services	\$ 196,953,024	\$ 38,061,511	\$ 27,181,372	\$ 21,007,276
Other revenue	1,536,362	388,884	171,916	8,054
Total Operating Revenues	<u>198,489,386</u>	<u>38,450,395</u>	<u>27,353,288</u>	<u>21,015,330</u>
OPERATING EXPENSES				
Personnel services	20,039,473	11,051,120	7,098,096	3,315,927
Contractual services	20,465,655	10,527,601	5,928,017	3,891,706
Commodities	116,520,708	2,291,759	1,877,272	318,411
Customer service and administrative charges	7,925,241	5,977,454	4,175,883	4,798,861
Other	3,631,009	1,495,007	1,205,938	1,310,623
Depreciation and amortization	20,322,577	9,490,864	7,865,457	4,892,379
Total Operating Expenses	<u>188,904,663</u>	<u>40,833,805</u>	<u>28,150,663</u>	<u>18,527,907</u>
Operating Income (Loss)	<u>9,584,723</u>	<u>(2,383,410)</u>	<u>(797,375)</u>	<u>2,487,423</u>
NONOPERATING REVENUES (EXPENSES)				
Earnings on investments	5,772,617	4,300,156	2,636,946	3,602,627
Intergovernmental	552,482	225,606	-	-
Legal Settlements	10,791,857	4,855,340	3,028,832	2,725,971
Gain (loss) on sale of capital assets	331,143	83,049	36,693	53,611
Interest expense	(7,933,308)	(16,924)	(156,686)	(1,689,550)
Total Nonoperating Revenues (Expenses)	<u>9,514,791</u>	<u>9,447,227</u>	<u>5,545,785</u>	<u>4,692,659</u>
Income (Loss) Before Contributions and Transfers	19,099,514	7,063,817	4,748,410	7,180,082
Capital contributions	6,669,276	1,732,670	1,834,211	1,520,577
Transfers in	1,212,365	143,142	-	138,336
Transfers out	(1,144,824)	(445,907)	(222,313)	(624,161)
Change in Net Position	25,836,331	8,493,722	6,360,308	8,214,834
Net position - beginning of year	<u>226,827,232</u>	<u>351,040,725</u>	<u>204,896,056</u>	<u>184,570,117</u>
Net Position - end of year	<u>\$ 252,663,563</u>	<u>\$ 359,534,447</u>	<u>\$ 211,256,364</u>	<u>\$ 192,784,951</u>

Adjustment to reflect the consolidation of internal service fund net position related to enterprise funds
(Less) Allocation of business-type activities from internal service fund net position
Change in net position of business-type activities (pages 34-35)

The notes to the financial statements are an integral part of this statement.

Non Major Enterprise Fund Golf	Enterprise Funds	Internal Service Funds
\$ 6,765,716	\$ 289,968,899	\$ 84,342,653
29,902	2,135,118	5,524,958
<u>6,795,618</u>	<u>292,104,017</u>	<u>89,867,611</u>
1,641,963	43,146,579	28,198,953
2,210,986	43,023,965	59,839,522
499,227	121,507,377	4,344,360
-	22,877,439	-
258,461	7,901,038	459,474
599,556	43,170,833	5,982,575
<u>5,210,193</u>	<u>281,627,231</u>	<u>98,824,884</u>
<u>1,585,425</u>	<u>10,476,786</u>	<u>(8,957,273)</u>
274,580	16,586,926	2,558,498
-	778,088	-
-	21,402,000	-
16,528	521,024	234,012
(200,076)	(9,996,544)	(521,695)
<u>91,032</u>	<u>29,291,494</u>	<u>2,270,815</u>
1,676,457	39,768,280	(6,686,458)
21,335	11,778,069	30,331
-	1,493,843	13,423,091
(110,077)	(2,547,282)	(3,495,280)
<u>1,587,715</u>	<u>50,492,910</u>	<u>3,271,684</u>
<u>10,482,153</u>	<u>977,816,283</u>	<u>58,517,132</u>
<u>\$ 12,069,868</u>	<u>1,028,309,193</u>	<u>\$ 61,788,816</u>
	1,162,194	
	(3,646,771)	
	<u>\$ 48,008,333</u>	

**STATEMENT OF CASH FLOWS
FOR THE YEAR ENDED DECEMBER 31, 2025**

	Electric and Telecom- munications	Water	Wastewater	Storm Drainage
CASH FLOWS FROM OPERATING ACTIVITIES				
Cash received from customers and users	\$ 197,500,766	\$ 37,595,751	\$ 26,749,103	\$ 20,800,539
Receipts from interfund services provided	-	-	-	-
Cash paid to employees for services	(20,023,345)	(11,210,356)	(7,312,369)	(3,371,493)
Cash paid to other suppliers of goods & services	(148,625,436)	(21,248,460)	(12,812,175)	(10,590,292)
Payments for interfund services used	-	-	-	(166,666)
Other receipts	1,536,362	388,884	171,916	8,054
Net cash provided (used) by operating activities	<u>30,388,347</u>	<u>5,525,819</u>	<u>6,796,475</u>	<u>6,680,142</u>
CASH FLOWS FROM NONCAPITAL FINANCING ACTIVITIES				
Transfers from other funds	1,212,365	143,142	-	138,336
Transfers to other funds	(1,144,824)	(445,907)	(222,313)	(624,161)
Advances from other funds	2,638,396	13,457	-	-
Payment from other funds on advances	(2,638,396)	-	-	-
Legal Settlements	10,791,857	4,855,340	3,028,832	2,725,971
Net cash provided (used) by noncapital financing activities	<u>10,859,398</u>	<u>4,566,032</u>	<u>2,806,519</u>	<u>2,240,146</u>
CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES				
Proceeds from capital debt	-	-	-	-
Capital contributions	6,674,768	1,732,670	1,834,211	1,520,577
Purchases of capital assets	(30,805,701)	(15,999,579)	(8,531,516)	(19,554,061)
Principal paid on capital debt	(6,786,961)	(92,622)	(2,015,000)	(1,015,000)
Interest paid on capital debt	(8,706,283)	(17,867)	(150,173)	(2,005,737)
Leasing payments	(85,022)	-	-	-
Principal paid on lease liabilities	-	(3,310)	(1,048)	-
Interest paid on lease liabilities	-	(123)	(37)	-
SBITA payments	-	-	-	-
Purchases of SBITA	(268,543)	-	-	-
Proceeds on Sale of Capital Assets	331,143	83,054	1,074,046	28,498
Grant proceeds	428,756	159,182	-	-
Net cash (used) by capital and related financing activities	<u>(39,217,843)</u>	<u>(14,138,595)</u>	<u>(7,789,517)</u>	<u>(21,025,723)</u>
CASH FLOWS FROM INVESTING ACTIVITIES				
(Increase)/decrease in pooled investments	(6,455,431)	391,658	(3,692,290)	8,448,913
Investment earning(loss)	5,581,410	4,191,820	2,540,458	3,579,823
Net cash provided (used) by investing activities	<u>(874,021)</u>	<u>4,583,478</u>	<u>(1,151,832)</u>	<u>12,028,736</u>
Net increase (decrease) in cash and cash equivalents	1,155,881	536,734	661,645	(76,699)
Cash and cash equivalents, January 1 (cash & cash equivalents includes cash held by fiscal agent and restricted assets - cash & cash equivalents)	7,002,716	5,902,076	3,323,809	5,243,634
Cash and cash equivalents, December 31 (cash & cash equivalents includes restricted assets - cash & cash equivalents)	<u>\$ 8,158,597</u>	<u>\$ 6,438,810</u>	<u>\$ 3,985,454</u>	<u>\$ 5,166,935</u>
Reconciliation of operating income (loss) to net cash provided (used) by operating activities:				
Operating income (loss)	9,584,724	(2,383,410)	(797,375)	2,487,423
Adjustments to reconcile operating income (loss) to net cash provided by operating activities:				
Depreciation and amortization expense	20,322,576	9,490,864	7,865,456	4,892,379
(Increase) decrease in accounts receivable	374,333	60,574	(432,269)	(206,737)
(Increase) decrease in notes receivable	59,234	-	-	-
(Increase) decrease in inventories	(314,932)	-	-	-
(Increase) decrease in prepaid item	(136,867)	(7,017)	(51,274)	-
(Increase) decrease in pension net deferred inflow of resources	290,354	432,101	417,851	124,397
Increase (decrease) in accounts payable	368,975	(949,622)	426,210	(270,691)
Increase (decrease) in compensated absences payable	91,491	79,303	43,529	27,388
Increase (decrease) in post-emp healthcare obligation	(492,857)	(733,465)	(709,275)	(211,155)
Increase (decrease) in wages payable	127,141	62,825	33,622	3,804
Increase (decrease) in claims payable	-	-	-	-
Increase (decrease) in intergovernmental payable	-	-	-	(166,666)
Increase (decrease) in unearned revenue	114,175	(526,334)	-	-
Net cash provided (used) by operating activities	<u>\$ 30,388,347</u>	<u>\$ 5,525,819</u>	<u>\$ 6,796,475</u>	<u>\$ 6,680,142</u>
Noncash investing, capital, and financing activities:				
Unrealized gain/(loss) on pooled investments	1,748,608	1,430,844	835,141	1,210,509
Gain/Loss on the sale of capital assets	-	-	-	-
Acquisition of right to use lease asset and liability	-	-	-	-
Acquisition of right to use SBITA asset and liability	-	-	-	-
Reconciliation of cash and cash equivalents to statement of net position:				
Cash and cash equivalents	8,158,597	6,438,810	3,985,454	5,166,935
Restricted Assets - cash and cash equivalents	-	-	-	-
	<u>\$ 8,158,597</u>	<u>\$ 6,438,810</u>	<u>\$ 3,985,454</u>	<u>\$ 5,166,935</u>

The notes to the financial statements are an integral part of this statement.

Non Major Enterprise Fund Golf	Total Enterprise Funds	Total Internal Service Funds
\$ 6,811,310	\$ 289,457,469	\$ -
\$ -	-	83,839,921
(1,692,072)	(43,609,635)	(28,272,744)
(3,134,635)	(196,410,998)	(71,182,336)
-	(166,666)	-
29,902	2,135,118	5,524,958
<u>2,014,505</u>	<u>51,405,288</u>	<u>(10,090,201)</u>
-	1,493,843	13,423,091
(110,077)	(2,547,282)	(3,495,280)
-	2,651,853	-
-	(2,638,396)	-
-	21,402,000	-
<u>(110,077)</u>	<u>20,362,018</u>	<u>9,927,811</u>
483,004	483,004	92,594
21,335	11,783,561	30,331
(359,084)	(75,249,941)	(5,597,054)
(562,260)	(10,471,843)	(215,732)
(264,855)	(11,144,915)	(186,952)
-	(85,022)	(1,387)
-	(4,358)	(112)
-	(160)	-
-	(268,543)	(813,030)
-	-	(220,031)
-	1,516,741	234,012
-	587,938	-
<u>(681,860)</u>	<u>(82,853,538)</u>	<u>(6,677,361)</u>
(1,400,246)	(2,707,396)	5,721,348
255,532	16,149,043	2,547,306
<u>(1,144,714)</u>	<u>13,441,647</u>	<u>8,268,654</u>
77,854	2,355,415	1,428,903
682,947	22,155,182	12,086,654
<u>\$ 760,801</u>	<u>\$ 24,510,597</u>	<u>\$ 13,515,557</u>
1,585,425	10,476,787	(8,957,273)
599,556	43,170,831	5,982,575
45,594	(158,505)	(502,730)
-	59,234	-
-	(314,932)	(10,338)
-	(195,158)	(4,148,134)
71,362	1,336,065	567,940
(165,961)	(591,089)	(1,679,120)
(2,393)	239,318	195,513
(121,136)	(2,267,888)	(964,038)
2,058	229,450	126,794
-	-	(701,390)
-	(166,666)	-
-	(412,159)	-
<u>\$ 2,014,505</u>	<u>\$ 51,405,288</u>	<u>\$ (10,090,201)</u>
91,911	5,317,013	791,940
(16,528)	(16,528)	-
-	-	5,678
-	-	379,394
524,391	24,274,187	8,322,676
236,410	236,410	5,192,881
<u>\$ 760,801</u>	<u>\$ 24,510,597</u>	<u>\$ 13,515,557</u>

**STATEMENT OF FIDUCIARY NET POSITION
FIDUCIARY FUNDS
DECEMBER 31, 2025**

	<u>Custodial Funds</u>		
	<u>General Employees' Retirement Plan</u>	<u>Investment Pool Funds</u>	<u>Custodial Funds</u>
Assets			
Cash and cash equivalents	\$ 1,544,020	\$ —	\$ 5,570,987
Receivables			
Tax and in-lieu of collections	—	—	1,710
Interest	134,797	478,786	—
Total Receivables	<u>134,797</u>	<u>478,786</u>	<u>1,710</u>
Investments at fair value			
US government securities	9,932,817	32,819,112	—
Corporate securities	4,594,771	19,988,857	—
Mutual funds	36,363,419	—	—
Total Investments	<u>50,891,007</u>	<u>52,807,969</u>	<u>—</u>
Total assets	<u>52,569,824</u>	<u>53,286,755</u>	<u>5,572,697</u>
LIABILITIES			
Due to other governments	—	—	776,875
Total liabilities	<u>—</u>	<u>—</u>	<u>776,875</u>
NET POSITION			
Restricted for:			
Pensions	52,569,824	—	—
Pool Participants	—	53,286,755	—
Individuals, organizations and other governments	—	—	4,795,822
Total net position	<u>\$ 52,569,824</u>	<u>\$ 53,286,755</u>	<u>\$ 4,795,822</u>

The notes to the financial statements are an integral part of this statement

**STATEMENT OF CHANGES IN FIDUCIARY NET POSITION
FIDUCIARY FUNDS
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Custodial Funds</u>		
	<u>General Employees' Retirement Plan</u>	<u>Investment Pool Funds</u>	<u>Custodial Funds</u>
ADDITIONS			
Redemption of investments by participating entities	\$ —	\$ —	\$ 452,713
Contributions			
Employer	1,277,197	—	—
Total contributions	<u>1,277,197</u>	<u>—</u>	<u>452,713</u>
Investment activity			
Net increase (decrease) of investments	6,660,672	(2,221,816)	—
Net increase (decrease) interest, dividends and other	558,518	57,671	—
Total investment activity	<u>7,219,190</u>	<u>(2,164,145)</u>	<u>—</u>
Sales tax collections for other governments	—	—	80,091
Use tax collections for other governments	—	—	1,876,135
In-lieu of fee collections for other governments	—	—	1,302,610
Collections for shared ancillary costs	—	—	1,768,677
Total additions	<u>8,496,387</u>	<u>(2,164,145)</u>	<u>5,480,226</u>
DEDUCTIONS			
Benefits paid to participants or beneficiaries	5,459,755	—	—
Administrative expense	25,859	—	—
Payments of sales tax to other governments	—	—	80,091
Payments of use tax to other governments	—	—	1,876,135
Payments of in-lieu fees to other governments	—	—	1,302,610
Payments for shared ancillary costs	—	—	1,604,007
Total deductions	<u>5,485,614</u>	<u>—</u>	<u>4,862,843</u>
Net increase (decrease) in fiduciary net position	3,010,773	(2,164,145)	617,383
Net position - January 1	49,559,051	55,450,900	4,178,439
Net Position - December 31	<u>\$ 52,569,824</u>	<u>\$ 53,286,755</u>	<u>\$ 4,795,822</u>

The notes to the financial statements are an integral part of this statement

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**COMPONENT UNIT
COMBINING STATEMENT OF NET POSITION
DECEMBER 31, 2025**

	Downtown Development Authority	Tourism Improvement District	Total
ASSETS			
Cash and cash equivalents	\$ 1,433,308	\$ 468,772	\$ 1,902,080
Investments	17,113,597	–	17,113,597
Receivables			
Property taxes	10,831,761	–	10,831,761
Accounts	22,138	100,519	122,657
Interest	155,161	–	155,161
Inventory of real property held for resale	135,464	–	135,464
Capital assets (non-depreciable)	2,528,747	–	2,528,747
Right to use lease (net of amortization)	84,193	–	84,193
Capital assets (net of accumulated depreciation)	1,667,034	–	1,667,034
Total Assets and Deferred outflows of resources	<u>33,971,403</u>	<u>569,291</u>	<u>34,540,694</u>
LIABILITIES			
Accounts payable	240,063	273,603	513,666
Interest payable	6,235	–	6,235
Wages payable	28,872	–	28,872
Non-Current liabilities			
Due within one year	436,671	–	436,671
Due after one year	1,793,744	–	1,793,744
Total Liabilities	<u>2,505,585</u>	<u>273,603</u>	<u>2,779,188</u>
DEFERRED INFLOWS OF RESOURCES			
Levied for following year - property taxes	10,831,761	–	10,831,761
Total deferred inflows of resources	<u>10,831,761</u>	<u>–</u>	<u>10,831,761</u>
Total Liabilities and Deferred inflows of resources	<u>13,337,346</u>	<u>273,603</u>	<u>13,610,949</u>
Net Position:			
Net investment in capital assets	4,069,073	–	4,069,073
Restricted for debt service	274,157	–	274,157
Unrestricted (deficits)	16,290,827	295,688	16,586,515
Total Net Position (Deficit) of	<u>\$ 20,634,057</u>	<u>\$ 295,688</u>	<u>\$ 20,929,745</u>

**COMPONENT UNIT
COMBINING STATEMENT OF ACTIVITIES
FOR THE YEAR ENDED DECEMBER 31, 2025**

	Downtown Development Authority	Tourism Improvement District	Total
EXPENSES	\$ 7,136,685	\$ 1,737,558	\$ 8,874,243
PROGRAM REVENUES			
Charges for services	161,926	-	161,926
Operating grants and contributions	85,287	-	85,287
Total program revenues	<u>247,213</u>	<u>-</u>	<u>247,213</u>
Net (expense)revenue and changes in net position	(6,889,472)	(1,737,558)	(8,627,030)
GENERAL REVENUES			
Property taxes	9,788,368	-	9,788,368
Lodging taxes	-	1,825,956	1,825,956
Investment earnings	956,784	-	956,784
Miscellaneous	742,520	-	742,520
Total general revenues	<u>11,487,672</u>	<u>1,825,956</u>	<u>13,313,628</u>
Changes in Net Position	4,598,200	88,398	4,686,598
Net Position --January 1	16,035,857	207,290	16,243,147
Net Position --December 31	<u>\$ 20,634,057</u>	<u>\$ 295,688</u>	<u>\$ 20,929,745</u>

The notes to the financial statements are an integral part of this statement.

NOTES



NOTES TO THE BASIC FINANCIAL STATEMENTS

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NOTE I. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

The City of Fort Collins, Colorado (the City) was incorporated in 1873 and adopted its Home Rule charter in 1913. In 1954, the residents adopted the Council-Manager form of government. The more significant accounting policies reflected in the financial statements are summarized as follows:

A. Reporting Entity

These financial statements include those of the City (primary government) and organizations for which the City is financially accountable (component units). The following component units are included in the reporting entity: The Fort Collins, Colorado Downtown Development Authority (DDA); City of Fort Collins General Improvement District No. 1 (GID No. 1); the Fort Collins Capital Leasing Corporation (Corporation); the Urban Renewal Authority (URA); and the City of Fort Collins General Improvement District No. 15-Skyview (GID No. 15-Skyview). None of these component units issue their own financial statements. The Fort Collins Tourism Improvement District (TID) is also included as a component unit on the financial statements. The TID qualifies as a discretely presented component unit.

The DDA was created in 1981 by City Council and the electorate. The purpose of the DDA is to promote the public health, safety, prosperity, security, and welfare of its inhabitants. The City appoints and removes all members of the DDA's governing board in addition to issuing debt, adopting budgets, and levying taxes on its behalf. The financial statements of the Downtown Development Authority are included in the reporting entity by discrete presentation. The DDA financial information is included in the component unit section for government wide financials on pages 33-35, and component unity combining statements on pages 53-54.

GID No. 1 was created in 1976 for the construction and installation of parking facilities and street and sidewalk beautification improvements. GID No. 1 is, in substance, the same as the primary government since the City Council serves as the board of directors. As such, it levies all taxes, approves all budgets, and issues all debt on behalf of GID No. 1. Accordingly, its transactions and balances are blended with those of the City. GID No. 1 is presented as a special revenue fund.

The Corporation was created in June 1998 and operates under the provisions of the Nonprofit Corporation Law of the State of Colorado. The Corporation's primary purpose is to provide financing assistance by obtaining land, property and equipment on behalf of the City. The directors are appointed by the City Council and receive no compensation. Its transactions and balances are blended with those of the City. The Corporation is presented as a debt service fund.

The URA was established in 2006. The primary purpose of the URA is to remedy blight by stimulating and leveraging private capital investment, using tax increment financing in private development projects and public improvement projects. The URA is, in economic substance and governance for reporting purposes, the same as the primary government because the City Council serves as a substantial majority of board of directors. Management of the primary government, reporting to elected officials of the primary government, has operational responsibility for the URA and is charged with day-to-day operations. Its transactions and balances are blended with those of the City. The URA is presented as a special revenue fund.

GID No. 15-Skyview was organized in 1997 by Larimer County and was inherited by the City as part of the Southwest Annexation. The mill levy funds are used to maintain the street system for the Skyview Subdivision. GID No. 15-Skyview is, in substance, the same as the primary government since the City Council serves as the board of directors. As such, it levies all taxes, approves all budgets, and issues all debt on behalf of GID No. 15-Skyview. Accordingly, its transactions and balances are blended with those of the City. GID No. 15-Skyview is presented as a special revenue fund.

The Fort Collins Tourism Improvement District (TID) was created in a jointly funded effort with the City and Visit Fort Collins in 2019 to make a tourism and destination master plan. The resulting TID established in late 2021 uses tax revenues to benefit hotels and other lodging businesses; primarily through supplementing revenues to provide services and improvements to increase room night sales. The financial statements of the TID are included in the reporting entity by discrete presentation. The TID financial information is included in the component unit section for government wide financials on pages 33-34, and component unit combining statements on pages 53-54.

B. Joint Ventures

The City has joined with other governmental units to form the following joint ventures:

The Northern Colorado Regional Airport was created for the purpose of operating a municipal airport for the benefit of the residents of Loveland and Fort Collins. The City provides a small amount of funding for on-going airport construction projects. The City and Loveland each retain a 50% ownership interest in the airport. Separately issued financial statements are available from the Airport Manager upon request.

North Front Range Metropolitan Planning Organization (NFRMPO) is an association of local governments that was formed in 1988 in response to local needs and federal transportation and air quality planning requirements. Local government membership consists of elected officials representing Fort Collins, Greeley, Loveland, Evans, Berthoud, Windsor, Timnath, Garden City, LaSalle, Johnstown, Eaton, Milliken, Severance and Weld and Larimer Counties. Membership is also extended to the Colorado Transportation Commission and the Colorado Air Quality Control Commission. The NFRMPO Planning Council appoints its own management and approves its own budget. Separately issued financial statements are available upon request from the Planning Council.

Poudre Fire Authority (PFA) was created by an intergovernmental agreement between the City of Fort Collins and the Poudre Valley Fire Protection District. The PFA Board consists of five members: two appointed by City Council, two appointed by the District's Board of Directors and a fifth member appointed by the other four members. The PFA Board appoints its own management and approves its own budget. PFA's continuing existence depends, in part, on funding provided by the City. Separately issued financial statements for PFA are available from its administrative office located at 102 Remington St, Fort Collins, CO.

Platte River Power Authority (PRPA) was created by an intergovernmental agreement between the Cities of Fort Collins, Estes Park, Loveland, and Longmont to supply their wholesale electric power and energy requirements. The governing Board of PRPA consists of two members from each municipality. Under Colorado law, PRPA's Board of Directors has the exclusive authority to establish electric rates. The City has contracted for its total electric energy supply from PRPA through December 31, 2040. Separately issued financial statements for PRPA are available from its corporate headquarters located at 2000 E. Horsetooth Rd, Fort Collins, CO.

Aside from the Airport (see Note IV, G. 1.), the City does not have an equity interest in any of the joint ventures in which it participates. None of the joint ventures are accumulating financial resources or are experiencing fiscal stress that are expected to create a significant financial benefit or burden on the City in the foreseeable future.

C. Jointly Governed Organization

The City and various governmental entities throughout Larimer County have jointly agreed to establish the Larimer Emergency Telephone Authority (LETA). LETA is a separate legal entity established to provide E-911 telephone service to the residents of Larimer County. The City does not retain an on-going financial interest or responsibility in LETA.

D. Undivided Interest

The City completed construction of the Fort Collins Museum of Discovery (the "Museum") in November 2012 with the partnership of Discovery Center, a Colorado non-profit corporation. In January 2013, in accordance with the partnership agreement, the City granted a shared ownership of the property to Discovery Center. The two entities now jointly operate the museum where visitors from the northern Colorado region and surrounding areas can experience interactive exhibits and educational programs of a broad spectrum of relevant topics. The financial transactions of the City for the Museum are reported as a sub-fund of the General Fund.

E. Government-Wide and Fund Financial Statements

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the primary government and its component units. The effect of inter-fund activity has been removed from these statements. Governmental activities, which are normally supported by taxes and intergovernmental revenues, are reported separately from business-type activities, which rely primarily on fees and charges for support. Also, the primary government is reported separately from the DDA and TID, legally separate component units for which the primary government is financially accountable.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. Direct expenses are those that are clearly associated with a specific function or segment. Program revenues include 1) charges to customers or applicants who purchase, use or directly benefit from goods, services, or privileges provided by a given function or segment and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Taxes and other items not properly included among program revenues are reported instead as general revenues.

Separate financial statements are provided for governmental funds, proprietary funds, and fiduciary funds, even though the latter are excluded from the government-wide financial statements. Major individual governmental funds and major individual enterprise funds are reported as separate columns in the fund financial statements. Combining statements for the fiduciary funds can be found in the supplementary information section of this document.

F. Measurement Focus and Basis of Accounting

The government-wide financial statements are reported using the economic resources measurement focus and the accrual basis of accounting, as are the proprietary funds and the pension trust fund. The custodial funds utilize the economic resources measurement focus and the accrual basis of accounting. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Grants and similar items are recognized as revenue as soon as all eligibility requirements have been met. An allowance for doubtful accounts is maintained for the utility receivables.

Property taxes attach an enforceable lien on the property as of January 1 and are levied on the following January 1. Taxes are payable the following year in one installment made on or before April 30, or in two installments made on or before February 28 and June 15. City property tax revenues certified in December are recorded as receivable and an offsetting deferred inflow of resources.

Governmental fund financial statements are reported using the current financial resources measurement focus and the modified accrual basis of accounting. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be available when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the City considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. As under accrual accounting, expenditures are generally recorded when a liability is incurred. However, debt service expenditures, as well as those related to compensated absences, pension liabilities, and incurred claims and judgments, are recorded only when payment is due. With regard to self-insurance claims and judgments, an additional expenditure may be recorded based on actuarial information.

Property taxes, special assessments, sales taxes, franchise taxes, charges for services, amounts due from other governments and interest associated with the current fiscal period are all considered to be subject to accrual. Other revenue items such as licenses, fines and permits are considered to be measurable and available only when the cash is received by the City; as a result, they are not subject to accrual.

G. Financial Statement Presentation

The accounts of the City are organized and operated on the basis of funds, each of which is considered a separate accounting entity. The operations of each fund are accounted for with a separate set of self-balancing accounts that comprise its assets, liabilities, deferred outflows/inflows of resources, fund balance or net position, revenues and expenditures or expenses as appropriate. The various funds are summarized by type within the financial statements.

The City reports the following major governmental funds:

The *General Fund* is the City's primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.

The *Transportation Services Fund* is used to account for the revenues used to operate and maintain streets, bridges, traffic controls, and transportation long-term planning. Revenues for the Transportation Services Fund include, but are not limited to, sales & use taxes, intergovernmental agreements, grants & contributions, as well as charges for services; such as construction inspection fees.

The *Capital Projects Fund* is used to account for financial resources to be used for the acquisition or construction of major capital facilities.

URA, a special revenue fund, is used to account for the tax increment financing for the operations and debt services of the Urban Renewal Authority, a blended component unit.

The City reports the following major proprietary funds:

Electric and Telecommunications fund, formally titled in City Code Section 8-77 as the “Light and Power Fund” is used to account for the combined operations of the City’s electric and internet telecommunications utility.

Water fund is used to account for the operation of the City’s water utility.

Wastewater fund is used to account for the operation of the City’s wastewater utility.

Storm Drainage fund is used to account for the operations of the City’s storm water utility.

Additionally, the City reports the following fund types:

Internal Service funds are used to account for the City’s fleet maintenance services, technology and communication, self-insurance of employee health care and other employee benefits, and a risk management insurance program. There is also an internal service fund to account for the customer and administrative services provided exclusively to the City’s utility enterprise funds. In the government-wide statements, all internal service funds are reported in the governmental activities except for the Utility Customer Service and Administration Fund, which is reported under the business-type activities. On the government-wide statements, an internal balance reflects total services provided to business-type activities financed by the internal services funds reported as governmental activities.

Fiduciary funds are used to account for (1) the pension trust fund, which is the City’s General Employees’ Retirement Plan, a defined benefit pension plan, and (2) custodial funds used to account for cash and investments held by the City on behalf of Poudre Fire Authority and Poudre River Public Library District, as well as fiduciary resources held by the City for other third-parties, specifically other governmental organizations. Combining statements of these funds can be found under Supplementary Information.

As a general rule, the effect of inter-fund activity has been eliminated from the government-wide financial statements. Exceptions to this rule are the charges between the City’s utility functions and various other functions. Elimination of these charges would distort the direct costs and program revenues reported for the various functions concerned.

Proprietary funds distinguish operating revenues and expenses from non-operating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund’s principal ongoing operations. The water and storm drainage funds also recognize as operating revenue the portion of connection fees intended to recover the cost of connecting new customers to the system. Operating expenses for enterprise and internal service funds include the cost of sales and services, administrative expenses, and depreciation on capital assets.

H. Assets, Liabilities, Deferred Outflows/Inflows of Resources, and Net Position/Fund Balance

Cash and Investments

The City has stated certain investments at fair value in accordance with GASB Statement No. 72. Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date. Fair value is a market-based measurement, not an entity-specific measurement. For some assets and liabilities, observable market transactions or market information might be available; for others, it might not be available. However, the objective of a fair value measurement in both cases is the same--that is, to determine the price at which an orderly transaction to sell the asset or to transfer the liability would take place between market participants at the measurement date under current market conditions. Fair value is an exit price at the measurement date from the perspective of a market participant that controls the asset or is obligated for the liability.

Whenever possible, cash is pooled from the various City funds to enhance investment capabilities and maximize investment income. Investments are made taking into consideration cash flow needs, market conditions, and contingency plans. The City's investment policies prescribe eligible investments, investment diversification, and maturity and liquidity guidance, which are utilized in managing the investment portfolio.

For purposes of the combined statement of cash flows, the City considers highly liquid investments with a maturity of three months or less when purchased, including external investment pools, to be cash equivalents.

Receivables

Accounts receivable are expressed net of allowances for doubtful accounts. The Electric and Telecommunications Fund maintains an allowance of \$384,000, Water Fund maintains an allowance of \$77,000, Wastewater Fund maintains an allowance of \$28,000, and Storm Drainage Fund has an allowance of \$10,000.

Long-term portions of receivables in the governmental fund financial statements are reported and then offset by non-spendable, restricted and committed fund balance reserve accounts to indicate that they are not available or spendable resources.

Inventories

Inventories are stated at cost using the first-in, first-out method. The costs of inventory items are recognized as expenditures in governmental funds when purchased and as expenses in proprietary funds when used.

Inventory of Real Property Held for Resale

Inventory of real property held for resale generally reflects the cost of raw land for development of affordable housing held by the City's Land Bank Program in the General Fund. The Downtown Development Authority also holds real property for resale. These assets are carried at the lower of cost or fair value.

Capital Assets

Capital assets, which are acquired or constructed, are reported at historical cost in the applicable governmental or business-type activities' columns in the government-wide and proprietary fund financial statements. Capital assets are defined by the City as assets with an initial, individual cost of more than \$7,500 and an estimated useful life of greater than one year. Donated capital assets are recorded at estimated acquisition value at the date of donation.

Capital assets other than land, construction in progress, water rights, and some intangible property are depreciated. Depreciation is computed using the straight-line method with estimated useful lives as follows:

Buildings	10 - 50 years
Improvements other than buildings	5 - 50 years
Machinery and equipment	5 - 20 years

GASB Statement No. 34 provides for an alternative approach to depreciation for measuring the value of infrastructure assets and the related costs incurred to maintain their service life at a locally established minimum standard. In order to adopt this alternative method, the City has developed an asset management system, which will determine if the minimum standards are being maintained. This measurement would occur every three years at a minimum. The City has elected to use this alternative method for reporting its street infrastructure capital assets.

Leases

Leases are defined as the right to use an underlying asset. As lessee, the City recognizes a lease liability and an intangible right-to-use asset in the government-wide and proprietary fund financial statements at the beginning of a lease unless the lease is considered a short-term lease or transfers ownership of the underlying asset. Right-to-use lease assets are measured at an amount equal to the initial measurement of the related lease liability plus any lease payments made prior to the lease term, less lease incentives and plus ancillary charges necessary to place the asset into service. The right-to-use assets are amortized on a straight-line basis over the shorter of the lease term or useful life of the underlying asset. The lease liability is calculated as the present value of the remaining lease payments expected to be paid/received during the lease term.

The City is the lessor for noncancellable leases of buildings and infrastructure. As lessor, the City recognizes a lease receivable and a deferred inflow of resources in the government-wide and governmental fund financial statements. Lease receipts included in the measurement of the lease receivable are composed of fixed payments from the lease. At the commencement of a lease, The City initially measures the lease receivable at the present value of payments expected to be received during the lease term. Subsequently, the lease receivable is reduced by the principal portion of lease payments received. The deferred inflow of resources is initially measured as the initial amount of the lease received, adjusted for lease payments received at or before the lease commencement date. Subsequently, the deferred inflow of resources is recognized as revenue over the life of the lease term. The recognition does not apply to short-term leases, contracts that transfer ownership, leases of assets that are investments, or certain regulated leases.

The City must determine an appropriate discount rate to discount the expected lease receipts to present value. The City uses the municipal market analytics curve for Government, Water, Wastewater, Stormwater, and Golf leases, and the municipal revenue bond curve with AA+ AA AA- ratings for Broadband and Light & Power leases as they closely resemble the City's cost of debt.

The City monitors changes in circumstances that would require a remeasurement of its leases and will remeasure the lease receivable and deferred inflows of resources if certain changes occur that are expected to significantly affect the amount of the lease receivable.

Subscription Based IT Assets

Subscription based Information Technology (IT) Arrangements are defined as the right to use an underlying subscription based IT software or service. As the subscriber to this arrangement, the City recognizes a subscription liability and an intangible right-to-use subscription asset in the government-wide and proprietary fund financial statements at the beginning of a subscription term in use unless the subscription is considered a short-term arrangement. Right-to-use subscription assets are measured at an amount equal to the initial measurement of the related subscription liability plus any subscription payments made prior to the subscription term in use, less any subscription incentives and plus ancillary charges necessary to utilize the subscribed IT software or service. The right-to-use subscription assets are amortized on a straight-line basis over the the subscription term. The subscription liability is calculated as the present value of the remaining lease payments expected to be paid/received during the lease term.

Deferred Outflows/Inflows of Resources

In addition to assets, the financial statements will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources, represents a consumption of net assets that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then. In addition to liabilities, the financial statements will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net assets that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The City reports deferred outflows/inflows of resources as follows:

Gain/Loss on Refunding - In the government-wide and proprietary funds statement of net position, deferred outflows/inflows of resources on refunding represent the difference in the carrying value of refunded debt and its reacquisition price. The difference is amortized and recognized over the remaining life of the old refunded-debt or the new refunding-debt, whichever is shorter.

Levied for the Following Year - In the government-wide Statement of Net Position and the governmental funds Balance Sheet, property tax revenue is reported as a deferred inflow of resources. Taxes are considered earned, recognized as revenues and due on January 1 in the period for which the tax is levied.

Unavailable Revenues - Unavailable revenue is reported in the governmental funds balance sheet. The governmental funds report unavailable revenues from two sources: grants, and parking tickets. These amounts are deferred and recognized as an inflow of resources in the period that the amounts become available.

Pension-Related Amounts - In the government-wide and proprietary funds statement of net position, a deferred outflow/inflow of resources is reported for the unrecognized items not yet charged to pension expense related to the net pension liability, such as the unamortized portion of the net difference projected and actual earnings on pension plan investments and other differences between expected and actual experience. Deferred outflows/inflows for the net difference between projected and actual investment earnings are recognized over a period of five years.

Lease-Related Amounts - When the City is a lessor on a lease agreement, a deferred inflow of resources is recorded for the lease. The deferred inflow of resources is recorded at the initiation of the lease in an amount equal to the initial recording of the lease receivable. The deferred inflow of resources is amortized on a straight-line basis over the term of the lease. Lease related deferred inflows of resources are included in both the government-wide and fund financial statements.

Compensated Absences

The City provides compensated absences to its employees in the form of vacation and sick leave. Vacation leave is earned based on years of service, may be accumulated up to a maximum of 240 hours, and is payable upon termination, subject to the cap. Employees may also defer overtime pay by accumulating compensatory leave, both subject to maximum limits. The liability associated with these benefits is reported in the government-wide financial statements and accrued in proprietary fund types in the period earned. In governmental funds, a liability is recorded only when the benefits have matured, such as through employee resignations or retirements. The City considers the average amount used over the previous three years as current. Sick leave is earned at a rate of 120 hours per year, must be used within the year, and is not payable upon termination; therefore, it is not recognized as a liability since it does not meet accrual criteria.

The compensated absences liability is measured based on leave balances at year end that have been earned but not yet taken that are more likely than not to be used as time off or paid out in cash. The liability is calculated using the employees' pay rates in effect as of December 31, 2025, and includes employer portions of salary-related payments such as Social Security and Medicare taxes and retirement plan contributions. The City assumes that all employees with accrued vacation leave will eventually take or be paid for such leave. The City uses historical data to estimate the portion likely to be paid upon termination.

Unearned Revenues

Unearned revenues are resources that have been received, but not yet earned. Revenue recognition for unearned revenues is deferred until the funds are earned. For the year ended December 31, 2025 governmental funds reported a total of \$4,995,393 and business-type funds reported a total of \$6,121,398 of unearned revenue.

Long-Term Obligations

In the government-wide financial statements and proprietary fund financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities, business-type activities, or proprietary fund type statement of net position. Bond premiums and discounts are deferred and amortized over the life of the bonds using the straight-line method. Bonds payable are reported net of the applicable bond premium or discount. Issuance costs are reported as expenses in the period they are incurred.

In the fund financial statements, governmental fund types recognize bond premiums and discounts as well as bond issuance costs during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs are reported as debt service expenditures.

Claims and Judgments Payable

Claims and judgments payable are recognized when it is probable that a liability has been incurred and the amount of the loss can be reasonably estimated. Such claims, including an estimate for claims incurred but not reported at year end, are reflected as claims payable in the financial statements.

Pension

The net pension liability and net deferred outflows/inflows of resources, pension expense and information about the fiduciary net position of the General Employees' Retirement Plan (GERP) and additions to/deductions from the fiduciary net position has been determined on the same basis as they are reported by GERP. For this purpose, benefit payments are recognized when due and payable in accordance with benefit terms. Investments are reported at fair value.

Fund Balance/Net Position

GASB Statement No. 54 *Fund Balance Reporting and Governmental Fund Type Definitions* establishes fund balance classifications that comprise a hierarchy based on the extent to which a government is bound to observe constraints imposed upon the use of the resources reported in the governmental funds. In the fund financial statements, fund balance of the City's governmental funds is classified as non-spendable, restricted, committed, assigned, or unassigned.

Non-spendable fund balances indicate amounts that cannot be spent such as permanent endowments or assets in non-liquid form. It also includes the long-term amount of advances, loans and notes receivables as well as property held for resale unless the proceeds from the collection of these items would be considered restricted, committed, or assigned in which case they are included in those categories.

Restricted fund balances indicate amounts constrained for a specific purpose by external parties, constitutional provision or enabling legislation.

Committed fund balances indicate amounts constrained for a specific purpose by the City Council, which is the City's highest level of decision-making authority. Amounts are established, modified and rescinded only through a Council approved ordinance. The ordinance must occur prior to year-end; however, the amount can be determined in the subsequent period.

Assigned fund balances indicate amounts the City intends to be used for specific purposes, but do not meet the criteria to be classified as restricted or committed. The City Manager, Chief Financial Officer, and Accounting Director are authorized to assign fund balance as outlined in the fund balance policy.

Unassigned fund balance is the residual classification for the government's general fund and includes all spendable amounts not included in the other classifications. In other funds, the unassigned classification is used to report a deficit fund balance. When unassigned and restricted, committed, or assigned fund balances are available for use, it is the City's policy to use restricted, committed, or assigned resources before unassigned resources.

Refer to footnote III. F. Fund Balances for additional detail associated with the fund balance classifications in the City's governmental funds.

In the government-wide and proprietary fund financial statements, net positions are restricted for amounts that are legally restricted by outside parties for specific purposes or through enabling legislation that is a legally enforceable restriction on the use of revenues. When both restricted net position and unrestricted net position are available for use, it is the City's policy to use restricted-net position first and then unrestricted net position. Investment in capital assets consists of capital assets, net of accumulated depreciation, reduced by the outstanding balances of any borrowings used for the acquisition, construction, or improvements of those assets.

Minimum Fund Balance Policy

It is the City's policy to maintain a 45 Day Liquidity Goal minimum unassigned fund balance in the General Fund. Minimum unassigned fund balance should be at least 12.3% of the subsequent year's originally adopted budgeted expenditures and transfers out, excluding expenditures and transfers out for large and unusual one-time items. The 45 Day Liquidity Goal is in addition to the restricted balance required by Article X, Section 20 of the State Constitution.

Inter-fund Transactions

During the course of operations, the City has activity between funds for various purposes. Any residual balances outstanding at year end are reported as due from/to other funds and advances to/from other funds. While these balances are reported in fund financial statements, certain eliminations are made in the preparation of the government-wide financial statements. Balances between the funds included in governmental activities (i.e., the governmental and internal service funds) are eliminated so that only the net amount is included as internal balances in the governmental activities column. Similarly, balances between the funds included in business-type activities (i.e., the enterprise funds) are eliminated so that only the net amount is included as internal balances in the business-type activities column.

Furthermore, certain activity occurs during the year involving transfers of resources between funds. In fund financial statements, these amounts are reported at gross amounts as transfers in/out. While reported in fund financial statements, certain eliminations are made in the preparation of the government-wide financial statements. Transfers between the funds included in governmental activities are eliminated so that only the net amount is included as transfers in the governmental activities column. Similarly, balances between the funds included in business-type activities are eliminated so that only the net amount is included as transfers in the business-type activities column.

Estimates

The preparation of financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect amounts reported in the financial statements and accompanying notes. Actual results could differ from those estimates.

Discretely Presented Component Units

The significant accounting policies for the City's discretely presented component unit are substantially the same as the primary government. Additional disclosures follow.

The discretely presented component unit data presented in the government-wide statements includes total data for all fund types of the Downtown Development Authority (DDA), including its General Fund, Debt Service Fund and its non-current assets and liabilities.

The Board of Directors of the DDA approves their respective budget by resolution. The budget is then submitted to City Council for approval. Budgetary matters with respect to basis of accounting and legal level of budgetary control are generally the same for the DDA as those of the City.

The Tourism Improvement District (TID) independently prepares financial statements related to its operations based on accounting policies that are substantially the same as the primary government. The financial statements of the TID are included in the reporting entity by discrete presentation.

Adoption of New Accounting Pronouncements

The City adopted the provisions of GASB Statement No. 102, Certain Risk Disclosures, effective for the year ended December 31, 2025. Management evaluated concentrations and constraints in accordance with the requirements of the Statement and determined that no conditions requiring disclosure were identified. Accordingly, implementation of the Statement did not have an impact on the financial statements or related note disclosures.

The GASB has issued several statements not yet implemented by the City. City management has not yet determined the effect the statements will have on the financial statements. However, the City intends to implement all standards by the required dates.

NOTE II. STEWARDSHIP, COMPLIANCE, AND ACCOUNTABILITY

A. Budgetary Information

Accounting and Control

Appropriated budgets are established for all funds of the City except custodial funds, as described below.

General, Special Revenue, and Debt Service Funds

Budgets for general, special revenue, and debt service funds are not adopted on a basis consistent with generally accepted accounting principles (GAAP). The exceptions to GAAP are appropriations for grants and capital projects that do not lapse until the grant or project is completed.

Capital Project Funds

Budgets for the Capital Project Funds are not consistent with GAAP because appropriations do not lapse on an annual basis as explained below.

Proprietary Funds

Proprietary funds are budgeted on a basis that includes capital items such as amounts for capital outlay and principal reduction of debt. Such budgets exclude depreciation, bond amortization, and changes in estimates such as claim reserves or post-employment liabilities. Capital project budgets for certain enterprise funds do not lapse on an annual basis as explained below.

Pension Trust Fund

The pension trust fund is budgeted on an annual basis and all appropriations lapse at year end.

Custodial Funds

No budget is established for custodial funds. These funds are held by the City on behalf of another government and do not measure results of operations.

Legal Level of Control

The legal level of budgetary control is at the individual fund level, except for capital projects, the URA, and federal and state grants for which the legal level of control is at the project, tax increment financing district, or grant level. For budgetary purposes, interfund transfers are considered expenditures.

Lapsing Appropriations

All appropriations unexpended or unencumbered lapse at the end of the year to the applicable fund, except capital project and grant appropriations which lapse when the project or grant activity is completed. Appropriations which are legally encumbered at year end are carried over to the ensuing year at which time they are matched with their corresponding expenditures.

Budgets for the Capital Projects Fund, special revenue funds with expenditures of a capital or project nature and special revenue funds where the primary source of revenue is project-length grants are non-lapsing. Included are the Capital Projects Fund, Neighborhood Parkland Fund, Conservation Trust Fund, Community Development Block Grant Fund, Home Program Fund, Transit Services Fund, the grant portion of Transportation Services, Community Capital Improvement Program Fund, and the capital project portion of the Keep Fort Collins Great Fund and the 2050 Tax Fund. Budgets are non-lapsing for capital projects in all the enterprise funds and for one of the internal service funds - Utilities Customer Service and Administration Fund.

Property Taxes

Property taxes levied in a particular year are collected in the subsequent year. The property tax calendar is as follows:

Tax Year

Tax levy certified to County Commissioners	December 15
County Commissioners certify levy to County Assessor	December 22

Ensuing Collection Year

Taxes attach as an enforceable lien on property	January 1
First installment due date (one-half of taxes due)	February 28
Taxes due in full (unless installments elected by taxpayer)	April 30
Second installment due date (second half due)	June 15

The County Assessor certifies property valuations to the City and the City sets and certifies its mill levy rate with the County, which then bills and collects the property taxes due. These property taxes attach as an enforceable lien on January 1 of the tax year. The taxes are payable in two installments on February 28 and June 15, or in one installment due April 30th in the following year. Taxes are collected by the Larimer County Treasurer on behalf of the City and are remitted by the 10th day of the month following collection. A 2% collection fee is retained by the County as compensation for collecting the taxes.

B. Deficit Fund Balance

For the year ended December 31, 2025, the Capital Projects fund had a deficit fund balance of \$3.953 million. This deficit is caused by continued and increased spending on capital projects incurred throughout 2025, however, the reimbursement for this spending from both Federal and State grants was not received until 2026, preventing the reimbursements from being considered revenue during 2025. The deficit will be restored when grant dollars are received in 2026 to cover the 2025 expenses.

C. Tax Abatements

Primary Government and Blended Component Units Abatement Agreements

The City has established two major tax abatement programs: (1) manufacturer's use tax rebates (MUTR) and (2) business assistance agreements for purposes of economic development.

Manufacturer's Use Tax Rebate: The MUTR program is established by City Code Article II – Tax Refund and Rebate Program, section 25-64. Under this code section, the City may refund a portion of use taxes paid by a qualifying manufacturer for manufacturing machinery to be used in the City of Fort Collins directly and exclusively in the manufacture of tangible personal property for sale or profit. Once the taxpayer has completed the application process, the abatement comes in the form of a rebate payment check of taxes previously paid.

The base use tax rate charged is 3.00% of the equipment cost, and rebates are for 1.50% of the first \$5,000,000 in qualifying equipment purchases and 1.00% for purchases from \$5,000,001 and up. The maximum rebate given to any one company is \$2,400,000.

For the fiscal year ended December 31, 2025, the City abated use tax totaling \$28,329, including two abatement agreements that exceeded 10% of the total amount abated under the MUTR program. Woodward, Inc. received a MUTR abatement totaling \$23,953, and Avago (Broadcom) received a MUTR abatement totaling \$4,376.

Business Assistance Agreements: The City approves primary employer business assistance agreements pursuant to and subject to the terms of Economic Health Financial Policy 9 and authorized by City Council under Resolutions 91-15, 99-23, 2013-025, and 2015-079. This policy applies to requests for direct assistance from primary employers looking to remain or expand their operations in the City, as well as primary employers evaluating relocation to the City.

City Council approves business assistance packages subject to the following criteria: economic impact, contribution to quality of place, alignment with City objectives, natural resource stewardship, and community well-being. All agreements are performance-based including but not limited to annual average wages, number of retained or net new jobs, and/or health care premium assistance.

The types of assistance commonly used are private activity bond financing, manufacturing equipment use tax rebates (separate from the standard MUTR program), and business personal property tax rebates. The maximum allowable property tax rebate will not exceed 50% of the City’s portion of the personal property tax rate, and the maximum term is not to exceed 10 years.

Applicants for direct assistance commit to the following at a minimum:

- Pledge to Annual Reporting
- Separate Use Tax Schedule
- Timeline for Confidentiality, no greater than 30 days
- Assurance of Existing Workforce Retention

For the fiscal year ended December 31, 2025, the City abated sales, use, and property tax totaling \$505,849. Abatement recipients exceeding 10% of the total amount abated or that are otherwise deemed material for qualitative reasons were:

Project Name	Foothills Mall Redevelopment
Project Description	Redevelopment of blighted property after decline in sales tax revenue since 2001 of over 61%. Revitalization project costing \$312 million, of which \$53 million was approved in public assistance in the form of City sales tax revenue abatements and Urban Renewal Authority (URA) tax increment financing (TIF).
Approved Abatement	<p>Pledged sales tax increment on General Fund portion (2.25%) of sales tax collections above a sales tax base established in 2013. Increment of 25 years beginning May 1, 2013 and ending April 30, 2038.</p> <p>Sales tax increment is only paid toward debt service as fifth priority after 1) Mall Metro District Debt Service Mill Levy, 2) Mall Metro District Specific Ownership Taxes, 3) URA Property Tax TIF and 4) Mall Metro District Public Improvement Fee.</p>
2025 Amount	\$505,849
Project Commitment	Developer commits to build parking structure, City-owned and operated recreational facility, ditch relocation for storm drainage, upgrades and improvements to utilities, and construction of a pedestrian underpass linking the District to transit.
Recapture Provisions	Once District debt is paid off, the balances in a supplemental debt service reserve are returned to the City.

NOTE III. DETAILED NOTES ON ALL FUNDS

A. Deposits and Investments Deposits

Colorado State Statutes govern the City's deposits of cash. The statutes specify eligible depositories for public cash deposits, which must be Colorado institutions and must maintain federal insurance (FDIC) on deposits held.

The Colorado Public Deposit Protection Act (PDPA) requires all units of local government deposit cash in eligible public depositories determined by state regulators. Amounts on deposit in excess of federal insurance levels must be collateralized in accordance with the PDPA. PDPA allows the institution to create a single collateral pool for all public funds to be maintained by another institution or held in trust for all the uninsured public deposits as a group. The fair value of the collateral must be at least 102% of the aggregate uninsured deposits. All deposits in 2025 were in eligible public depositories, as defined by the Public Deposit Protection Act of 1989.

Primary Government

The carrying amount of the City's deposit accounts as of December 31, 2025, was \$54,954,558. The bank balance was \$56,033,509.

Component Units

The Downtown Development Authority's undivided share of the City's deposits as of December 31, 2025, was a carrying amount of \$1,433,308. The bank balance was \$1,462,138.

The Tourism Improvement District separately holds its own cash and deposits, and as of December 31, 2025, the balance of cash and cash equivalents \$468,772.

General Employees Retirement Plan (GERP)

The City held deposits, in fiduciary responsibility for the GERP Pension Trust Fund, \$1,544,020 as of December 31, 2025. The bank balance was \$1,572,121.

Custodial Funds

The City held deposits, in fiduciary responsibility for other governmental organizations, \$5,522,809 as of December 31, 2025. The bank balance was \$5,628,582.

Custodial Credit Risk – Deposits

For deposits, custodial credit risk is the risk that, in the event of a bank failure, the City's deposits might not be returned. Due to the federal deposit insurance and the collateral no deposits for the City or the component unit were exposed to custodial credit risk.

Investments

Investment policies are governed by the City's own investment policies and procedures. Investments of the City and its discretely presented component unit may include:

- Legal investments for municipalities under state statutes.
- Interest-bearing accounts or certificates of deposit at banks or savings and loans in Colorado which are eligible public depositories (including CDARS).
- Obligations of the United States Government, its agencies or instrumentalities.
- Debt of U.S. corporations having an investment grade rating.
- Obligations issued by or on behalf of the City.
- State or local government obligations having an investment grade rating.
- Prime rated banker's acceptances.
- Prime rated commercial paper.
- Guaranteed investment contracts.
- Repurchase and reverse repurchase agreements of any marketable security described above which afford the City a perfected security interest in such security.

- Local government investment pools authorized under the laws of the State of Colorado.
- Shares in any money market fund or account, unit investment trust or open or close-end investment company, all of the net assets of which are invested in securities described above.
- Mutual funds that include eligible investments found above.

In addition to the above, investments of the GERP may include:

- Equity investments.
- Domestic mutual funds.
- International mutual funds.
- Bond mutual funds.

The City's and its discretely presented component unit's investments are subject to interest rate and credit risk as described below:

Interest Rate Risk

The City's and DDA's investment policy limits its exposure to fair value losses arising from rising interest rates by:

- Whenever possible, holding investments to their stated maturity dates.
- Investing a portion of the operating funds in shorter-term securities, money market mutual funds, or local government investment pools.

Based on the current rate environment, the City assumes certain callable securities may be called on the first call date.

Concentration of Credit Risk

Fixed Income Investments

The City, including GERP, and DDA places maximum limits on the amount the City may invest in any one issuer. Limits vary by their investment type. And the City and DDA do not hold any equity securities. More than 5% of the City's and DDA's investments are in Federal Home Loan Bank (FHLB), Federal Home Loan Mortgage Corporation (FHLMC), Federal National Mortgage Association (FNMA), Federal Farm Credit Bank (FFCB) and New York Life Global. These investments were 27.53%, 21.99%, 7.51%, 5.26% and 5.16%, respectively, of the City's total investment.

Custodial Credit Risk for Investments

For an investment, custodial credit risk is the risk that, in the event of the failure of the counterparty, the City and DDA will not be able to recover the value of its investments or collateral securities that are in the possession of an outside party. The City's and DDA's investment policy restricts holding of securities by counterparties and utilizes a third-party safekeeping arrangement with financial institutions.

Credit Risk

The City's and DDA's investment policy limits investments in corporate bonds to the top four ratings issued by nationally recognized statistical rating organizations (NRSROs) at the time of purchase. As of December 31, 2025, the City's investment in corporate bonds was rated AA- or better by Standard and Poor's and Aa3 or better by Moody's Investors Service. The City's investment policy also allows for the City to invest in local government investment pools. As of December 31, 2025, the local government investment pools (ColoTrust and CSAFE) in which the City had invested and reported at net asset value (NAV), were rated AAAm, by Standard and Poor's and AAAmf by Fitch ratings respectively. Furthermore, ColoTrust and CSAFE do not have any unfunded commitments, redemption restrictions or redemption notice periods. Information related to ColoTrust can be found on their website, www.colotrust.com. Information related to CSAFE can be found on their website, www.csafe.org. The City's investments in US agencies were rated Aaa by Moody's and AA+ by Standard and Poor's.

Fair Value Measurements

The City categorizes its assets and liabilities measured at fair value within the hierarchy established by GAAP. The hierarchy is based on the valuation inputs used to measure the fair value of the asset.

- Level 1 inputs are quoted prices (unadjusted) for identical assets or liabilities in active markets that a government can access at the measurement date.
- Level 2 inputs are inputs other than quoted prices included within Level 1 that are observable for an asset or liability, either directly or indirectly.
- Level 3 inputs are unobservable inputs for an asset or liability.

The fair value hierarchy gives the highest priority to Level 1 inputs and the lowest to Level 3 inputs. If the fair value of an asset or a liability is measured using inputs from more than one level of the fair value hierarchy, the measurement is considered to be based on the lowest priority level input that is significant to the entire measurement.

Information regarding the City's and DDA's fair value, credit risk rating, maturity, and fair value measurement are described below.

Investment prices for the City's and DDA's securities are reported by US Bank, the City's custodial bank. US Bank acquires its pricing data from Interactive Data, a third-party provider, which provides global security evaluations and fair value pricing for fixed income securities. Their evaluations represent a good faith opinion as to what a buyer in the marketplace would pay for a security in a current sale.

Interactive Data's evaluations are based on market data and evaluated pricing models that vary by asset class and incorporate trade, bid and other market information as well as evaluated pricing applications utilizing benchmark curves, benchmarking of like securities, sector groupings, and matrix pricing to prepare evaluations. In addition, model processes such as the Option Adjusted Spread model are used to assess interest rate impacts and develop prepayment scenarios. For each asset class, teams of evaluators gather information from market sources and integrate relevant credit information, perceived market movements, and sector news into the evaluated pricing applications and models.

The City and DDA invests primarily in fixed income securities and Local Government Investment Pools (LGIP). The GERP invests primarily in domestic and international mutual funds, and fixed income securities. The investments are valued at fair value at least monthly.

For the City, DDA, and GERP, the following fair value techniques were utilized in measuring the fair value of its investments.

Mutual Funds: The investments are reported at fair value and obtained from the National Association of Securities Dealers.

U.S. Government Agency and Investment Grade Corporate securities: U.S. Government Agency securities are reported at fair value based on a multi-dimensional relational model and Option Adjusted Spread model. The model inputs include benchmark yields, reported trades, broker/dealer quotes, issuer spreads, two-sided markets, benchmark securities, bids, offers, and other reference data including TRACE reported trades. TRACE is a program developed by the National Association of Securities Dealers (NASD) which allows for the reporting of over-the-counter transactions for eligible fixed-income securities.

Investment Pool Funds

The City held \$33,749,135 and \$19,058,834 for Poudre Fire Authority (PFA) and Poudre River Public Library District (PRPLD), respectively, as of December 31, 2025. These amounts are not reflected in the Primary Government investments below and more information on these investments can be found in the separately issued financial statements of PFA and PRPLD.

Fair Value Presentation of Investments

The City has no other investments meeting the fair value disclosure requirements of GASB Statement No. 72. As of December 31, 2025, the City, Component Unit, and GERP, had the following investments and maturities:

As of December 31, 2025, the City had the following investments and maturities:

Primary Government (excluding Custodial Funds)

Investment Type	Credit Risk Rating S&P/Moody's	Fair Value Measurement Level	Fair Value	Investment Maturities		
				Up to 120 days	121 days to 5 years	More than 5 years
<i>Investments measured by fair value levels</i>						
<i>Instrumentality</i>						
Federal Farm Credit Bank (FFCB)	AA+/AAA	2	\$ 29,015,243	\$ 4,366,251	\$ 24,648,992	\$ -
Federal Home Loan Bank (FHLB)	AA+/AAA	2	163,686,301	43,048,275	120,638,026	-
Federal Home Loan Mortgage Corporation (FHLMC)	AA+/AAA	2	130,742,282	-	130,742,282	-
Federal National Mortgage Association (FNMA)	AA+/AAA	2	44,642,984	-	44,642,984	-
Corporate bonds	AA+/AA1	2	63,686,136	4,672,776	59,013,360	-
Corporate bonds	AAA/AAA	2	15,959,035	-	15,959,035	-
Corporate bonds	AA+/AA3	2	9,784,813	4,386,584	5,398,229	-
Corporate bonds	AA/AA3	2	3,162,365	-	3,162,365	-
Corporate bonds	AA-/AA3	2	88,583,420	-	88,583,420	-
Corporate bonds	AA+/AA2	2	4,400,812	-	4,400,812	-
Corporate bonds	AA-/AA2	2	3,339,718	-	3,339,718	-
Corporate bonds	AA+/AAA	2	22,456,371	4,377,670	18,078,701	-
Corporate bonds	AA/AA2	2	12,814,837	-	12,814,837	-
Total Investments Controlled by the City			<u>\$ 592,274,317</u>	<u>\$ 60,851,556</u>	<u>\$ 531,422,761</u>	<u>\$ -</u>
Percent of Total				10%	90%	—%

Component Unit

Investment Type	Credit Risk Rating S&P/Moody's	Fair Value Measurement Level	Fair Value	Investment Maturities		
				Up to 120 days	121 days to 5 years	More than 5 years
<i>Investments measured by fair value levels</i>						
Instrumentality						
Federal Farm Credit Bank (FFCB)	AA+/AAA	2	\$ 838,387	\$ 126,161	\$ 712,226	\$ -
Federal Home Loan Bank (FHLB)	AA+/AAA	2	4,729,669	1,243,868	3,485,801	-
Federal Home Loan Mortgage Corporation (FHLMC)	AA+/AAA	2	3,777,761	-	3,777,761	-
Federal National Mortgage Association (FNMA)	AA+/AAA	2	1,289,946	-	1,289,946	-
Corporate bonds	AA+/AA1	2	1,840,193	135,019	1,705,174	-
Corporate bonds	AAA/AAA	2	461,132	-	461,132	-
Corporate bonds	AA+/AA3	2	282,729	126,749	155,980	-
Corporate bonds	AA/AA3	2	91,376	-	91,376	-
Corporate bonds	AA-/AA3	2	2,559,593	-	2,559,593	-
Corporate bonds	AA+/AA2	2	127,160	-	127,160	-
Corporate bonds	AA-/AA2	2	96,500	-	96,500	-
Corporate bonds	AA+/AAA	2	648,870	126,491	522,379	-
Corporate bonds	AA/AA2	2	370,281	-	370,281	-
Total DDA Investments			\$ 17,113,597	\$ 1,758,288	\$ 15,355,309	\$ -
Percent of Total				10%	90%	—%

GERP

Investment Type	Credit Risk Rating S&P/Moody's	Fair Value Measurement Level	Fair Value	Investment Maturities		
				Up to 120 days	121 days to 5 years	More than 5 years
<i>Investments measured by fair value levels</i>						
Instrumentality						
Federal Farm Credit Bank (FFCB)	AA+/AAA	2	\$ 2,983,473	\$ 89,487	\$ 505,186	\$ 2,388,800
Federal Home Loan Bank (FHLB)	AA+/AAA	2	3,354,786	882,284	2,472,502	-
Federal Home Loan Mortgage Corporation (FHLMC)	AA+/AAA	2	2,679,591	-	2,679,591	-
Federal National Mortgage Association (FNMA)	AA+/AAA	2	914,967	-	914,967	-
Corporate bonds	AA+/AA1	2	1,305,261	95,770	1,209,491	-
Corporate bonds	AAA/AAA	2	327,084	-	327,084	-
Corporate bonds	AA+/AA3	2	200,542	89,904	110,638	-
Corporate bonds	AA/AA3	2	64,813	-	64,813	-
Corporate bonds	AA-/AA3	2	1,815,536	-	1,815,536	-
Corporate bonds	AA+/AA2	2	90,196	-	90,196	-
Corporate bonds	AA-/AA2	2	68,448	-	68,448	-
Corporate bonds	AA+/AAA	2	460,248	89,721	370,527	-
Corporate bonds	AA/AA2	2	262,643	-	262,643	-
Mutual Funds		1	36,363,419	-	-	-
Total GERP Investments			\$ 50,891,007	\$ 1,247,166	\$ 10,891,622	\$ 2,388,800
Percent of Total				2%	21%	5%

Restrictions on Cash and Investments

Cash and cash equivalents as of December 31, 2025 were restricted for the following, excluding GERP:

Fund/Component Unit	Amount	Restriction
Equipment fund	\$ 5,192,881	Financed purchases escrow
Urban Renewal Authority	4,605,680	Debt service through bond ordinance
Golf	236,410	Unspent lease proceeds
General	16,167	Debt Service Escrow

Amounts within pooled investments as of December 31, 2025 were restricted for the following, excluding GERP:

Fund/Component Unit	Amount	Restriction
Electrical and Telecommunications	\$ 29,390,020	Unspent bond proceeds
Stormwater	14,146,199	Unspent bond proceeds
General	125,000	Udall Donation Endowment

B. Notes and Leases Receivable

In March 1996, the City entered into an agreement with a developer for the construction of low – income apartment units. Under the agreement, the City loaned \$913,000 to the developer from the HOME Program special revenue fund and received a deed of trust against the property. By an Assignment and Assumption Agreement and a Second Amendment and Loan Extension agreement, both dated May 18, 2017, another developer assumed the original debt obligation and further agreed to pay the City \$1.5 million in principal plus interest. The loan bears interest at 3% per annum. The loan is to be repaid from 50% of the net available cash flow generated by the project as calculated annually. While there is no set payment schedule any unpaid principal balance and accrued interest is to be paid in full as of May 15, 2054. The City has received payments for the accrued interest annually since 2020, with no new payments made during the year ended 2025. The outstanding balance as of December 31, 2025 is \$1,496,586. The allowance recorded against this receivable is \$1,496,586. Accrued interest on this loan has not been recorded since it is uncertain as to the frequency of when the project will be able to make payments against the note.

The Electric and Telecommunications Fund have certain notes receivable related to efficiencies with customers connected to a Home Efficiency Loan Program. The balance of these loans as of December 31, 2025, is \$5,650,806. There is no allowance for these loans.

The City leases certain assets, primarily buildings and sites for cell phone towers, to various third parties expiring 2026 – 2043. Payments are generally fixed monthly with certain variable payments not included in the measurement of the lease receivable. The City recognizes a lease receivable and a deferred inflow of resources in the financial statements.

At the commencement of a lease, the City measures the lease receivable at the present value of payments expected to be received during the lease term. Subsequently, the lease receivable is reduced by the principal portion of lease payments received. The deferred inflow of resources is initially measured as the initial amount of the lease receivable, adjusted for lease payments received at or before the lease commencement date. Subsequently, the deferred inflow of resources is recognized as revenue over the life of the lease term.

The lease receivable as of December 31, 2025, is \$1,590,945 The City recorded deferred inflows of resources for lease revenue related to leasing arrangements that occurred during the year. As of December 31, 2025, the City recorded deferred inflows of resources of \$1,506,304.

During the year ended December 31, 2025, the City recognized lease revenue related to its lease arrangements of \$373,488, and interest revenue of \$42,280.

C. Capital and Lease Assets

A summary of changes in capital and lease asset activity for the year ended December 31, 2025 follows:

	Beginning Balance	Additions	Transfers	Deletions	Ending Balance
Primary Government:					
Governmental activities					
Capital assets, not being depreciated:					
Land, rights of way, water rights, other	\$ 300,157,072	\$ 11,783,509	\$ —	\$ (516,000)	\$ 311,424,581
Street system infrastructure	438,416,604	—	9,709,488	—	448,126,092
Construction in progress	34,267,104	28,105,499	(15,157,098)	—	47,215,505
Total capital assets, not being depreciated	772,840,780	39,889,008	(5,447,610)	(516,000)	806,766,178
Capital and lease assets, being depreciated/amortized:					
Infrastructure	33,048,047	84,261	—	—	33,132,308
Buildings and improvements	174,800,619	1,214,044	5,235,037	—	181,249,700
Improvements other than buildings	226,481,448	458,494	212,573	—	227,152,515
Machinery and equipment	130,106,351	11,793,027	—	(3,700,255)	138,199,123
Right to use lease assets	1,583,446	3,999,963	—	(736,185)	4,847,224
Right to use software	6,914,070	1,546,089	—	(603,861)	7,856,298
Total capital and lease assets being depreciated/amortized	572,933,981	19,095,878	5,447,610	(5,040,301)	592,437,168
Less accumulated depreciation/amortization for:					
Infrastructure	(20,872,877)	(697,370)	—	—	(21,570,247)
Buildings and improvements	(72,523,032)	(4,122,501)	—	—	(76,645,533)
Improvements other than buildings	(115,217,218)	(9,015,752)	—	—	(124,232,970)
Machinery and equipment	(87,418,183)	(9,086,439)	—	3,636,775	(92,867,847)
Right to use lease assets (amortization)	(612,161)	(966,804)	—	422,416	(1,156,549)
Right to use software (amortization)	(2,981,327)	(1,667,452)	—	410,447	(4,238,332)
Total accumulated depreciation/amortization	(299,624,798)	(25,556,318)	—	4,469,638	(320,711,478)
Total capital and lease assets being depreciated/amortized, net	273,309,183	(6,460,440)	5,447,610	(570,663)	271,725,690
Governmental activities capital and lease assets, net	\$ 1,046,149,963	\$ 33,428,568	\$ —	\$ (1,086,663)	\$ 1,078,491,868
Business-type activities					
Capital assets, not being depreciated:					
Land, rights of way, water rights, other	\$ 75,581,220	\$ 2,857,250	\$ —	\$ —	\$ 78,438,470
Construction in progress	104,408,734	67,210,018	(43,407,714)	—	128,211,038
Total capital assets, not being depreciated	179,989,954	70,067,268	(43,407,714)	—	206,649,508
Capital and lease assets, being depreciated/amortized:					
Buildings and improvements	250,784,966	38,400	5,938,120	—	256,761,486
Improvements other than buildings	893,816,112	23,400	21,843,180	—	915,682,692
Infrastructure/fiber optics	144,194,909	—	7,729,160	—	151,924,069
Machinery and equipment	107,305,143	4,658,662	4,153,341	(2,757,016)	113,360,130
Right to use lease assets	127,144	181,996	—	—	309,140
Right to use software	1,565,194	728,107	3,743,913	—	6,037,214
Total capital and lease assets being depreciated/amortized	1,397,793,468	5,630,565	43,407,714	(2,757,016)	1,444,074,731
Less accumulated depreciation/amortization for:					
Buildings and improvements	(148,254,441)	(4,582,095)	—	—	(152,836,536)
Improvements other than buildings	(417,583,642)	(20,832,479)	—	—	(438,416,121)
Infrastructure/fiber optics	(26,227,591)	(7,283,168)	—	—	(33,510,759)
Machinery and equipment	(79,847,288)	(6,473,006)	—	2,754,068	(83,566,226)
Right to use lease assets (amortization)	(42,519)	(26,337)	—	—	(68,856)
Right to use software (amortization)	(251,475)	(4,306,386)	—	11,513	(4,546,348)
Total accumulated depreciation/amortization	(672,206,956)	(43,503,471)	—	2,765,581	(712,944,846)
Total capital and lease assets being depreciated/amortized, net	725,586,512	(37,872,906)	43,407,714	8,565	731,129,885
Business-type activities capital and lease assets, net	\$ 905,576,466	\$ 32,194,362	\$ —	\$ 8,565	\$ 937,779,393

	Beginning Balance	Additions	Transfers	Deletions	Ending Balance
Component Unit:					
Capital assets, not being depreciated:					
Land, water rights, rights of way, other	\$ 2,528,747	\$ —	\$ —	\$ —	\$ 2,528,747
Total capital assets, not being depreciated	<u>2,528,747</u>	<u>—</u>	<u>—</u>	<u>—</u>	<u>2,528,747</u>
Capital and lease assets, being depreciated/amortized					
Buildings and improvements	4,495,465	—	—	—	4,495,465
Improvements other than buildings	103,076	—	—	—	103,076
Machinery and equipment	14,295	—	—	—	14,295
Right to use lease assets	105,342	—	—	—	105,342
Total capital and lease assets, being depreciated/amortized	<u>4,718,178</u>	<u>—</u>	<u>—</u>	<u>—</u>	<u>4,718,178</u>
Less accumulated depreciation/amortization for:					
Buildings and improvements	(2,747,871)	(92,189)	—	—	(2,840,060)
Improvements other than buildings	(87,506)	(5,370)	—	—	(92,876)
Machinery and equipment	(8,577)	(4,289)	—	—	(12,866)
Right to use lease assets (amortization)	(15,862)	(5,287)	—	—	(21,149)
Total accumulated depreciation/amortization	<u>(2,859,816)</u>	<u>(107,135)</u>	<u>—</u>	<u>—</u>	<u>(2,966,951)</u>
Total capital and lease assets being depreciated/amortized, net	<u>1,858,362</u>	<u>(107,135)</u>	<u>—</u>	<u>—</u>	<u>1,751,227</u>
Capital and lease assets, net	<u>\$ 4,387,109</u>	<u>\$ (107,135)</u>	<u>\$ —</u>	<u>\$ —</u>	<u>\$ 4,279,974</u>

Depreciation and amortization expense was charged to functions / programs of the primary government as follows:

	Governmental Activities	Business-Type Activities
General government	807,925	—
Public safety - police and judicial	2,885,473	—
Cultural, parks, recreation and environmental services	9,773,427	—
Community planning and environmental services	56,540	—
Transportation services	6,371,292	—
Capital assets held by the City's internal service funds used for governmental activities	5,661,661	
Electric and Telecommunication	—	20,334,301
Water	—	9,490,864
Wastewater	—	7,865,456
Storm Drainage	—	4,892,379
Non-major enterprise funds - Golf	—	599,556
Capital assets held by the City's internal service fund used for business-type activities	—	320,915
Total depreciation and amortization expense	<u>25,556,318</u>	<u>43,503,471</u>
Less capital assets held by the City's internal service funds	<u>5,661,661</u>	<u>320,915</u>
Depreciation and amortization expense	<u>\$ 19,894,657</u>	<u>\$ 43,182,556</u>

D. Inter-fund Transfers and Advances

For governmental funds, transfers are primarily used to 1) move revenues from the fund with collection authorization (e.g. Sales and Use Tax Fund) to the General Fund for overall operating expenditures and the Transportation Services, Capital Projects and Natural Areas Fund for dedicated voter approved programs and projects, and 2) move unrestricted General Fund revenues to finance various programs that the government must account for in other funds in accordance with budgetary authorizations, including amounts provided as subsidies or matching funds for various grant programs.

For proprietary funds transfers are made to internal service funds to finance overhead and general operations, as well as to several governmental funds to fund various programs and services of benefit to proprietary funds. Internal service funds make transfers to the general fund to finance various programs and services that benefit internal services funds, as well as to other internal service funds for funding of services.

Transfers Schedule:

Transfer out:	Transfers In:								
	General	Transportation	Capital Projects	Nonmajor Governmental	Electric and Telecommunications	Water	Stormwater	Internal Service	Total
Governmental Funds									
General	\$ -	\$ 10,245,279	\$ 2,064,276	\$ 22,342,329	\$ -	\$ 47,714	\$ 138,336	\$ 8,163,301	\$ 43,001,235
Transportation	143,392	-	2,069,955	120,000	-	-	-	227,790	2,561,137
Capital Projects	-	115,000	-	462,304	-	-	-	-	577,304
Nonmajor Governmental	800,566	63,999	12,158,146	7,209,504	1,164,242	95,428	-	586,648	22,078,533
Proprietary Funds									
Electric and Telecommunications	370,987	53,000	-	27,940	48,123	-	-	644,774	1,144,824
Water	250,730	-	-	18,700	-	-	-	176,477	445,907
Wastewater	45,923	-	-	16,588	-	-	-	159,802	222,313
Storm Drainage	137,410	370,119	-	8,580	-	-	-	108,052	624,161
Golf	30,750	-	-	-	-	-	-	79,327	110,077
Internal Service	218,360	-	-	-	-	-	-	3,276,920	3,495,280
Total transfers in	\$ 1,998,118	\$ 10,847,397	\$ 16,292,377	\$ 30,205,945	\$ 1,212,365	\$ 143,142	\$ 138,336	\$ 13,423,091	\$ 74,260,771

Advances to URA

In May 2009, the City Capital Expansion Fund and Water Fund loaned the URA a combined \$5,303,939 to help fund the development and construction of the Rocky Mountain Innovation Initiative (RMII) facility for the business incubation program. This loan had a 20-year term and bears a fixed interest rate of 2.5%. For years 0 through 4, there were no payments, but interest accrued. For year 5, there was a lump sum, annual payment consisting of the interest accrued during the no payment term and year 5. For years 6 and 7, there was an annual payment of interest only. For years 8 through the maturity date, there will be annual payments of principal and interest. In 2025, the URA made final interest and principal payments of \$678 and \$26,913, respectively. The amount outstanding as of December 31, 2025 is now \$0 and fully paid to the Capital Expansion and Water Funds.

E. Long-term Obligations

The City utilizes various types of debt and other long-term obligations in conducting its business. The following describes the various bonds and other types of financing used by the City and its component unit.

Revenue Bonds: The City and component unit issue bonds and notes where income derived from acquired or constructed assets is pledged to pay debt service. As of December 31, 2025, the City had \$16,385,000, \$216,625,318 and \$2,110,119 of revenue bonds outstanding for governmental activities, business-type activities and the DDA component unit, respectively.

Pledged revenue obligations for business-type activities are as follows:

<u>Date Issued</u>	<u>Description</u>	<u>Revenue Pledged</u>	<u>Amount of Revenue Pledged</u>	<u>Purpose of Debt</u>	<u>Term of Commitment</u>
2003	Subordinate Water Revenue Bonds	Water Revenues	\$ 165,385	Water Capital Projects	through 2030
2016	Sewer Revenue Bonds	Sewer Revenues	7,066,870	Sewer Capital Projects	through 2028
2018	Light and Power Revenue Bonds	Light and Power Revenues	173,277,399	Telecommunications System	through 2042
2023	Electric Utility Enterprise Revenue Bonds	Light and Power, and Telecommunication Revenues	95,969,000	Telecommunications System	through 2044
2023	Stormwater Utility Enterprise Revenue Bonds	Stormwater Revenues	54,416,875	Storm Drainage Improvements	through 2043

<u>Date Issued</u>	<u>Description</u>	<u>% Revenue Pledged</u>	<u>P & I for 2025</u>	<u>Recognized for 2025</u>
2003	Subordinate Water Revenue Bonds	1-15%	\$ 110,612	\$ 13,223,329
2016	Sewer Revenue Bonds	1-25%	2,315,700	11,575,932
2018	Light and Power Revenue Bonds	1-30%	9,996,362	42,680,336
2023	Electric Utility Enterprise Revenue Bonds	1-30%	4,173,500	42,680,336
2023	Stormwater Utility Enterprise Revenue Bonds	1-25%	3,020,738	12,556,617

In 2013, the City issued tax increment revenue bonds for the principal sum of \$11,085,000 to be serviced by the Urban Renewal Authority - North College District. The bond is a special and limited obligation of the City payable solely out of and secured by a pledge of tax increment revenue. The proceeds were received by the URA and were used to pay off advances made by the City for the North College Marketplace, JAX Inc. Building Expansion, Northeast College Corridor Outfall, and the Kaufman and Robinson projects. In 2025 these tax increment revenue bonds were aggregated into a new 2025 tax increment revenue bond to be serviced by the Urban Renewal Authority. See below for further details. Therefore the outstanding balance as of December 31, 2025 is \$0.

In 2019, the City issued tax increment revenue bonds for the principal sum of \$4,990,000 to be serviced by the Urban Renewal Authority - Prospect South Tax Increment Financing District. The bond is a special and limited obligation of the City payable solely out of and secured by a pledge of tax increment revenue. The proceeds were received by the URA and were used to pay off advances made by the City for the Summit and Prospect Station developments. The outstanding balance as of December 31, 2025 is \$3,565,000.

In 2025, the City issued tax increment revenue bonds for the principal sum of \$14,510,000 to be serviced by the Urban Renewal Authority - North College District. The bond is a special and limited obligation of the City payable solely out of and secured by a pledge of tax increment revenue. With a portion of the proceeds originating from the aggregation of refunded Series 2013 tax increment revenue bonds held by the URA - North College District. a special and limited obligation of the City payable solely out of and secured by a pledge of tax increment revenue. The proceeds were received by the URA and have been used to purchase northern Fort Collins problematic or blighted properties; with intent to clear the properties for redevelopment, conservation and rehabilitation within the plan area. Thus far a vacant Albertsons, and the Budget Host Motel property, have been purchased. With the URA planning to purchase additional properties within the district plan area with the remaining proceeds. The outstanding balance as of December 31, 2025 is \$12,820,000.

In 2013, the City issued a subordinate tax increment revenue bond with a Corporation for the principal sum of \$6,050,000 to be serviced by the DDA. The Bond is not a general obligation of the City and full faith and credit of the City is not pledged to pay the debt service requirements. Principal and interest payments are secured by a pledge of Tax Increment Revenue. In the event the available Pledged Tax Increment Revenues are not sufficient to repay the principal of and interest on the Bond in full during the Tax Increment Period the City has declared the intent to pay any unpaid amounts from legally available funds of the City, subject to appropriation by the Council. The outstanding balance as of December 31, 2025, is \$2,110,119.

Certificates of Participation: Through the Fort Collins Leasing Corporation, the City issues certificates of participation (COP) for the acquisition and construction of major capital facilities and improvements. The debt is secured by the constructed facilities and improvements. In the event of default or termination, the trustee has the right to use and possession of the leased property. Debt service payments are made from the rents collected by the Leasing Corporation based upon lease agreements between the City and the Leasing Corporation. As of December 31, 2025, the City had \$29,425,000 of COP outstanding for governmental and \$3,920,000 of COP outstanding for business-type activities.

The DDA paid a portion of the City’s 2017 COP. In 2025, the principal payment was \$300,000.

Financed Purchases: The City also enters into financing agreements as a lendee for financing the acquisition machinery and equipment for both governmental and business-type activities. The capital assets acquired from the finance agreements are included with capital assets and the depreciation of financed equipment is included with depreciation in the financial statements. These finance agreements have been reflected at the present value of their future minimum lease payments as of the inception date. The City had \$11,005,726 and \$1,094,280 of financed purchases outstanding for governmental and business-type activities, respectively as of December 31, 2025.

Cost of all capital assets holding on December 31, 2025 acquired under financed purchases:

	Governmental Activities	Business Type Activities
	Balance, End of Year	Balance, End of Year
Buildings and Improvements	\$ 351,930	\$ —
Improvements other than buildings	—	114,030
Machinery and equipment	38,687,209	4,439,274
Accumulated depreciation	(25,457,924)	(3,106,061)
Net Book Value	<u>\$ 13,581,215</u>	<u>\$ 1,447,243</u>

DDA Short-Term Obligation: In 2012, a revolving line of credit was established with a bank for a 6-year period in the amount of \$1,000,000 to finance DDA projects and programs in accordance with its approved Plan of Development, the Downtown Plan and the Downtown Strategic Plan. In 2018, and again in 2025, the DDA renewed its revolving line of credit in the amount of \$5,000,000 and it renews each year thereafter until 2030. During the fiscal year 2025, total draw amounts were \$8,574,538. During 2025, a total of \$8,574,000 was repaid and there is no amount outstanding as of December 31, 2025. Total interest paid on the loan during 2025 was \$1,542.

Lease Liability: The City leases certain assets from various third parties. The City recognizes a lease liability and an intangible right-to-use asset in the financial statements. At the commencement of a lease, the City initially measures the lease liability at the present value of payments expected to be made during the lease term. Subsequently, the lease liability is reduced by the principal portion of the lease payments made. The lease asset is initially measured as the initial amount of the lease liability, adjusted for lease payments made at or before the lease commencement date, plus certain initial direct costs. Subsequently, the lease asset is amortized on a straight-line basis over the shorter of its useful life of the lease term.

The assets leased include buildings and improvements, land, machinery and equipment, rights of way, and copy machines. Payments are generally fixed monthly with certain variable payments not included in the measurement of the lease liability. Variable payments generally relate to operating costs of the leased item and were not included in the calculation of the right-to-use asset. Lease assets are reported with other capital assets on the statement of net position. Lease asset activity of the City is included in Note C – Capital Assets.

The City monitors changes in circumstances that would require remeasurement of its lease and will remeasure the lease asset and liability if certain changes occur that are expected to significantly affect the amount of the lease liability.

As of December 31, 2025, the City had an outstanding liability for all its leases of \$4,112,760.

Subscription Based IT Assets Liability: The City has access to subscription based arrangements for IT software and services and intangible assets from various third parties. The City recognizes a subscription liability and an intangible right-to-use subscription asset in the financial statements for these subscription based IT arrangements. When the subscription of the arrangement begins, the City initially measures the subscription liability at the present value of payments expected to be made during the terms of subscription. Subsequently, the subscription liability is reduced by the principal portion of the subscription payments made. The related intangible subscription asset is initially measured as the initial amount of the subscription liability, adjusted for payments made at or before the subscription arrangement term commencement date, plus certain initial direct costs. Subsequently, the intangible asset for the IT services is amortized on a straight-line basis over the subscription term.

The subscription based IT assets include software and access to IT services utilized by City operations or to provide services to inhabitants of the City. Payments are generally fixed monthly with certain variable payments not included in the measurement of the subscription liability. Variable payments generally relate to operating costs or related costs for use of the IT assets not included in the calculation of the right-to-use intangible subscription asset. Subscription based intangible assets are reported with other capital assets on the statement of net position. Subscription based IT asset activity of the City is included in Note C – Capital Assets.

The City monitors changes in circumstances that would require remeasurement or change in subscription arrangement terms and will remeasure the subscription asset and liability if certain changes occur that are expected to significantly affect the amount of the subscription liability.

As of December 31, 2025, the City had an outstanding liability for all its subscription based IT arrangements of \$3,445,898.

Electric Utility Enterprise Loans

On December 17, 2019, the City of Fort Collins Electric Utility Enterprise (Enterprise) entered into a loan agreement not to exceed \$2,500,000 for the purpose of financing its Epic Program to assist certain customers of the Utility in financing home energy efficiency and renewable energy improvements by making loans to customers who are property owners. The loan is evidenced by a 2019 Taxable Subordinate Lien Revenue Note having a two-year advance period during which the Enterprise may draw funds. The loan shall be payable from and secured by the net pledged revenues of the Enterprise subordinate to the 2018 Revenue Bonds and on a parity with the 2020 loan and 2020 promissory note. On December 17, 2021, the two-year advance period matured. On December 30, 2021, through an amendment to the loan agreement the loan was converted to a three-year term loan and an eight-year term loan in the principal amount of \$400,000 and \$509,000 at fixed rate of 2.7% per annum and 3.9% per annum, respectively. During 2024 three-year term loan matured and final payment of outstanding principal was made on December 1, 2024. The outstanding balance of the eight-year loan as of December 31, 2025 is \$254,500.

On April 17, 2020, the Enterprise entered into a loan agreement not to exceed \$2,500,000 for the purpose of financing its Epic Program to assist certain customers of the Utility in financing home energy efficiency and renewable energy improvements by making loans to customers who are property owners. The loan is evidenced by the 2020 Taxable Subordinate Lien Revenue Note having a two-year advance period during which the Enterprise may draw funds. The loan shall be payable from and secured by the net pledged revenues of the Enterprise subordinate to the 2018 Revenue Bonds and on a parity with the 2019 Taxable Subordinate Lien Revenue Note and the 2020 promissory note. On April 17, 2022, the two-year advance period matured. Per the conditions of the original agreement the note converted to a term loan. The terms of the loan are a 15-year term in the principal amount of \$695,000 at a fixed rate of 3.38% per annum. The outstanding balance as of December 31, 2025 is \$556,560.

On April 20, 2020, Enterprise entered into a loan agreement with the Colorado Energy Office for the purpose of financing its Epic Program to assist certain customers of the Utility in financing home energy efficiency and renewable energy improvements by making loans to customers who are property owners. The amount borrowed was \$800,000 with interest on the outstanding principal balance at a rate of zero percent. The principal shall be paid in one payment on April 20, 2035. If the principal is not paid when due, interest shall thereafter accrue on the full amount at the rate of 4%. The loan shall be payable from and secured by the net pledged revenues of the Enterprise subordinate to the 2018 Revenue Bonds and on a parity with the 2019 and 2020 Taxable Subordinate Lien Revenue Notes.

On May 31, 2022 the City of Fort Collins Electric Utility Enterprise entered into a loan agreement not to exceed \$2,500,000 for the purpose of financing its Epic Program to assist certain customers of the Utility in financing home energy efficiency and renewable energy improvements by making loans to customers who are property owners. The loan is evidenced by a 2022 Taxable Subordinate Lien Revenue Note having a two-year advance period during which the Enterprise may draw funds. The loan shall be payable from and secured by the net pledged revenues of the Enterprise subordinate to the 2018 Revenue bonds and on a parity with the 2020 loan agreement and the 2020 State loan agreement. On June 28, 2024, through an amendment to the loan agreement the outstanding unfunded portion of the note, totaling \$1,603,000, was converted to a commercial three-year term loan and a commercial eight-year term loan in the principal amount of \$903,000 and \$700,000 at fixed rate of 7.06% per annum and 7.30% per annum, respectively. The outstanding balances as of December 31, 2025 on the two term loans are \$602,000 and \$612,500.

On July 13, 2022 the City of Fort Collins Electric Utility Enterprise entered into a loan agreement not to exceed \$1,800,000 for the purpose of financing its Epic Program to assist certain customers of the Utility in financing home energy efficiency and renewable energy improvements by making loans to customers who are property owners. The loan is evidenced by a 2022 Taxable Subordinate Lien Revenue Note having a three-year advance period during which the Enterprise may draw funds. The loan shall be payable from and secured by the net pledged revenues of the Enterprise subordinate to the 2018 Revenue bonds and on a parity with the 2019 loan agreement, the 2020 loan agreement, the 2020 State loan agreement, and the 2022 loan agreement. Additionally, on July 13, 2023 the first anniversary of the loan agreement funds drawn up to that date per conditions of the original agreement were converted to a term loan. The terms of the first anniversary loan are a 166-months term in the principal amount of \$1,012,000 at a fixed rate of 5.56% per annum. Similarly, on July 13, 2024, the second anniversary of the loan agreement, funds drawn between the first anniversary and the second were converted to a second term loan per conditions of the original agreement. The terms of the second loan are a 154-months term in the principal amount of \$279,000 at a fixed rate of 6.91% per annum. As of December 31, 2025 the unfunded portion of the note is \$0. Meanwhile, the outstanding balance of the first anniversary term loan is \$888,429, and the outstanding balance of second anniversary term loan is \$259,106.

Light and Power pledged revenue obligations for direct borrowings are as follows:

<u>Date Issued</u>	<u>Description</u>	<u>Amount of Revenue Pledged</u>	<u>Purpose of Debt</u>	<u>Term of Commitment</u>
2021	Light & Power 2021 B	\$ 279,314	Customer energy efficiency	through 2029
2020	Light and Power CO Energy Office Loan	800,000	Customer energy efficiency	through 2035
2022	Light & Power 2022	672,460	Customer energy efficiency	through 2037
2023	2020 Taxable Subordinate Lien Revenue	1,210,113	Customer energy efficiency	through 2037
2024	2024 Taxable Subordinate Lien Term Loan	377,497	Customer energy efficiency	through 2037
2024	2024 US Bank Commercial Loan (3 Year)	644,501	Customer energy efficiency	through 2027
2024	2024 US Bank Commercial Loan (8 Year)	768,994	Customer energy efficiency	through 2032

General long-term obligations of the primary government as of December 31, 2025 is comprised of the following:

<u>Date Issued</u>	<u>Description/Interest Rates</u>	<u>Maturity Dates</u>	<u>Original Balance</u>	<u>Outstanding Balance</u>
Direct Borrowings				
2017	Lease Certificates of Participation (2.48%)	2027	\$ 8,425,000	\$ 1,850,000
Other Debt				
Bonds Serviced by Urban Renewal Authority - Secured by tax increment property taxes				
2019	2019 URA Tax Increment Revenue Bonds (2.0 - 2.125%) Prospect South District	2036	4,990,000	3,565,000
2025	2025 URA Tax Increment Revenue Bonds (5%) North College District	2030	14,510,000	12,820,000
COP / ALP serviced by General Fund, Natural Areas Fund, Transportation Fund, and Capital Expansion Fund through the Fort Collins Capital Leasing Corporation Debt Service Fund				
2012	Lease Certificates of Participation (1.82%)	2026	34,395,000	1,905,000
2019	Lease Certificates of Participation (3.0-5.0%)	2038	23,865,000	17,535,000
2023	Lease Certificates of Participation (5.0%)	2032	7,825,000	5,780,000
Direct Borrowings of Internal Service Fund used by Governmental Activities				
2022	Lease Certificates of Participation (4.0% - 5.0%)	2037	2,760,000	2,355,000
Unamortized premium on bonds				2,944,519
Other Obligations of Governmental Funds				
N/A	Compensated absences	N/A	N/A	11,969,240
N/A	Net pension liability	N/A	N/A	207,848
N/A	Lease Liabilities	Various	N/A	3,860,797
N/A	SBITA Liabilities	Various	N/A	1,803,584
Other Obligations of Internal Service Fund used by Governmental Activities				
Various	Financed Purchases (secured by leased equipment)	Various	N/A	11,005,726
N/A	Compensated absences	N/A	N/A	1,100,126
N/A	Claims payable	N/A	N/A	9,599,500
N/A	Net pension liability	N/A	N/A	33,949
N/A	Lease Liabilities	Various	N/A	3,328
N/A	SBITA Liabilities	Various	N/A	365,279
Total				<u>\$ 88,703,896</u>

Component unit long-term debt at December 31, 2025, is comprised of the following obligations:

Bonds Serviced by Downtown Development Authority Debt Service Fund

Direct Borrowings				
2013	Subordinate Tax Increment Revenue Bonds Variable interest rate based on the 10 year U.S. Treasury Note with a .25% floor Secured by tax increment property taxes	2031	\$ 6,050,000	\$ 2,110,119
Other Obligations – Component Unit				
N/A	Compensated absences	N/A	N/A	27,936
N/A	Lease Liabilities	Various	N/A	92,360
Total				<u>\$ 2,230,415</u>

(Continued)

Business-type long-term obligations at December 31, 2025 consists of the following:

<u>Date Issued</u>	<u>Description/Interest Rates</u>	<u>Maturity Dates</u>	<u>Original Balance</u>	<u>Outstanding Balance</u>
Direct Borrowings				
2021	Light & Power 2021 B	2029	509,000	254,500
2020	Colorado Energy Office Loan	2035	800,000	800,000
2022	Light & Power Term Loan	2037	695,000	556,560
2023	Taxable Subordinate Lien Term Loan	2037	1,012,000	888,429
2024	2024 Taxable Subordinate Lien Term Loan	2037	279,000	259,106
2024	2024 US Bank Commercial Loan (3 Year)	2027	903,000	602,000
2024	2024 US Bank Commercial Loan (8 Year)	2032	700,000	612,500
Other Debt				
Bonds and COP serviced by Enterprise Funds				
Light and Power Fund				
Secured by light and power revenues				
2018	Tax-Exempt Revenue Bonds, Series 2018A (3.5 - 5%)	2032-42	84,945,000	84,945,000
2018	Taxable Revenue Bonds, Series 2018B (3.18 - 3.91%)	2022-31	44,690,000	31,635,000
2023	Electric Utility Revenue Refunding Bonds (4.45%)	2044	59,400,000	57,220,000
Water Fund				
Secured by water revenues				
2003	Subordinate Water Revenue Bonds (5.025%)	2030	2,476,446	150,318
Storm Drainage Fund				
Secured by storm drainage revenues				
2023	Stormwater Utility Revenue Refunding Bonds (4.22%)	2043	38,245,000	36,010,000
Wastewater Fund				
Secured by sewer revenue				
2016	Sewer Revenue Refunding Bonds (2.0-4.0%)	2028	18,795,000	6,665,000
Golf Fund				
2022	Lease Certificates of Participation (4.0% - 5.0%)	2037	4,595,000	3,920,000
Unamortized premium on bonds				15,526,477
Other Obligations of Enterprise Funds				
Various	Financed Purchases (secured by leased equipment)	Various	N/A	1,094,280
N/A	Compensated absences	N/A	N/A	3,113,607
N/A	Net pension liability	N/A	N/A	185,754
N/A	Lease Liabilities	Various	N/A	218,509
N/A	SBITA Liabilities	Various	N/A	876,845
Other Obligations of the Internal Service Fund used by Business-type				
N/A	Compensated absences	N/A	N/A	618,269
N/A	Net pension liability	N/A	N/A	45,012
N/A	Lease Liabilities	Various	N/A	30,126
N/A	SBITA Liabilities	Various	N/A	400,190
Total				<u><u>\$246,627,482</u></u>

Changes in long-term liabilities

Long-term liability activity for the year ended December 31, 2025 was as follows:

Primary Government:	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Governmental Activities					
Direct borrowings:					
2017 Certificates of participation	\$ 2,740,000	\$ -	\$ (890,000)	\$ 1,850,000	\$ 915,000
Total direct borrowings	2,740,000	-	(890,000)	1,850,000	915,000
Other debt:					
Bonds and COP:					
Revenue bonds	8,030,000	14,510,000	(6,155,000)	16,385,000	2,595,000
Certificates of participation	31,260,000	-	(3,685,000)	27,575,000	3,805,000
Total bonds and COP	39,290,000	14,510,000	(9,840,000)	43,960,000	6,400,000
Add bond premium	2,654,623	673,340	(383,444)	2,944,519	350,720
Total direct borrowings, bonds and COP	44,684,623	15,183,340	(11,113,444)	48,754,519	7,665,720
Other Liabilities:					
Financed purchases	10,492,137	3,801,947	(3,288,358)	11,005,726	3,510,760
Compensated absences	12,011,424	11,537,424	(10,479,482)	13,069,366	9,277,590
Claims payable	10,300,890	33,134,668	(33,836,058)	9,599,500	4,895,923
Lease liabilities	868,529	3,409,147	(413,551)	3,864,125	703,044
SBITA Liabilities	2,632,046	1,375,888	(1,839,071)	2,168,863	849,383
Net pension liability	3,193,924	-	(2,952,127)	241,797	-
Total other liabilities	39,498,950	53,259,074	(52,808,647)	39,949,377	19,236,700
Governmental activities long-term liabilities	\$ 84,183,573	\$ 68,442,414	\$ (63,922,091)	\$ 88,703,896	\$ 26,902,420
Business-Type Activities					
Direct borrowings					
Light & Power 2021 B	318,125	-	(63,625)	254,500	63,625
Light and Power CO Energy Office Loan	800,000	-	-	800,000	-
Light & Power 2022	596,083	-	(39,523)	556,560	40,899
2023 Taxable Subordinate Lien Term Loan	941,731	-	(53,302)	888,429	56,386
2024 Taxable Subordinate Lien Term Loan	273,387	-	(14,281)	259,106	15,314
2024 US Bank Commercial Loan (3 Year)	903,000	-	(301,000)	602,000	301,000
2024 US Bank Commercial Loan (8 Year)	700,000	-	(87,500)	612,500	87,500
Total direct borrowings	4,532,326	-	(559,231)	3,973,095	564,724
Other debt					
Bonds:					
Revenue bonds	225,657,940	-	(9,032,622)	216,625,318	9,558,229
Certificates of participation	4,155,000	-	(235,000)	3,920,000	245,000
Add bond premium	16,674,853	-	(1,148,376)	15,526,477	1,148,376
Total direct borrowing and bonds	251,020,119	-	(10,975,229)	240,044,890	11,516,329
Other Liabilities:					
Financed purchases	966,687	454,853	(327,260)	1,094,280	340,760
Compensated absences	3,363,484	3,939,311	(3,570,919)	3,731,876	3,179,059
Lease liabilities	93,704	172,433	(17,502)	248,635	26,630
SBITA Liabilities	1,152,548	500,408	(375,921)	1,277,035	560,846
Net pension liability	3,048,207	-	(2,817,441)	230,766	-
Total other liabilities	8,624,630	5,067,005	(7,109,043)	6,582,592	4,107,295
Business-type activities long-term liabilities	\$ 259,644,749	\$ 5,067,005	\$ (18,084,272)	\$ 246,627,482	\$ 15,623,624

(Continued)

Changes in long-term liabilities, continued

<u>Component Unit:</u>	<u>Beginning Balance</u>	<u>Additions</u>	<u>Reductions</u>	<u>Ending Balance</u>	<u>Due Within One Year</u>
Direct borrowings					
Line of credit	\$ -	\$ 8,574,538	\$ (8,574,538)	\$ -	\$ -
Bonds:					
Tax revenue bonds	2,512,571	-	(402,452)	2,110,119	405,296
Total direct borrowings	2,512,571	8,574,538	(8,976,990)	2,110,119	405,296
Other Liabilities:					
Compensated absences	25,001	63,213	(60,278)	27,936	27,936
Lease Liabilities	95,730	69	(3,439)	92,360	3,439
Component unit long-term liabilities	<u>\$ 2,633,302</u>	<u>\$ 8,637,820</u>	<u>\$ (9,040,707)</u>	<u>\$ 2,230,415</u>	<u>\$ 436,671</u>

Annual Debt Service

The following tables display the debt service requirements to maturity for the obligations described. The 2022 Taxable Subordinate Lien Revenue Note is within the two-year advance period and does not yet have formal maturities, and therefore, are not included in the tables below. Additionally, please also note that totals below may not sum correctly due to rounding.

Year Ending December 31	Revenue Bonds (amounts expressed in thousands)					
	Governmental Activities Other Debt			Business-Type Activities Other Debt		
	Principal	Interest	Total	Principal	Interest	Total
2026	\$ 2,595	\$ 730	\$ 3,325	\$ 9,558	\$ 10,211	\$ 19,769
2027	2,730	601	3,331	9,965	9,824	19,789
2028	2,865	464	3,329	10,379	9,418	19,797
2029	3,000	330	3,330	8,373	9,031	17,404
2030	3,140	189	3,329	8,729	8,676	17,405
2031-2035	1,695	144	1,839	49,920	37,015	86,935
2036-2040	360	8	368	63,475	23,462	86,937
2041-2044	-	-	-	56,225	6,634	62,859
	<u>\$ 16,385</u>	<u>\$ 2,466</u>	<u>\$ 18,851</u>	<u>\$ 216,625</u>	<u>\$ 114,271</u>	<u>\$ 330,896</u>

Certificates of Participation Payments
(amounts expressed in thousands)

Year Ending December 31	Governmental Activities Direct Borrowings			Governmental Activities Other Debt			Business-Type Activities Other Debt		
	Principal	Interest	Total	Principal	Interest	Total	Principal	Interest	Total
2026	\$ 915	\$ 46	\$ 961	\$ 3,805	\$ 1,061	\$ 4,866	\$ 245	\$ 188	\$ 433
2027	935	23	958	2,000	949	2,949	260	176	436
2028	-	-	-	2,105	849	2,954	270	163	433
2029	-	-	-	2,200	743	2,943	285	149	434
2030	-	-	-	2,305	645	2,950	300	135	435
2031-2035	-	-	-	9,915	1,831	11,746	1,745	434	2,179
2036-2040	-	-	-	5,245	340	5,585	815	49	864
	<u>\$ 1,850</u>	<u>\$ 69</u>	<u>\$ 1,919</u>	<u>\$ 27,575</u>	<u>\$ 6,418</u>	<u>\$ 33,993</u>	<u>\$ 3,920</u>	<u>\$ 1,294</u>	<u>\$ 5,214</u>

Loans
(amounts in thousands)

Year Ending December 31	Business-Type Activities Direct Borrowings		
	Principal	Interest	Total
2026	\$ 565	\$ 168	\$ 733
2027	571	132	703
2028	275	107	382
2029	282	91	373
2030	225	76	301
2031-2035	1,780	195	1,975
2036-2040	276	11	287
	<u>\$ 3,973</u>	<u>\$ 780</u>	<u>\$ 4,753</u>

Financed Purchase Payments
(amounts in thousands)

Year Ending December 31	Governmental Activities		Business-Type Activities		Total
	Principal	Interest	Principal	Interest	
2026	\$ 3,511	\$ 375	\$ 341	\$ 38	\$ 4,265
2027	2,920	249	276	26	3,471
2028	2,372	140	239	15	2,766
2029	1,587	55	174	6	1,822
2030	615	10	64	1	690
	<u>\$ 11,006</u>	<u>\$ 829</u>	<u>\$ 1,094</u>	<u>\$ 86</u>	<u>\$ 13,014</u>

Component Unit
DDA - Tax Increment Bonds
Direct Borrowings
(amounts in thousands)

Year Ending December 31	Principal	Interest	Total
2026	\$ 405	\$ 75	\$ 480
2027	416	65	481
2028	460	52	512
2029	669	36	705
2030	160	12	172
	<u>\$ 2,110</u>	<u>\$ 240</u>	<u>\$ 2,350</u>

Lease Liabilities
(amounts expressed in thousands)

Year Ending	Governmental Activities			Business-Type Activities		
December 31	Principal	Interest	Total	Principal	Interest	Total
2026	\$ 703	\$ 90	\$ 793	\$ 27	\$ 10	\$ 37
2027	1,049	60	1,109	15	9	24
2028	1,039	31	1,070	14	9	23
2029	1,042	2	1,044	15	8	23
2030	31	-	31	13	8	21
2031-2035	-	-	-	79	29	108
2036-2040	-	-	-	86	8	94
	<u>\$ 3,864</u>	<u>\$ 183</u>	<u>\$ 4,047</u>	<u>\$ 249</u>	<u>\$ 81</u>	<u>\$ 330</u>

Component Unit
DDA - Lease Liabilities
(amounts in thousands)

Year Ending December 31	Principal	Interest	Total
2026	\$ 3	\$ 2	\$ 5
2027	4	2	6
2028	4	2	6
2029	4	2	6
2030	4	2	6
2031-2035	20	7	27
2036-2040	22	4	26
2041-2045	17	2	19
2046-2050	16	1	17
	<u>\$ 92</u>	<u>\$ 22</u>	<u>\$ 115</u>

SBITA Liabilities
(amounts expressed in thousands)

Year Ending	Governmental Activities			Business-Type Activities		
	Principal	Interest	Total	Principal	Interest	Total
December 31						
2026	\$ 849	\$ 45	\$ 894	\$ 561	\$ 36	\$ 597
2027	802	22	824	346	17	363
2028	238	8	246	361	2	363
2029	244	1	245	9	—	9
2030	7	1	8	—	—	—
2031-2035	29	1	30	—	—	—
	<u>\$ 2,169</u>	<u>\$ 78</u>	<u>\$ 2,247</u>	<u>\$ 1,277</u>	<u>\$ 55</u>	<u>\$ 1,332</u>

The City is maintaining all reserves required by ordinances and agreements with other third parties. Within the governmental funds, these reserves are being maintained in debt service and special revenue funds as required by ordinances or agreements.

Conduit Debt Obligations

From time to time, the City has issued economic development revenue bonds, industrial revenue bonds, multifamily housing revenue bonds, and pollution control refunding revenue bonds to provide financial assistance to private-sector entities for the acquisition and construction of industrial and commercial facilities deemed to be in the public interest. The bonds are secured by sources external to the City and are payable solely from payments received from outside parties. The City is not obligated in any manner for repayment on the bonds. Accordingly, the bonds are not reported as liabilities in the accompanying financial statements. As of December 31, 2025 the aggregate principal amount payable for the bonds was \$35,921,000.

Liquidation and Reporting of Governmental Activities Long-Term Liabilities

The General Fund is primarily used to liquidate the governmental activities liabilities for net pension liability.

Internal service funds, except for the Utility Customer Service and Administration Fund, predominantly serve the governmental funds. Accordingly, long-term liabilities for these funds are included as part of the above totals for governmental activities. Long-term liabilities of the Utility Customer Service and Administration internal service fund are included as part of the totals for the business-type activities.

F. Fund Balances

GASB Statement No. 54, *Fund Balance Reporting and Governmental Fund Type Definitions* establishes criteria for classifying fund balances into specifically defined classifications and clarifies definitions for governmental fund types. The following table represents these classifications and the purposes for which the amounts can be spent as of December 31, 2025.

Fund Balances (Deficit):	General	Transportation Services	Capital Projects	Urban Renewal Authority	Other Governmental Funds	Total
Nonspendable:						
Inventories	\$3,033,939	\$—	\$—	\$—	\$—	\$3,033,939
Prepays	520,117	44,794	—	—	184,740	\$749,651
Udall endowment	125,000	—	—	—	—	125,000
Total Nonspendable	3,679,056	44,794	—	—	184,740	3,908,590
Restricted:						
Voter approved capital	—	—	—	—	44,965,783	44,965,783
Community and operation	—	—	—	—	41,875,960	41,875,960
Parking	—	—	—	—	2,464,380	2,464,380
Climate Programs	—	—	—	—	6,831,620	6,831,620
Convention and visitors bureau	20,649	—	—	—	—	20,649
Emergency	10,627,167	—	—	—	—	10,627,167
Fiscal agent	—	—	—	4,605,680	—	4,605,680
Street maintenance	—	985,944	—	—	—	985,944
Other transportation	—	—	—	—	6,603,623	6,603,623
Police services	579,522	—	—	—	—	579,522
Parks and recreation	128,600	—	—	—	18,870,228	18,998,828
PRPA Economic Development	228,315	—	—	—	—	228,315
Other	522,408	—	—	—	1,582,966	2,105,374
PEG distribution	108,854	—	—	—	—	108,854
Sustainability services	—	—	—	—	207,865	207,865
Udall property	48,825	—	—	—	—	48,825
Urban Renewal	—	—	—	12,383,832	—	12,383,832
Total Restricted	12,264,340	985,944	—	16,989,512	123,402,425	153,642,221
Committed:						
Capital projects	254,451	1,587,611	—	—	76,736,786	78,578,848
Cultural development and planning	712,055	—	—	—	872,628	1,584,683
Total Committed	966,506	1,587,611	—	—	77,609,414	80,163,531
Assigned:						
Childcare	100,024	—	—	—	—	100,024
Community and operation	632,239	—	—	—	6,085,181	6,717,420
Downtown Parking Program	—	—	—	—	672,178	672,178
Encumbrance for purchase orders	3,554,339	319,104	—	—	1,171,251	5,044,694
Harmony road	—	228,675	—	—	—	228,675
Manufacturer use tax rebate	150,000	—	—	—	—	150,000
General government	40,016,479	—	—	—	1,069,231	41,085,710
Transportation	—	3,478,018	—	—	—	3,478,018
Waste innovation program	220,380	—	—	—	—	220,380
Total Assigned	44,673,461	4,025,797	—	—	8,997,841	57,697,099
Unassigned	4,048,349	—	(3,952,921)	—	—	95,428
Total Fund Balances (Deficit)	\$65,631,712	\$6,644,146	\$(3,952,921)	\$16,989,512	\$210,194,420	\$295,506,869

Udall Endowment: In 1996 and 2000, the City received a donation of 61 acres of land for use by the City as a natural area. The donor also provided \$125,000 to be used for maintenance of the property. The amount remains in perpetual trust. Income is used solely for the maintenance the property. The endowment does not appreciate, and interest earnings are appropriated in accordance with City Code and Charter. The endowment is recorded as non-spendable fund balance/restricted net position, and the cumulative income is recorded as restricted fund balance/net position.

NOTE IV. OTHER INFORMATION

A. Risk Management

Property, Liability, and Workers Compensation

The City is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; injuries to employees; cyber incidents; and natural disasters. The City manages these risks through a combination of self-insurance and commercial insurance coverage.

Property, liability, workers' compensation, and related risks are financed and accounted for through the Self-Insurance Fund, an internal service fund established to administer the City's self-insurance program and related insurance activities.

The City purchases commercial insurance coverage through private insurers for property, general liability, automobile liability, law enforcement liability, public official liability, cyber liability, aviation liability, and other exposures. Certain policies are subject to deductibles or self-insured retentions. The City also maintains excess insurance coverage for certain claims above self-insured retention levels.

Workers' compensation claims are self-insured up to established retention levels, with excess coverage maintained through commercial insurance carriers in accordance with State of Colorado requirements.

The Downtown Development Authority (DDA), a component unit of the City, participates in the Colorado Special Districts Property and Liability Pool for property, liability, workers' compensation, crime, and related insurance coverage. Certain coverages are subject to deductibles or other participation requirements.

There were no significant reductions in insurance coverage from the prior year. In addition, settled claims have not exceeded commercial insurance coverage in any of the past three fiscal years.

Employee Health and Illness

The City and the component unit self-fund their employees for comprehensive major medical benefits under a Preferred Provider Option (PPO) health plan and a High-Deductible Health Plan (HDHP). The Benefits Fund (an internal service fund) is utilized to finance and account for medical risks of loss. Stop-loss coverage is retained as excess risk coverage, applying on a per occurrence basis with 2018 being \$225,000, and 2019-2025 being \$250,000 per occurrence. During the past five years, there have been 52 claims that have exceeded the stop-loss limit.

Funding and Claims Liabilities

All funds or employees of the City, as applicable, participate in the above risk management programs. Charges to City funds for these services are based on estimates of the amounts needed to pay claims, establish reserves for catastrophic losses, and pay policy premiums.

Claims liabilities for the Self-Insurance and Benefits Funds as of December 31, 2025, amount to \$6,555,000 and \$3,044,500, respectively. These claims were determined on an actuarial basis and reflect the GASB Statement No. 10 requirement that a liability for claims be reported, if information prior to the issuance of the City's financial statements indicates that it is probable that a liability has been incurred at December 31, and the amount of the loss can be reasonably estimated. The liability of \$6,555,000 for the Self Insurance Fund is the outstanding losses, and reflects the sum of evaluated reserves. The liability at December 31, 2025 is held for estimated outstanding losses or losses not yet paid equal to the difference between ultimate losses and paid losses, based on an actuarial analysis; which also equals the sum of case reserves and IBNR reserves. Case reserves refers to reserves established on individual claims by claim adjusters, and the IBNR (Incurred But Not Reported) reserve refers to an estimated amount that will be added to reported losses between the date losses were compiled and final settlement. Additionally, estimated outstanding losses are recorded as of a 53% probability losses will be equal to or less than the recorded liability, with a corresponding 47% probability losses will be greater than the recorded liability. Changes in claims liabilities amounts for 2024, and 2025 are as follows:

	Self-Insurance		Benefits	
	2025	2024	2025	2024
Medical claims liability, beginning of year	\$ 7,563,890	\$ 6,792,882	\$ 2,737,000	\$ 2,647,700
Claims & changes in estimates	2,504,969	4,022,729	30,629,699	30,264,236
Claim payments	(3,513,859)	(3,251,721)	(30,322,199)	(30,174,936)
Medical claims liability, end of year	<u>\$ 6,555,000</u>	<u>\$ 7,563,890</u>	<u>\$ 3,044,500</u>	<u>\$ 2,737,000</u>

Potentially Responsible Party

On May 6, 2019, the City received communication from a State regulatory agency that it is considered a potentially responsible party (PRP), as that term is defined in Statement No. 49 of the Governmental Accounting Standards Board, Accounting and Financial Reporting for Pollution Remediation Obligations (GASB 49), as are two other identified PRPs, related to groundwater protection standards at a solid waste disposal facility on property that is owned in part by the City.

In 2020 PRPs entered into an Intergovernmental Agreement (IGA) related to corrective measures at the landfill. This IGA defined each PRPs financial responsibility as it relates to the remediation efforts of the landfill. The operator PRP will be responsible for the first \$3,000,000 of remediation costs. If remediation costs exceed \$3,000,000 the City will pay 30% of the additional remediation costs. As of December 31, 2025, the City has not expended other financial resources associated with potential remediation. In March of 2026, the City was provided with an updated estimate of remediation expenses. As a result of the updated estimated total project costs the City decreased the accrued liability from \$289,631 to \$186,596, a decrease of \$103,035. This update was made in accordance with Statement No. 49. The City anticipates expending financial resources associated with remediation in 2026.

B. Employee Retirement Systems and Pension Plans

1. General Employees' Retirement Plan

Plan Description

The General Employees' Retirement Plan (the Plan) is a governmental plan established pursuant to IRS Code Section 414(d). The Plan is administered by the General Employees' Retirement Committee (GERC) with City Council having the option to alter, amend or terminate the Plan. All permanent, classified, non-uniformed employees hired before January 1, 1999 are eligible to be members of the General Employees' Retirement Plan, a single-employer defined benefit plan. Employees hired after January 1, 1999 are only eligible to participate in the Money Purchase Plan. The benefits and refunds of the Plan are recognized when due and payable in accordance with the terms of the plan.

Benefits vest 40% after 2 years of credited service and 20% for each year thereafter until 100% is attained after 5 years. Employees who retire at or after age 65 with 5 years of credited service are entitled to an annual retirement benefit, payable monthly for life, in an amount equal to 1.5% of final average monthly compensation multiplied by years of credited service. Final average monthly compensation is the highest average of the considered compensation during 60 consecutive full calendar months out of the last 120 calendar months of credited service. A member is eligible for an early retirement benefit after age 55 and completion of 2 years of credited service. The monthly benefit, payable for life, is equal to the vested portion of the normal retirement benefit based on credited service and compensation at early retirement, reduced by 1/180th for each of the first 60 months and 1/360th for each additional month by which payments commence prior to normal retirement date.

The Plan also provides for death and disability benefits. A death benefit of approximately 50% of the member's vested accrued benefit at the date of death is payable to the employee's spouse for life beginning on the first day of the month following the later of the date of death or the date the member would have been age 55. The spouse may elect to receive the actuarial equivalent lump-sum payment. If the member was not married, the beneficiary or estate would receive the actuarial single-sum payment of the benefit.

As of December 31, 2025, employee membership data related to the Plan was as follows:

Retirees and beneficiaries currently receiving benefits	261
Inactive employees entitled to but not yet receiving benefits	23
Active plan participants	17
Total	<u>301</u>

The Plan is accounted for in the General Employees' Retirement Plan Pension Fund (a pension trust fund). The entire cost of the Plan is paid by the City as established or amended by City Council. The City's current funding policy is to contribute 10.5% of the compensation for active plan participants plus an annual supplemental contribution while the plan is underfunded.

The Plan does not issue a stand-alone financial report. Financial statements for the Plan are presented within the City's financial statements as a fiduciary pension trust fund.

Net Pension Liability Actuarial Assumptions

An actuarial valuation is performed annually to determine the total pension liability. The net pension liability is to be measured as the total pension liability less the Plan's fiduciary net position. To value the Plan, the actuary must predict future events such as investment return, mortality, and rates of termination and retirement using actuarial assumptions. Any variation in future experience from that expected from these assumptions will result in corresponding changes in the estimated costs of the Plan's benefits. A description of assumptions applied in the current valuation follow.

Valuation date	January 1, 2026
Measurement date	December 31, 2025
Inflation	2.25%
Salary increase including inflation	Graded by age including inflation, productivity, and merit increases
Mortality	Pub-2016 General Employees Mortality Tables projected generationally using Scale MP-2021
Actuarial cost method	Entry Age Normal
Asset valuation method	Market Value
Investment rate of return	6.00% per annum, compounded annually net of investment-related expenses
COLA	None
Change in Assumptions	The base mortality table assumption for healthy lives was updated from the Pub-2010 Employee/Retiree tables for General Employees to Pub-2016 Employee/Retiree tables for General Employees. The base mortality table assumption for disabled lives was similarly updated from the Pub-2010 study to the Pub-2016 study.
Significant Changes	The Total Pension Liability was determined by an actuarial valuation as of the Measurement Date; therefore, no significant changes exist between the Valuation Date and the Measurement Date.

Discount Rate

The Plan's fiduciary net position was projected to be available to make all projected future benefit payments of current active and inactive employees; therefore, the discount rate for calculating the total pension liability is equal to the long-term expected rate of return of 6%. There is no change in the discount rate since the prior measurement period, as follows:

Measurement Date	12/31/25
Discount Rate	6.00%
Long-term expected rate of return, net of investment expense	6.00%
Bond Buyer General Obligation 20-Bond Municipal Bond Index	4.83%

Money-Weighted Rate of Return

The money-weighted rate of return considers the changing amounts actually invested during a period and weights the amount of pension plan investments by the proportion of time they are available to earn a return during that period. External cash flows are determined on a monthly basis and are assumed to occur at the middle of each month. External cash inflows are netted with external cash outflows, resulting in a net external cash flow each month. The money-weighted rate of return is calculated net of investment expenses.

Fiscal Year Ending Weighted December 31	Net Money- Rate of Return
2025	15.01%
2024	13.32%
2023	16.63%

Long-Term Expected Rate of Return

The best-estimate range for long-term expected rate of return is determined by adding expected inflation to the expected long-term real returns and reflecting expected volatility and correlation. The following is the Plan's asset target allocations and the long-term expected geometric real rate of return for each asset class as of December 31, 2025.

Asset Class	Target Allocation	Long-Term Expected Geometric Real Rate of Return
Domestic Equity	45%	3.4%
International Equity	15%	4.6%
Fixed Income	40%	2.2%

Change in Net Pension Liability

	Total Pension Liability (a)	Increase (Decrease) Plan Fiduciary Net Position (b)	Net Pension Liability (a) - (b)
Balances as of December 31, 2024	\$ 55,801,611	\$ 49,559,480	\$ 6,242,131
Beginning Year Adjustment	—	—	—
Changes for the year			
Service Cost	90,125	—	90,125
Interest on total pension liability	3,192,096	—	3,192,096
Effect of plan changes	—	—	—
Effect of economic/demographic gains or losses	(155,826)	—	(\$155,826)
Effect of assumption changes or inputs	(426,392)	—	(426,392)
Benefit payments	(5,459,755)	(5,459,755)	—
Employer contributions	—	1,277,197	(1,277,197)
Member contributions	—	—	—
Net investment income	—	7,218,234	(7,218,234)
Administrative expense	—	(25,860)	25,860
Balances as of December 31, 2025	<u>\$ 53,041,859</u>	<u>\$ 52,569,296</u>	<u>\$ 472,563</u>

Sensitivity Analysis

The following presents the plan's fiduciary net position as a percentage of the total pension liability, calculated using the discount rate of 6.00%, as well as what the net pension liability would be if it were calculated using a discount rate that is 1 percentage point lower (5.00%) or 1 percentage point higher (7.00%) than the current rate.

	1% Decrease 5.00%	Current Discount Rate 6.00%	1% Increase 7.00%
Total Pension Liability	\$57,515,183	\$53,041,859	\$49,142,148
Fiduciary Net Position	52,569,296	52,569,296	52,569,296
Net Pension Liability (Asset)	4,945,887	472,563	(3,427,148)
Fiduciary Net Position as % of Total Pension Liability	91.4%	99.1%	107.0%

Pension Expense and Deferred Outflows/Inflows of Resources Related to Pension

For the year ended December 31, 2025, the City recognized pension expense of \$1,093,379. The City reported deferred outflows/(inflows) of resources related to pension from the following source:

Net difference between projected and actual earnings: -\$5,168,137

Deferred outflows/(inflows) for the net difference between projected and actual earnings are recognized over a period of five years. Amounts reported as deferred outflows of resources related to pension will be recognized in the pension expense as follows:

Year Ending December 31	Net Deferred Outflows/(Inflows) of Resources
2026	\$ (289,696)
2027	(2,452,889)
2028	(1,551,737)
2029	(873,815)
2030	—
Total	<u>\$ (5,168,137)</u>

Contributions and Reserves

The Plan's funding policy provides for actuarially determined periodic rates determined by the entry age normal cost method. Under this method, the actuarial present value of the projected benefits of each individual included in the valuation is allocated on a level basis over the earnings of the individual between entry age and assumed exit age. Contributions are based on the actuarially determined rates. For 2025, the City contributed 76.5% of covered pay to the Plan as well as the supplemental contributions; this amounted to \$1,277,197. The authority for establishing or amending the obligation to make contributions rests with City Council.

Costs of administering the Plan are all financed from contributions and earnings of the Plan. The entire balance of the Plan's net position available for benefits as of December 31, 2025, is \$52,569,824 all of which is reserved for benefits of employees and beneficiaries.

Money Purchase Plan 401(a)

The City offers its employees a defined contribution money purchase plan. The City does not have administrative involvement and does not perform the investment function of this plan; therefore, it is not included in the City's financial statements. Classified employees were offered the plan for the first time in 1995. In a defined contribution plan, benefits depend solely on amounts contributed to the plan plus investment earnings. Employees are eligible to participate six months from the date of employment. The plan requires both employer and employees to contribute amounts ranging from 3% to 10% (depending on job classification) of base salary each pay period. Contributions made by the City are not taxable to the employee until they are withdrawn. Employee contributions are made with pre-tax dollars, and the earnings on City and employee contributions are not taxed until withdrawn. Except for certain categories of police personnel, employees are fully vested upon initial participation in the plan. Sworn police officers and emergency service dispatchers, who receive higher contribution rates, are fully vested upon completion of three years of service. Plan provisions and contribution requirements are established and may be amended by City Council. City and employee contributions to the plan were \$12,572,793 and \$6,895,796, respectively during 2025.

Post Employment Health Plan (PEHP)

In 2006 and 2007, the City offered to classified and unclassified management employees the employer- sponsored health benefits savings vehicle that allowed the employee to accumulate assets to pay for medical expenses in retirement on a tax-free basis. As of December 31, 2007, the plan has been frozen. There can no longer be any money withheld for this plan. Police Services, through the Collective Bargaining Unit (CBU), continue to offer a mandatory PEHP plan to collective bargaining unit members only. Both the frozen City plan and the current CBU plan are administered by Nationwide. Both the frozen City plan and the current CBU plan are deemed defined contribution plans administered through trusts.

The PEHP plan offers triple tax advantage to employees. Employee contributions are made through pre-tax payroll deductions, are invested in Nationwide funds and grow tax-free, and monies can be withdrawn tax-free for qualifying expenses. No federal, state or FICA tax will be withheld. Employees cannot change their elections after their initial enrollment. The CBU PEHP plan requires a mandatory 1.25% contribution to be made by all qualifying participants with less than 10 years of service, 1.50% for participants with 10-20 years of service, and 1.75% for participants with more than 20 years of service. In addition to the mandatory contribution, the CBU negotiated additional contributions based on years of service. The City will also make a one-time contribution in an employee's PEHP consistent with the years of service. For the one time amounts it is \$5,000 for 10 years of service, \$7,500 for 15 years of service, \$12,000 for 20 years of service, and \$15,000 for 25 years of service. The City agreed to pay a one-time catch up in 2022 for eligible employees who have already passed one or more of those milestones. Once participants become eligible to get reimbursed from their own PEHP account, they can turn in receipts to a third-party administrator and be reimbursed with tax- free monies. If the employee passes away, the employee's spouse and dependents are automatically eligible to use the account and are reimbursed on a tax-free basis. Employer and employee contributions to the CBU PEHP plan were \$723,381 and \$441,266, respectively during 2025.

2. Statewide Death and Disability Plan

Plan Description

The City contributes to the Fire & Police Pension Association (the Plan), a multi-employer cost sharing other post employment benefit plan (OPEB) covering full-time employees of substantially all fire and police departments in Colorado. Contributions to the Plan are used solely for the payment of death and disability benefits. The Plan was established in 1980 pursuant to Colorado Revised Statutes. All uniformed employees are eligible to be members of the Fire & Police Pension Association (FPPA).

Funding Policy and City Contributions

Prior to 1997, the State of Colorado, whose contributions were established by Colorado statute, primarily funded the Plan. The State made a one-time contribution in 1997 of \$39,000,000 to fund the past and future service costs for all firefighters and police officers hired prior to January 1, 1997. No further State contributions are anticipated.

The annual contribution rate for members hired on or after January 1, 1997 and for members covered by Social Security is 2.6% as of January 1, 2011. The FPPA board voted to increase the contribution from 3.0% in 2021 to 3.2% for 2022. During 2025 the City's contributions were \$1,991,022 equal to the statutory required contribution.

Benefits

Benefits are established by Colorado statute.

If a member dies prior to retirement, the surviving spouse is entitled to a benefit equal to 40% of the member's monthly base salary with an additional 10% of base salary if a surviving spouse has two or more dependent children, or if there are three or more dependent children without a surviving spouse. Benefit entitlement continues until death of the spouse and death, marriage, or other termination of dependency of children.

A member who becomes disabled prior to retirement shall be eligible for disability benefits. The benefit is 70% of base salary for cases of total disability. Effective October 1, 2002, the benefit is 50% of base salary for a permanent occupational disability and 40% of base pay for a temporary occupation disability.

Benefits paid to members are evaluated and may be re-determined on October 1 of each year. Any increase in the level of benefits cannot increase by more than 3% for any one year. Totally disabled members and their beneficiaries receive an automatic cost of living adjustment each year of 3%.

Separately issued financial statements and the related actuarial valuation may be obtained from the Fire & Police Pension Association at: <https://www.fppaco.org/annual-reports>

In accordance with applicable authoritative guidance, FPPA classifies all contributions to the Plan as member (employee) contributions. This results in an employer contribution of 0% when calculating the employer's proportionate share of the net OPEB liability, related expenses, and deferral items. Therefore, no net OPEB liability, expense or deferral items are recorded by the City.

C. Commitments/Contingencies Construction Commitments

The City had commitments of \$837,544 and \$1,729,080 for capital projects in governmental fund types, and proprietary fund types, respectively, at December 31, 2025. Future expenditures related to these commitments are expected to be financed through available resources and future revenues.

Encumbrance Commitments for Proprietary Fund Types

The financial statements do not include encumbrances for proprietary fund types. However, encumbrances for these funds are recorded by the City for management and budgetary control purposes. Outstanding encumbrance commitments for the proprietary funds at December 31, 2025 amounted to \$72,613,988.

Street Oversizing Liability

The City has contractual liabilities for street oversizing costs with various developers. The developers are required to install certain oversized streets as a condition of subdivision approval. Once the streets are installed and inspected by the City, a liability is recorded for the difference between a normal sized street and the oversized street installed.

Because the City has no control over when subdivisions will be developed and the related oversized street completed, the liability for uncompleted oversizing costs has not been reflected in the financial statements, because the amount is not considered by management to be probable and measurable.

Solid Waste Financial Assurance

The City's Water Utility owns and operates a Water Treatment Facility, which through the treatment process produces solids, and therefore must provide financial assurance of estimates for post closure costs in accordance with regulations pertaining to solid waste sites and facilities (6 CCR 1007-2, Part 1) as set by the State of Colorado Department of Public Health and Environment. The facility is not expected to be closed in the future, however in the event of closure the City estimates and provides assurance of total Closure Costs and Post- Closure Care Requirements of \$1,801,928 and \$417,292, respectively. Additionally, this estimate is not reported as a liability by the City because the solid waste generated from the Water Treatment Facility is for potable water and therefore is not subject to an external obligating event that requires the City to perform an asset retirement defined by GASB Statement No. 83, *Certain Asset Retirement Obligations*.

D. Legal Matters

Pending Litigation and Grants

Various claims and lawsuits are pending against the City. After consideration of applicable insurance policy coverage, and the relative merits of each claim or lawsuit, it is the opinion of the City Attorney and City management that the potential ultimate liability resulting from these actions, if any, will not have a material adverse financial effect on the City.

Under the terms of federal and state grants, periodic audits are required and certain costs may be questioned as not being appropriate expenditures under the terms of the grants. Such audits could lead to reimbursement to the grantor agencies. City management believes disallowances, if any, resulting from any such audits would be immaterial. There currently are no material disallowed or questioned costs.

Tax, Spending, and Debt Limitations

Article X, Section 20, of the State Constitution has several limitations, including those for revenue, expenditures, property taxes, and issuance of debt. These provisions of the Constitution are complex and subject to judicial interpretation. In the opinion of management, the City is in compliance with such provisions. In 1997, the City's electorate approved the ongoing retention of excess revenue by the City, requiring the excess revenue be spent for specified purposes. This alleviated the need by the City to seek annual approval to retain excess revenue and excess property tax.

The excess revenue will be used for the purposes of public health and safety (including, but not limited to environmental monitoring and mitigation), growth management, transportation services, and maintaining and repairing City facilities.

The State Constitution also requires local governments to establish emergency reserves equal to at least 3% of fiscal year spending as defined in the amendment. These emergency reserves cannot be used to compensate for economic conditions, revenue short falls, or salary and benefit increases. As of December 31, 2025, the amount required as an emergency reserve in compliance with the amendment is \$10,627,167 and is shown as a restriction of fund balance in the General Fund.

E. Related Party Transactions

Due to the nature of the relationships, the City has related party transactions with various entities. The following transactions have occurred during 2025:

1. Northern Colorado Regional Airport

Intergovernmental Agreement

The Airport is jointly operated under an Intergovernmental Agreement between the City of Fort Collins, Colorado and the City of Loveland, Colorado. Pursuant to the agreement, any needed contributions for annual operating budgets or capital improvements are shared equally by both cities. Also, either City may invest additional funds in the Airport as it sees fit.

Since July 3, 1979, ownership of assets vests equally with each City. Assets acquired prior to July 3, 1979 vested one-third with the City of Loveland and two-thirds with the City of Fort Collins. The agreement provides that if either City does not pay its one-half of agreed expenses in a given year, it will convey to the other City ten percent of its total Airport ownership.

Pursuant to an Intergovernmental Agreement between the City of Fort Collins, Colorado and the City of Loveland, Colorado, dated March 19, 2019, each of the Cities agreed to treat their required annual contribution as a fair market value rental rate for the Federal Aviation Administration Release property, defined therein as a portion of the Airport property, to be used for a police training facility. Each City contributed \$220,525 in 2025.

Financial Information

The Northern Colorado Regional Airport is accounted for as a joint venture. A summary of financial information is as follows:

As of December 31, 2025

Total current assets	\$ 2,547,631
Total capital assets (net of accumulated depreciation)	<u>32,692,852</u>
Total assets	35,240,483
Total current liabilities	<u>203,133</u>
Total Net Position	35,037,350
Net investment in capital assets	32,686,863
Restricted capital	-
Unrestricted net position	<u>2,350,487</u>
Total Net Position	<u><u>\$ 35,037,350</u></u>

For the Year Ended December 31, 2025

Total operating revenue	\$	2,342,038
Total operating expense		4,348,719
Interest income		113,343
Federal/State grants		39,341
Contributed asset		-
Intergovernmental - aid to construction		-
Capital contributions		—
Change in Net Position	<u>\$</u>	<u>(1,853,997)</u>

The City’s annual contribution is reflected as an expenditure of the General Fund. The City’s share of The Northern Colorado Regional Airport’s Net Position and Change in Net Position are reflected in the City’s Statement of Net Position and Statement of Activities, respectively.

Stand-Alone Financial Statements

The stand-alone financial statements for the Airport can be obtained from the City of Loveland Finance Department at 500 East Third Street, Loveland, Colorado, 80537.

2. Poudre Fire Authority

As mentioned in the summary of significant accounting policies, the City provides funding for PFA. During 2025, such funding amounted to \$40,669,398 and was an expenditure in the General Fund and Capital Expansion Fund. In addition, the City provided accounting and administrative services to PFA at no charge.

3. Poudre River Public Library District

Pursuant to an intergovernmental agreement with the Poudre River Public Library District, the City is contracted to provide support services including accounting, budgeting, treasury management, accounts payable, payroll, human resources, purchasing, and information technology. In 2025, the District paid the City \$0.441 million for these services. The City also provides employee benefits to the District’s employees through the City’s Human Resources Department. The District and its employees pay the same benefit premiums as the City and its employees. Finally, the District contracts with the City to provide operations services for janitorial and facilities maintenance that are billed on a usage basis.

4. Platte River Power Authority

The Light and Power Fund purchases all of its electrical power from PRPA. During 2025, these purchases amounted to \$109.8 million of which \$8.8 million is included in accounts payable at December 31, 2025.

5. North Front Range Metropolitan Planning Organization

The City allows the North Front Range Metropolitan Planning Organization (NFRMPO) to participate in its employee benefit plans and bills NFRMPO for this coverage. In addition, NFRMPO also used the City’s fleet services for vehicle maintenance. During 2025, billings amounted to:

Benefits		154,442
Services		34,261
Total	<u>\$</u>	<u>188,703</u>

F. Subsequent Events

The City has evaluated subsequent events through the compilation and audit review of this Annual Comprehensive Financial Report, and determined that there have been no events that have occurred that would required adjustments to our disclosures as presented.

REQUIRED SUPPLEMENTARY INFORMATION

I. Modified Approach for City Streets Infrastructure Capital Assets

In accordance with GASB Statement No. 34, the City is required to account for and report infrastructure capital assets. The City has several major infrastructure systems including the street system and various systems that distribute utility services. Each major infrastructure system can be divided into subsystems. For example, the street system can be divided into concrete and asphalt pavements, concrete curb and gutters, sidewalks, medians, streetlights, traffic control devices (signs, signals and pavement markings), landscaping and land. Subsystem detail is not presented in these basic financial statements; however, the City maintains detailed information on these subsystems.

The City has elected to use the "Modified Approach" as defined by GASB Statement No. 34 for infrastructure reporting for its Streets Pavement System. Under GASB Statement No. 34, eligible infrastructure capital assets are not required to be depreciated under the following requirements:

The City manages the eligible infrastructure capital assets using an asset management system with characteristics of (1) an up-to-date inventory; (2) perform condition assessments and summarize the results using a measurement scale; and (3) estimate annual amount to maintain and preserve at the established condition assessment level.

The City documents that the eligible infrastructure capital assets are being preserved approximately at or above the established and disclosed condition assessment level. The City's Pavement Management Program conducts condition assessment surveys on a three-year cycle assuring that all data is updated within three-year period. City owned streets are classified based on land use, access and traffic utilization into the following three classifications: arterial, collector and local. Each street was assigned a physical condition based on potential defects. A Pavement Condition Index (PCI), a nationally recognized index, was assigned to each street and expressed in a continuous scale from 0 to 100, where 0 is assigned to the least acceptable physical condition and 100 is assigned to the physical characteristics of a new street.

The City of Fort Collins is changing its focus from specifying a targeted average condition value to setting a specified Level of Service (LOS). Setting a LOS will allow for a range of funding needs to be determined to assess what funding level best suits the needs of the City in terms of desired LOS and available funding.

LOS is a customer-driven measurement of condition. The City of Fort Collins' goal is to maintain a LOS of "B". LOS B is a high level of service in which pavements are in good condition, few deficiencies are present, the roads are providing good ride quality, low vehicle operating costs, minor signs of deterioration, and with few safety-related issues. Preventive and corrective maintenance activities can be used to keep the average network condition maintained. In 2025 the overall average PCI was within the low-range of LOS of "B". The average detail condition is as follows:

Level of service.....	PCI Range.....	Percent of Roads
LOS A (excellent).....	100 to 86.....	22.0%
LOS B (good).....	85 to 71.....	49.5%
LOS C (fair).....	70 to 56.....	21.3%
LOS D (poor).....	55 to 41.....	6.3%
LOS F (very poor).....	40 to 0.....	0.9%

The City's most recent survey was conducted in 2024 and results were calculated in 2025.

REQUIRED SUPPLEMENTARY INFORMATION (continued)

The City's streets are constantly deteriorating resulting from the following five factors; (1) traffic loads; (2) the sun's ultra-violet rays drying out and breaking down the top layer of pavement; (3) utility company/private development interests trenching operations; (4) winter freeze/thaw condition and water damage from both natural and other urban runoff; and (5) growth of the existing street system. The City is continuously taking actions to arrest the deterioration through short-term maintenance activities such as crack sealing, pothole patching, street sweeping, and sidewalk repair.

The City's short-term maintenance expenditures delay deterioration; however, the overall network condition is not improved through these maintenance expenditures. The City has estimated the amount of annual expenditures required to maintain the City's streets at a Level of Service B and uses this data to inform the budgeted maintenance costs. A schedule of budgeted maintenance calculated to maintain and preserve its streets at the current level compared to actual expenditures for the street maintenance for the last nine years is presented below:

Year	Budgeted Maintenance Estimate	Actual Experience
2025*	\$19,460,014	\$18,153,425
2024	19,613,058	18,571,836
2023	18,917,443	17,038,273
2022 *	17,296,130	16,275,590
2021	16,277,684	15,669,323
2020	17,715,299	14,505,437
2019 *	18,355,293	15,953,470
2018	17,892,042	15,370,349
2017	18,678,501	19,113,302
2016 *	16,700,000	16,124,280
2015	15,858,500	15,015,591

*Indicates year of published pavement condition assessment

REQUIRED SUPPLEMENTARY INFORMATION (continued)

II. Pension

SCHEDULE OF CHANGES IN NET PENSION LIABILITY AND RELATED RATIOS
GENERAL EMPLOYEES' RETIREMENT PLAN
FOR THE LAST TEN FISCAL YEARS

	Fiscal Year Ending December 31									
	2025	2024	2023	2022	2021	2020	2019	2018	2017	2016
Total Pension Liability										
Service Cost	\$ 90,125	\$ 97,349	\$ 110,566	\$ 122,875	\$ 144,873	\$ 170,915	\$ 308,736	\$ 291,421	\$ 313,286	\$ 383,757
Interest on total pension liability	3,192,096	3,279,728	3,375,443	3,441,070	3,503,432	3,684,622	3,557,492	3,620,607	3,695,911	3,681,690
Effect of economic/demographic (gains) or losses	(155,826)	245,516	(478,739)	176,104	59,231	(340,845)	226,198	554,888	21,369	(455,387)
Effect of assumption changes or inputs	(426,392)	-	127,455	-	-	781,866	(3,823,926)	6,602,855	1,337,286	220,453
Benefit payments	(5,459,755)	(4,703,047)	(4,730,051)	(4,910,385)	(4,544,725)	(5,111,889)	(5,215,830)	(4,847,491)	(3,720,322)	(3,367,735)
Net Change in Total Pension Liability	(2,759,752)	(1,080,454)	(1,595,326)	(1,170,336)	(837,189)	(815,331)	(4,947,330)	6,222,280	1,647,530	462,778
Total pension liability, Beginning	55,801,611	56,882,065	58,477,391	59,647,727	60,484,916	61,300,247	66,247,577	60,025,297	58,377,767	57,914,989
Total pension liability, Ending (a)	\$53,041,859	\$55,801,611	\$56,882,065	\$58,477,391	\$59,647,727	\$60,484,916	\$61,300,247	\$66,247,577	\$60,025,297	\$58,377,767
Fiduciary Net Position										
Employer contributions	\$ 1,277,197	\$ 1,301,426	\$ 1,321,307	\$ 1,341,392	\$ 1,361,952	\$ 1,415,437	\$ 1,472,169	\$ 1,576,991	\$ 1,652,786	\$ 1,720,650
Investment income net of investment expenses	7,218,234	6,101,398	6,972,331	(7,616,905)	6,387,365	7,032,881	8,769,544	(2,457,997)	7,032,710	2,496,850
Benefit payments	(5,459,755)	(4,703,047)	(4,730,051)	(4,910,385)	(4,544,725)	(5,111,889)	(5,215,830)	(4,847,491)	(3,720,322)	(3,367,735)
Administrative expenses	(25,860)	(18,791)	(23,358)	(25,123)	(26,078)	(23,539)	(26,939)	(20,297)	(26,752)	(30,743)
Net change in Plan Fiduciary Net Position	3,009,816	2,680,986	3,540,229	(11,211,021)	3,178,514	3,312,890	4,998,944	(5,748,794)	4,938,422	819,022
Fiduciary Net Position, Beginning	49,559,480	46,878,494	43,338,265	54,549,286	51,370,772	48,057,882	43,058,938	48,807,732	43,869,310	43,050,288
Fiduciary Net Position, Ending (b)	\$52,569,296	\$49,559,480	\$46,878,494	\$43,338,265	\$54,549,286	\$51,370,772	\$48,057,882	\$43,058,938	\$48,807,732	\$43,869,310
Employer's Net Pension Liability (a-b)	\$ 472,563	\$ 6,242,131	\$10,003,571	\$15,139,126	\$ 5,098,441	\$ 9,114,144	\$13,242,365	\$23,188,639	\$11,217,565	\$14,508,457
Covered payroll	\$ 1,668,528	\$ 1,790,022	\$ 1,930,152	\$ 1,969,281	\$ 2,363,492	\$ 2,884,624	\$ 3,923,740	\$ 4,738,991	\$ 5,255,224	\$ 6,191,383
Net pension liability as a % of covered payroll	28.32%	348.72%	518.27%	770.30%	215.63%	315.96%	337.49%	489.32%	213.46%	234.33%

REQUIRED SUPPLEMENTARY INFORMATION (continued)

**SCHEDULE OF EMPLOYER CONTRIBUTIONS
GENERAL EMPLOYEES' RETIREMENT PLAN
LAST TEN FISCAL YEARS**

Plan Year	Required Contribution	Employer Contribution	Contribution Deficiency (Excess)	Covered Payroll	Actual Contribution as a % of Covered Payroll
2025	\$ 1,295,195	\$ 1,277,197	\$ 17,998	\$ 1,668,528	76.5%
2024	1,307,952	1,301,426	6,526	1,790,022	72.7%
2023	1,322,666	1,321,307	1,359	1,930,152	68.5%
2022	1,326,775	1,341,392	(14,617)	1,969,281	68.1%
2021	1,368,167	1,361,952	6,215	2,363,492	57.6%
2020	1,422,886	1,415,437	7,449	2,884,624	49.1%
2019	1,531,993	1,472,169	59,824	3,923,740	37.5%
2018	1,617,594	1,576,991	40,603	4,738,991	33.3%
2017	1,671,799	1,652,786	19,013	5,255,224	31.5%
2016	1,770,095	1,720,650	49,445	6,191,383	27.8%

**SCHEDULE OF INVESTMENT RETURNS
GENERAL EMPLOYEES' RETIREMENT
PLAN
LAST TEN FISCAL YEARS**

Fiscal Year Ending December 31	Net Money-Weighted Rate of Return
2025	15.0%
2024	13.3%
2023	16.6%
2022	-14.4%
2021	12.7%
2020	15.0%
2019	21.3%
2018	-5.1%
2017	16.5%
2016	5.9%

REQUIRED SUPPLEMENTARY INFORMATION (continued)

Actuarial Assumptions - 2025

Valuation date	January 1, 2026
Measurement date	December 31, 2025
Inflation	2.25%
Salary increase including inflation	Graded by age including inflation, productivity, and merit increases
Mortality	Pub-2016 General Employees Mortality Tables projected generationally using Scale MP-2021
Actuarial cost method	Entry Age Normal
Asset valuation method	Market Value
Investment rate of return	6.00% per annum, compounded annually net of investment-related expenses
COLA	None
Change in assumptions	The base mortality table assumption for healthy lives was updated from the Pub-2010 Employee/Retiree tables for General Employees to Pub-2016 Employee/Retiree tables for General Employees. The base mortality table assumption for disabled lives was similarly updated from the Pub-2010 study to the Pub-2016 study.
Significant changes	The Total Pension Liability was determined by an actuarial valuation as of the Measurement Date; therefore, no significant changes exist between the Valuation Date and the Measurement Date.

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SUPPLEMENTARY INFORMATION



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SUPPLEMENTARY INFORMATION

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**NON-MAJOR GOVERNMENTAL FUNDS
COMBINING AND INDIVIDUAL FUND FINANCIAL STATEMENTS AND SCHEDULES**

Special Revenue Funds

Capital Expansion -- to account for capital expansion fees collected by the City and various projects funded by those fees.

Sales and Use Tax -- to account for collections of the City's .25% sales and use tax designated for Natural Areas.

Community Capital Improvement Program (CCIP) -- to account for collections of the City's .25% sales and use tax designated for Community Capital Improvement Program, a 10-year voter-approved tax renewal dedicated to specific projects.

Natural Areas -- to account for dedicated financial resources to be used for the acquisition of natural areas and trails. In addition, some of the fund is used for long-term management of existing natural areas and trails.

2050 Tax Parks & Recreation, Transit and Climate -- to account for collections of the City's .50% sales and use tax designated for 50% use for Parks & Recreation Facilities, 25% for Climate Programs and 25% for Transit System.

Arts & Culture -- to account for revenues received from the Lincoln Center facility, performing and visual arts and General Fund subsidies used to promote cultural activities.

Recreation -- to account for recreation fees and General Fund subsidies used to provide recreational programs for citizens.

Cemeteries -- to account for revenues collected from the sale of burial plots.

Perpetual Care -- to account for monies set aside for the maintenance costs of burial plots.

Community Development Block Grant (CDBG) -- to account for revenues received from the federal government which are restricted to financing the City's Community Development Block Grant Program.

Home Program -- to account for revenues received from the federal government restricted to financing the City's Home Program.

Transit Services -- to account for federal grants and other revenues utilized to operate and maintain the City's bus system.

Transportation Capital Expansion Fees (CEF) -- to account for capital expansion fees used to pay the City's portion of street oversizing costs.

Parking -- to account for the revenue and operations of Parking Services.

General Improvement District # 1 -- to account for property taxes and investment earnings used to fund debt service and other activities of the General Improvement District No. 1, a blended component unit.

General Improvement District #15 - Skyview -- to account for property taxes and investment earnings used to fund the maintenance of the Skyview Subdivision street system of the General Improvement District No. 15, a blended component unit.

Keep Fort Collins Great - is used to account for collections of the City's 0.85% sales and use tax, which expired December 31, 2020

Debt Service Fund

Fort Collins Leasing Corporation -- to account for rental amounts received from lease payments between the City and the Corporation on municipal buildings and other structures. Monies used to pay certificates of participation issued by the Corporation.

Capital Project Funds

Neighborhood Parkland -- to account for parkland fees used to fund the acquisition, development and administration of neighborhood park and capital improvements.

Conservation Trust Fund -- to account for revenues received from the Colorado State Lottery through the State Conservation Trust Fund which are restricted to financing capital projects which relate to the acquisition and development of open space and trails.

**NON-MAJOR GOVERNMENTAL FUNDS
COMBINING BALANCE SHEET
DECEMBER 31, 2025**

	Special Revenue Funds					
	Capital Expansion	Sales and Use Tax	2050 Tax Parks & Recreation, Transit and Climate	Community Capital Improve- ment Program	Natural Areas	Arts & Culture
ASSETS						
Cash and cash equivalents	\$ 3,510,472	\$ 531,396	\$ 2,305,098	\$ 3,354,306	\$ 2,115,400	\$ 593,296
Investments	41,807,642	-	27,452,356	39,947,794	25,041,224	4,454,518
Receivables						
Property taxes	-	-	-	-	-	-
Sales and use taxes	-	515,623	2,598,933	1,301,496	-	-
Accounts	14,338	-	-	-	1,105,009	24,379
Notes and loans	-	-	-	-	150,439	10,844
Interest	379,051	-	248,898	362,187	227,037	40,387
Prepaid item	-	-	-	-	-	-
Due from other funds	-	-	-	-	-	-
Advances to other funds	-	-	-	-	-	-
Due to other governments	-	-	-	-	-	4,329
Total Assets	45,711,503	1,047,019	32,605,285	44,965,783	28,639,109	5,127,753
LIABILITIES						
Accounts payable, accruals, and other	-	-	339,871	-	161,766	321,406
Wages payable	-	-	25,258	-	167,284	129,447
Due to other governments	-	-	-	-	-	-
Due to other funds	-	-	-	-	-	-
Unearned revenue	-	-	-	-	-	979,500
Deposits held	-	-	-	-	-	318,471
Total Liabilities	-	—	365,129	-	329,050	1,748,824
DEFERRED INFLOWS OF RESOURCES						
Levied for following year - property taxes	-	-	-	-	-	-
Unavailable revenue - special assessments	-	-	-	-	-	-
Unavailable revenue - other	-	-	-	-	-	-
Deferred inflows from leases	-	-	-	-	144,410	10,452
Total Deferred inflows of resources	-	-	-	-	144,410	10,452
Total Liabilities and Deferred inflows of resources	-	—	365,129	-	473,460	1,759,276
FUND BALANCES						
Nonspendable	-	-	-	-	-	—
Restricted	-	1,047,019	32,240,156	44,965,783	28,165,649	47,978
Committed	45,711,503	-	-	-	-	872,628
Assigned	-	-	-	-	-	2,447,871
Total Fund Balances	45,711,503	1,047,019	32,240,156	44,965,783	28,165,649	3,368,477
Total Liabilities, Deferred Inflows of Resources and Fund Balances	\$ 45,711,503	\$ 1,047,019	\$ 32,605,285	\$ 44,965,783	\$ 28,639,109	\$ 5,127,753

Special Revenue Funds (continued)

Recreation	Cemeteries	Perpetual Care	CDBG	Home Program	Transit Services	Transportation CEF
\$ 604,187	\$ 116,812	\$ 190,764	\$ 38,174	\$ 394,365	\$ 225,705	\$ 2,499,980
2,515,995	1,391,166	2,271,886	-	-	2,645,744	29,773,284
-	-	-	-	-	-	-
-	-	-	-	-	-	-
56,308	2,996	590	-	-	145,660	15,474
-	-	-	-	-	-	-
22,811	12,613	20,598	-	-	23,988	269,941
-	-	-	-	-	136,421	26,070
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	24,764	95,626	133,194	-
<u>3,199,301</u>	<u>1,523,587</u>	<u>2,483,838</u>	<u>62,938</u>	<u>489,991</u>	<u>3,310,712</u>	<u>32,584,749</u>
308,143	49,708	-	41,101	289,484	1,175,833	1,583,977
194,490	15,555	-	5,441	4,215	364,254	11,033
109	-	-	-	-	-	-
-	-	-	-	-	-	-
376,775	-	-	4,823	-	1,231	-
-	-	-	-	-	-	-
<u>879,517</u>	<u>65,263</u>	<u>-</u>	<u>51,365</u>	<u>293,699</u>	<u>1,541,318</u>	<u>1,595,010</u>
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	-	-	11,213	-
-	-	-	-	-	-	-
-	-	-	-	-	11,213	-
<u>879,517</u>	<u>65,263</u>	<u>-</u>	<u>51,365</u>	<u>293,699</u>	<u>1,552,531</u>	<u>1,595,010</u>
-	-	-	-	-	136,421	26,070
36,382	-	2,483,838	11,573	196,292	-	-
-	-	-	-	-	552,528	30,366,895
2,283,402	1,458,324	-	-	-	1,069,232	596,774
<u>2,319,784</u>	<u>1,458,324</u>	<u>2,483,838</u>	<u>11,573</u>	<u>196,292</u>	<u>1,758,181</u>	<u>30,989,739</u>
<u>\$ 3,199,301</u>	<u>\$ 1,523,587</u>	<u>\$ 2,483,838</u>	<u>\$ 62,938</u>	<u>\$ 489,991</u>	<u>\$ 3,310,712</u>	<u>\$ 32,584,749</u>

**NON-MAJOR GOVERNMENTAL FUNDS
COMBINING BALANCE SHEET (continued)
DECEMBER 31, 2025**

Special Revenue Funds (continued)

	Parking	General Improvement District # 1	General Imp. District # 15 Skyview	Keep Fort Collins Great	Total Special Revenues
ASSETS					
Cash and cash equivalents	\$ 507,143	\$ 74,271	\$ 34,418	\$ —	\$ 17,095,787
Investments	3,261,215	884,529	409,902	-	181,857,255
Receivables					
Property taxes	-	384,135	49,030	-	433,165
Sales and use taxes	-	-	-	-	4,416,052
Accounts	211,404	3,827	247	-	1,580,232
Notes and loans	-	-	-	-	161,283
Interest	29,602	8,020	3,716	-	1,648,849
Prepaid item	22,249	-	-	-	184,740
Due from other funds	-	-	-	-	-
Advances to other funds	-	-	-	-	-
Due from other governments	-	-	-	-	257,913
Total Assets	4,031,613	1,354,782	497,313	-	207,635,276
LIABILITIES					
Accounts payable, accruals, and other	100,358	5,910	-	-	4,377,557
Wages payable	33,665	930	-	-	951,572
Due to other governments	-	-	-	-	109
Due to other funds	-	-	-	-	-
Unearned revenue	162,863	-	-	-	1,525,192
Deposits held	-	-	-	-	318,471
Total Liabilities	296,886	6,840	-	-	7,172,901
DEFERRED INFLOWS OF RESOURCES					
Levied for following year - property taxes	-	384,135	49,030	-	433,165
Unavailable revenue - special assessments	-	-	-	-	-
Unavailable revenue - other	-	-	-	-	11,213
Deferred inflows from leases	-	-	-	-	154,862
Total Deferred inflows of resources	-	384,135	49,030	-	599,240
Total Liabilities and Deferred inflows of resources	296,886	390,975	49,030	-	7,772,141
FUND BALANCES					
Nonspendable	22,249	-	-	-	184,740
Restricted	2,464,380	963,807	448,283	-	113,071,140
Committed	105,860	-	-	-	77,609,414
Assigned	1,142,238	-	-	-	8,997,841
Total Fund Balances	3,734,727	963,807	448,283	—	199,863,135
Total Liabilities, Deferred Inflows of Resources and Fund Balances	\$ 4,031,613	\$ 1,354,782	\$ 497,313	\$ —	\$ 207,635,276

Debt Service Fund		Capital Project Funds		
Fort Collins Leasing Corporation	Neighborhood Parkland	Conservation Trust	Total Capital Project	Total Non-major Governmental
\$ -	\$ 413,087	\$ 402,229	\$ 815,316	\$ 17,911,104
-	4,919,625	4,790,311	9,709,936	191,567,190
-	-	-	-	433,165
-	-	-	-	4,416,052
-	6,720	-	6,720	1,586,952
-	-	-	-	161,283
-	44,604	43,432	88,036	1,736,885
-	-	-	-	184,740
-	-	-	-	-
-	-	-	-	-
-	-	-	-	257,913
-	<u>5,384,036</u>	<u>5,235,972</u>	<u>10,620,008</u>	<u>218,255,284</u>
-	263,165	360	263,525	4,641,082
-	19,875	5,323	25,198	976,770
-	-	-	-	109
-	-	-	-	-
-	-	-	-	1,525,192
-	-	-	-	318,471
-	<u>283,040</u>	<u>5,683</u>	<u>288,723</u>	<u>7,461,624</u>
-	-	-	-	433,165
-	-	-	-	-
-	-	-	-	11,213
-	-	-	-	154,862
-	-	-	-	599,240
-	<u>283,040</u>	<u>5,683</u>	<u>288,723</u>	<u>8,060,864</u>
-	-	-	-	184,740
-	5,100,996	5,230,289	10,331,285	123,402,425
-	-	-	-	77,609,414
-	-	-	-	8,997,841
-	<u>5,100,996</u>	<u>5,230,289</u>	<u>10,331,285</u>	<u>210,194,420</u>
<u>\$ -</u>	<u>\$ 5,384,036</u>	<u>\$ 5,235,972</u>	<u>\$ 10,620,008</u>	<u>\$ 218,255,284</u>

NON-MAJOR GOVERNMENTAL FUNDS
COMBINING STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
FOR THE YEAR ENDED DECEMBER 31, 2025

Special Revenue Funds						
	Capital Expansion	Sales and Use Tax	2050 Tax Parks & Recreation, Transit and Climate	Community Capital Improve- ment Program	Natural Areas	Arts & Culture
REVENUES						
Taxes	\$ -	\$ 5,748,021	\$ 22,632,974	11,332,223	\$ 5,584,198	\$ -
Intergovernmental	-	-	-	-	6,399,429	8,785
Fees and charges for services	9,150,899	-	-	-	135,685	4,989,943
Fines and forfeitures	-	-	-	-	-	-
Earnings on investments	2,122,788	-	1,331,670	2,155,252	1,288,905	231,668
Miscellaneous revenue	-	-	-	-	445,361	892,668
Total Revenues	11,273,687	5,748,021	23,964,644	13,487,475	13,853,578	6,123,064
EXPENDITURES						
Current operating						
Financial services	-	-	-	-	-	803
Community services	-	-	-	-	9,066,079	9,186,980
Planning, development and transportation	-	-	-	-	-	-
Information and employee services	-	-	-	-	-	-
Sustainability services	-	-	-	-	-	-
Other	-	-	-	-	-	-
Climate Programs	-	-	1,999,878	-	-	-
Transit System	-	-	3,031,698	-	-	-
Parks & Recreation Facilities	-	-	1,226,574	-	-	-
Intergovernmental						
Fire protection	-	-	-	-	-	-
Capital outlay	-	-	1,738,974	-	5,025,191	346,183
Debt service						
Principal	-	-	-	-	1,522	77,497
Interest and debt service costs	-	-	-	-	28	3,797
Total Expenditures	-	-	7,997,124	-	14,092,820	9,615,260
Excess of Revenues Over (Under) Expenditures	11,273,687	5,748,021	15,967,520	13,487,475	(239,242)	(3,492,196)
OTHER FINANCING SOURCES (USES)						
Transfers in	-	-	-	-	5,779,827	3,512,649
Transfers out	(1,184,510)	(5,779,827)	(1,508,600)	(7,697,608)	(1,214,602)	(22,170)
Sale of capital assets	-	-	-	-	715,460	3,255
Leases Issued	-	-	-	-	-	5,881
Subscriptions Issued	-	-	-	-	-	-
Total Other Financing Sources (Uses)	(1,184,510)	(5,779,827)	(1,508,600)	(7,697,608)	5,280,685	3,499,615
Net Changes in Fund Balances	10,089,177	(31,806)	14,458,920	5,789,867	5,041,443	7,419
Fund Balances -January 1	35,622,326	1,078,825	17,781,236	39,175,916	23,124,206	3,361,058
Fund Balances -December 31	<u>\$ 45,711,503</u>	<u>\$ 1,047,019</u>	<u>\$ 32,240,156</u>	<u>\$ 44,965,783</u>	<u>\$ 28,165,649</u>	<u>\$ 3,368,477</u>

Special Revenue Funds (continued)

Recreation	Cemeteries	Perpetual Care	CDBG	Home Program	Transit Services	Transportation CEF
\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
67,848	-	-	468,596	860,559	9,548,745	-
7,547,142	805,869	84,645	-	-	867,762	9,431,760
-	-	-	-	-	-	-
164,091	72,296	123,613	-	-	52,860	1,549,723
767,978	13,954	-	7,817	50,698	111,467	567,783
<u>8,547,059</u>	<u>892,119</u>	<u>208,258</u>	<u>476,413</u>	<u>911,257</u>	<u>10,580,834</u>	<u>11,549,266</u>
-	-	-	-	-	-	-
11,446,861	827,848	-	-	-	-	-
-	-	-	-	-	21,688,666	505,572
-	-	-	-	-	-	-
-	-	-	468,595	860,559	-	-
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	-	-	-	-
288,201	263,522	-	-	-	877,338	3,658,029
4,466	-	-	-	-	5,551	-
61	-	-	-	-	272	-
<u>11,739,589</u>	<u>1,091,370</u>	<u>-</u>	<u>468,595</u>	<u>860,559</u>	<u>22,571,827</u>	<u>4,163,601</u>
<u>(3,192,530)</u>	<u>(199,251)</u>	<u>208,258</u>	<u>7,818</u>	<u>50,698</u>	<u>(11,990,993)</u>	<u>7,385,665</u>
2,753,428	298,239	-	-	-	12,592,935	-
(48,666)	(4,516)	(64,481)	-	-	(188,160)	(3,130,721)
14,159	15,550	-	-	-	35,378	-
-	-	-	-	-	1,775	-
-	-	-	-	-	-	-
<u>2,718,921</u>	<u>309,273</u>	<u>(64,481)</u>	<u>-</u>	<u>-</u>	<u>12,441,928</u>	<u>(3,130,721)</u>
(473,609)	110,022	143,777	7,818	50,698	450,935	4,254,944
2,793,393	1,348,302	2,340,061	3,755	145,594	1,307,246	26,734,795
<u>\$ 2,319,784</u>	<u>\$ 1,458,324</u>	<u>\$ 2,483,838</u>	<u>\$ 11,573</u>	<u>\$ 196,292</u>	<u>\$ 1,758,181</u>	<u>\$ 30,989,739</u>

NON-MAJOR GOVERNMENTAL FUNDS
COMBINING STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES (continued)
FOR THE YEAR ENDED DECEMBER 31, 2025

Special Revenue Funds (continued)

	Parking	General Improvement District No. 1	General Imp. District No. 15 Skyview	Keep Fort Collins Great	Total Special Revenues
REVENUES					
Taxes	\$ -	\$ 345,604	\$ 47,987	\$ -	\$ 45,691,007
Intergovernmental	-	46,589	2,998	-	17,403,549
Fees and charges for services	1,710,345	-	-	-	34,724,050
Fines and forfeitures	1,319,799	-	-	-	1,319,799
Earnings on investments	206,141	47,100	21,575	-	9,367,682
Miscellaneous revenue	15,965	-	-	-	2,873,691
Total Revenues	3,252,250	439,293	72,560	-	111,379,778
EXPENDITURES					
Current operating					
Financial services	-	-	-	-	803
Community services	-	-	-	-	30,527,768
Planning, development and transportation	3,346,515	-	960	-	25,541,713
Information and employee services	-	-	-	-	-
Sustainability services	-	140,706	-	-	1,469,860
Other	-	-	-	-	-
Climate Programs	-	-	-	-	1,999,878
Transit System	-	-	-	-	3,031,698
Parks & Recreation Facilities	-	-	-	-	1,226,574
Intergovernmental					
Fire protection	-	-	-	-	-
Capital outlay	5,923	-	-	(9,916)	12,193,445
Debt service					
Principal	27,558	-	-	-	116,594
Interest and debt service costs	442	-	-	-	4,600
Total Expenditures	3,380,438	140,706	960	(9,916)	76,112,933
Excess of Revenues Over (Under) Expenditures	(128,188)	298,587	71,600	9,916	35,266,845
OTHER FINANCING SOURCES (USES)					
Transfers in	-	-	-	-	24,937,078
Transfers out	(431,303)	(90,000)	-	(193,938)	(21,559,102)
Sale of capital assets	5,250	-	-	-	789,052
Leases Issued	-	-	-	-	5,881
Subscriptions Issued	-	-	-	-	1,775
Total Other Financing Sources (Uses)	(426,053)	(90,000)	-	(193,938)	4,174,684
Net Changes in Fund Balances	(554,241)	208,587	71,600	(184,022)	39,441,529
Fund Balances -January 1	4,288,968	755,220	376,683	184,022	160,421,606
Fund Balances -December 31	\$ 3,734,727	\$ 963,807	\$ 448,283	\$ -	\$ 199,863,135

Debt Service Fund	Capital Project Funds			
Fort Collins Leasing Corporation	Neighborhood Parkland	Conservation Trust	Total Capital Project	Total Non-major Governmental
\$ -	\$ -	\$ -	\$ -	\$ 45,691,007
-	-	2,655,878	2,655,878	20,059,427
-	4,091,204	-	4,091,204	38,815,254
-	-	-	-	1,319,799
-	287,939	211,539	499,478	9,867,160
300,000	8,000	-	8,000	3,181,691
300,000	4,387,143	2,867,417	7,254,560	118,934,338
-	-	-	-	803
-	1,038,740	332,235	1,370,975	31,898,743
-	-	-	-	25,541,713
-	-	-	-	-
-	-	-	-	-
-	-	-	-	1,469,860
-	-	-	-	-
-	-	-	-	1,999,878
-	-	-	-	3,031,698
-	-	-	-	1,226,574
-	-	-	-	-
-	3,833,601	80,162	3,913,763	16,107,208
4,435,000	-	-	-	4,551,594
1,133,867	-	-	-	1,138,467
5,568,867	4,872,341	412,397	5,284,738	86,966,538
(5,268,867)	(485,198)	2,455,020	1,969,822	31,967,800
5,268,867	-	-	-	30,205,945
-	(79,552)	(439,879)	(519,431)	(22,078,533)
-	-	-	-	789,052
-	-	-	-	5,881
-	-	-	-	1,775
5,268,867	(79,552)	(439,879)	(519,431)	8,924,120
-	(564,750)	2,015,141	1,450,391	40,891,920
-	5,665,746	3,215,148	8,880,894	169,302,500
\$ -	\$ 5,100,996	\$ 5,230,289	\$ 10,331,285	\$ 210,194,420

**CAPITAL EXPANSION FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings (loss) on investments	\$ 2,122,788	\$ 900,418	\$ 1,222,370
Fees and charges for services	9,150,899	6,290,000	2,860,899
Total Revenues	<u>11,273,687</u>	<u>7,190,418</u>	<u>4,083,269</u>
EXPENDITURES			
Programs			
Capital Expansion-General	808,627	7,553,500	6,744,873
Community Parkland Capital Exp	883	7,521,842	7,520,959
Capital Expansion-Fire	375,000	375,000	-
Total Expenditures	<u>1,184,510</u>	<u>15,450,342</u>	<u>14,265,832</u>
Excess (deficiency) of revenues over (under)	10,089,177		
Net Change in Fund Balances	<u>10,089,177</u>		
Fund Balances--January 1	<u>35,622,326</u>		
Fund Balances--December 31	<u>\$ 45,711,503</u>		

**SALES AND USE TAX FUND
 SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
 ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
 FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Taxes	\$ 5,748,021	\$ 11,028,001	\$ (5,279,980)
Total Revenues	<u>5,748,021</u>	<u>11,028,001</u>	<u>(5,279,980)</u>
EXPENDITURES			
Programs			
Transfers to Funds	<u>5,779,827</u>	<u>11,140,958</u>	<u>(5,361,131)</u>
Total Expenditures	<u>5,779,827</u>	<u>11,140,958</u>	<u>(5,361,131)</u>
Excess (deficiency) of revenues over (under)	(31,806)		
Net Change in Fund Balances	(31,806)		
Fund Balances--January 1	<u>1,078,825</u>		
Fund Balances--December 31	<u>\$ 1,047,019</u>		

**COMMUNITY CAPITAL IMPROVEMENT PROGRAM FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Taxes	\$ 11,332,223	\$ 11,028,001	\$ 304,222
Earnings (loss) on investments	2,155,252	800,174	1,355,078
Projects			
Miscellaneous	1,197	-	1,197
Total Revenues	<u>13,488,672</u>	<u>11,828,175</u>	<u>1,660,497</u>
EXPENDITURES			
Projects (project level of budgetary control)			
Affordable housing capital projects	1,999,641	4,000,000	2,000,359
Arterial intersection improvements	4,951,268	6,783,008	1,831,740
Bike infrastructure improvements	3,209,363	5,500,000	2,290,637
Bike and pedestrian crossing	5,209,695	5,500,000	290,305
Pedestrian and ADA improvements	11,444,527	14,000,000	2,555,473
Bus stop improvements	600,115	1,322,450	722,335
Building renovations	2,252,091	2,318,000	65,909
Street renovations	7,676,634	7,508,000	(168,634)
Nature in the City	1,984,607	3,000,000	1,015,393
Capital development	1,126,672	27,161,000	26,034,328
Transfort bus replacements	1,142,618	2,500,000	1,357,382
Total Expenditures	<u>41,597,231</u>	<u>79,592,458</u>	<u>37,995,227</u>
Excess (deficiency) of revenues over (under) expenditures	(28,108,559)		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	33,899,623		
Prior Years' Project Revenues	(1,197)		
Total Reconciling Items	<u>33,898,426</u>		
Net Change in Fund Balances	5,789,867		
Fund Balances--January 1	<u>39,175,916</u>		
Fund Balances--December 31	<u><u>\$ 44,965,783</u></u>		

**2050 TAX PARKS & RECREATION, TRANSIT and CLIMATE
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance</u>
REVENUES			
Programs			
Earnings on investments	\$ 1,331,670	\$ -	\$ 1,331,670
Taxes	22,632,973	22,056,004	576,969
Intergovernmental	—	75,000	(75,000)
Total Revenues	<u>23,964,643</u>	<u>22,131,004</u>	<u>1,833,639</u>
EXPENDITURES			
Programs			
Parks & Recreation	1,064,624	1,990,367	925,743
Sustainability	2,808,796	3,328,873	520,077
Transit	3,222,764	7,575,973	4,353,209
Projects			
Parks & Recreation	2,375,930	11,400,000	9,024,070
Sustainability	1,015,857	1,577,700	561,843
Transit	161,417	1,740,000	1,578,583
Total Expenditures	<u>10,649,388</u>	<u>27,612,913</u>	<u>16,963,525</u>
Excess (deficiency) of revenues over (under) expenditures	13,315,255		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	1,143,665		
Total Reconciling Items	<u>1,143,665</u>		
Net Change in Fund Balances	14,458,920		
Fund Balances--January 1	<u>17,781,236</u>		
Fund Balances--December 31	<u>\$ 32,240,156</u>		

NATURAL AREAS FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings (loss) on investments	\$ 1,288,905	\$ 574,500	\$ 714,405
Fees and charges for services	135,685	120,000	15,685
Intergovernmental	6,384,438	6,000,000	384,438
Miscellaneous revenue	445,363	397,050	48,313
Proceeds from sale of capital assets	715,460	-	715,460
Transfers	5,779,827	11,140,958	(5,361,131)
Projects			
Intergovernmental	54,762	76,972	(22,210)
Total Revenues	<u>20,388,638</u>	<u>18,309,480</u>	<u>2,079,158</u>
EXPENDITURES			
Programs			
Education	726,214	798,356	72,142
Enforcement	1,062,896	1,242,674	179,778
Facility Operations	1,299,946	1,464,230	164,284
Land Conservation	4,561,665	9,995,821	5,434,156
Land Management	54,868	57,464	2,596
Program Management	1,524,369	1,890,856	366,487
Public Improvements	1,518,655	2,177,981	659,326
Resource Management	3,677,750	5,366,115	1,688,365
Natural Areas Transfers	849,870	3,113,947	(2,264,077)
Projects			
Education	63,901	124,225	(60,324)
Total Expenditures	<u>15,340,134</u>	<u>26,231,669</u>	<u>6,242,733</u>
Excess (deficiency) of revenues over (under) expenditures	5,048,504		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	152,182		
Prior Years' Project Revenues	<u>(159,243)</u>		
Total Reconciling Items	<u>(7,061)</u>		
Net Change in Fund Balances	5,041,443		
Fund Balances--January 1	<u>23,124,206</u>		
Fund Balances--December 31	<u>\$ 28,165,649</u>		

**ARTS AND CULTURE FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings (loss) on investments	\$ 231,668	\$ 174,403	\$ 57,265
Fees and charges for services	4,989,943	5,261,537	(271,594)
Miscellaneous revenue	524,072	703,430	(179,358)
Other financing sources	5,881	-	5,881
Transfers	3,081,309	3,174,973	(93,664)
Projects			
Intergovernmental	130,435	131,450	(1,015)
Miscellaneous revenue	999,033	906,988	92,045
Transfers	2,530,660	2,744,644	(213,984)
Total Revenues	<u>12,493,001</u>	<u>13,097,425</u>	<u>(604,424)</u>
EXPENDITURES			
Programs			
Art in Public Places	150,252	309,829	159,577
Lincoln Center	5,427,906	5,460,292	32,386
Gardens on Spring Creek	2,865,113	3,213,564	348,451
Cultural services operations	953,635	1,108,700	155,065
Projects			
Art in Public Places	1,818,611	3,245,897	1,427,286
Lincoln Center	54,236	55,000	764
Gardens on Spring Creek	31,190	326,351	295,161
Grant improvement projects	16,788	19,600	2,812
Capital improvements	335,523	343,405	7,882
Total Expenditures	<u>11,653,254</u>	<u>14,082,638</u>	<u>2,429,384</u>
Excess (deficiency) of revenues over (under) expenditures	839,747		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	2,015,824		
Prior Years' Project Revenues	<u>(2,848,152)</u>		
Total Reconciling Items	<u>(832,328)</u>		
Net Change in Fund Balances	7,419		
Fund Balances--January 1	<u>3,361,058</u>		
Fund Balances--December 31	<u>\$ 3,368,477</u>		

RECREATION FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings (loss) on investments	\$ 164,091	\$ 117,428	\$ 46,663
Fees and charges for services	7,547,139	7,991,702	(444,563)
Intergovernmental	67,848	-	67,848
Miscellaneous revenue	767,980	762,247	5,733
Sale of capital assets	14,159	-	14,159
Transfers	2,753,428	2,753,428	-
Projects			
Intergovernmental	283,646	283,652	(6)
Total Revenues	<u>11,598,291</u>	<u>11,908,457</u>	<u>(310,166)</u>
EXPENDITURES			
Programs			
Adaptive Recreation	433,230	381,317	(51,913)
Adult Programs & Senior Center	2,201,975	2,871,829	669,854
Child Development	240,245	212,324	(27,921)
City Park Pool	277,803	253,349	(24,454)
EPIC	2,236,035	2,119,968	(116,067)
Farm	509,318	495,126	(14,192)
NACC	2,092,249	2,190,977	98,728
Special Revenue Accounts	1,961,424	2,412,211	450,787
Sports	1,401,091	1,359,173	(41,918)
Mulberry Pool	401,469	367,768	(33,701)
Projects			
Recreation Grants	224,179	226,640	2,461
Recreation Capital Improvements	769,234	1,878,012	1,108,778
Total Expenditures	<u>12,748,252</u>	<u>14,768,694</u>	<u>2,020,442</u>
Excess (deficiency) of revenues over (under) expenditures	(1,149,961)		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	1,011,910		
Prior Years' Project Revenues	<u>(335,558)</u>		
Total Reconciling Items	<u>676,352</u>		
Net Change in Fund Balances	(473,609)		
Fund Balances--January 1	<u>2,793,393</u>		
Fund Balances--December 31	<u>\$ 2,319,784</u>		

CEMETERIES FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings (loss) on investments	\$ 72,296	\$ 34,609	\$ 37,687
Fees and charges for services	805,869	558,019	247,850
Miscellaneous revenue	13,954	14,000	(46)
Sale of capital asset	15,550	-	15,550
Transfers	298,239	307,739	(9,500)
Total Revenues	<u>1,205,908</u>	<u>914,367</u>	<u>291,541</u>
EXPENDITURES			
Programs			
Grandview Cemetery	770,311	1,024,057	253,746
Roselawn Cemetery	<u>325,575</u>	<u>205,583</u>	<u>(119,992)</u>
Total Expenditures	<u>1,095,886</u>	<u>1,229,640</u>	<u>133,754</u>
Excess (deficiency) of revenues over (under) expenditures	110,022		
Net Change in Fund Balances	110,022		
Fund Balances--January 1	<u>1,348,302</u>		
Fund Balances--December 31	<u><u>\$ 1,458,324</u></u>		

PERPETUAL CARE FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings (loss) on investments	\$ 123,613	\$ 64,481	\$ 59,132
Fees and charges for services	84,645	70,000	14,645
Total Revenues	<u>208,258</u>	<u>134,481</u>	<u>73,777</u>
EXPENDITURES			
Programs (fund level of budgetary control)			
Transfers to Funds	<u>64,481</u>	<u>64,481</u>	<u>-</u>
Total Expenditures	<u>64,481</u>	<u>64,481</u>	<u>-</u>
Excess (deficiency) of revenues over (under) expenditures	143,777		
Net Change in Fund Balances	143,777		
Fund Balances--January 1	2,340,061		
Fund Balances--December 31	<u>\$ 2,483,838</u>		

**COMMUNITY DEVELOPMENT BLOCK GRANT FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Miscellaneous revenue	\$ 7,817	\$ -	\$ 7,817
Projects			
Intergovernmental	5,854,217	7,919,819	(2,065,602)
Miscellaneous revenue	-	252,068	(252,068)
Total Revenues	<u>5,862,034</u>	<u>8,171,887</u>	<u>(2,309,853)</u>
EXPENDITURES			
Projects			
CDBG grant FY 19-20	2,041,366	2,041,367	1
CDBG - CV19 funding	1,400,853	1,409,226	8,373
CDBG grant FY22-23	1,143,582	1,145,066	1,484
CDBG grant FY23-24	773,596	1,210,582	436,986
CDBG grant FY 24-25	408,093	1,204,755	796,662
Total Expenditures	<u>5,850,882</u>	<u>8,171,887</u>	<u>2,321,005</u>
Excess (deficiency) of revenues over (under)	11,152		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	5,767,490		
Prior Years' Project Revenues	<u>(5,770,824)</u>		
Total Reconciling Items	<u>(3,334)</u>		
Net Change in Fund Balances	7,818		
Fund Balances--January 1	<u>3,755</u>		
Fund Balances--December 31	<u><u>\$ 11,573</u></u>		

HOME PROGRAM FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Miscellaneous revenue	\$ 50,698	\$ -	\$ 50,698
Projects			
Intergovernmental	5,468,719	7,015,137	(1,546,418)
Total Revenues	<u>5,519,417</u>	<u>7,015,137</u>	<u>(1,495,720)</u>
EXPENDITURES			
Projects			
HOME - ARPA	2,536,461	2,632,351	95,890
HOME Grant FY21-22	1,108,211	1,103,210	(5,001)
HOME Grant FY22-23	1,046,349	1,189,411	143,062
HOME Grant FY23-24	669,123	705,001	35,878
HOME Grant FY24-25	73,467	734,674	661,207
HOME Grant FY25-26	36,793	650,490	613,697
Total Expenditures	<u>5,470,404</u>	<u>7,015,137</u>	<u>1,544,733</u>
Excess (deficiency) of revenues over (under)	49,013		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	5,433,611		
Prior Years' Project Revenues	<u>(5,431,926)</u>		
Total Reconciling Items	<u>1,685</u>		
Net Change in Fund Balances	50,698		
Fund Balances--January 1	<u>145,594</u>		
Fund Balances--December 31	<u><u>\$ 196,292</u></u>		

**TRANSIT SERVICES FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings on investments	\$ 52,860	\$ -	\$ 52,860
Fees and charges for services	867,762	830,000	37,762
Intergovernmental	3,423,327	3,493,659	(70,332)
Miscellaneous revenue	115,017	-	115,017
Proceeds from issuance of long-term debt	35,378	-	35,378
Transfers	12,260,121	12,862,694	(602,573)
Projects			
Fees and charges for services	2,486,969	2,505,911	(18,942)
Intergovernmental	44,037,540	85,358,009	(41,320,469)
Miscellaneous revenue	73,961	3,500,757	(3,426,796)
Transfers	22,232,518	24,068,757	(1,836,239)
Total Revenues	<u>85,585,453</u>	<u>132,619,787</u>	<u>(47,034,334)</u>
EXPENDITURES			
Programs			
Bus and transit operators	1,411,077	747,024	(664,053)
COLT support	597,875	500,000	(97,875)
Dispatch	269,512	685,061	415,549
Event services	2,292	100,000	97,708
Information technology	669,814	865,660	195,846
On demand transit services	901,841	233,352	(668,489)
Safety & security	153,909	210,237	56,328
Service development	135,807	236,441	100,634
Transit operations	7,164,291	8,545,818	1,381,527
Transit transfers	72,453	624,981	552,528
Projects			
CDOT capital grants	636,753	650,000	13,247
CMAQ capital grant	12,180,957	18,040,371	5,859,414
FTA bus & facility grants	3,545,390	10,201,747	6,656,357
FTA enhanced mobility grants	1,361,217	2,027,811	666,594
FTA operation grants	36,869,627	47,900,974	11,031,347
Bus fleet & equipment	1,495,527	1,612,220	116,693
CDOT mobility grants	7,351	10,000	2,649
DAR transit project	83	-	(83)
VW settlement	689,189	820,000	130,811
FTA capital investment grants	27,376	240,000	212,624
Total Expenditures	<u>68,308,305</u>	<u>108,544,709</u>	<u>40,236,404</u>
Excess (deficiency) of revenues over (under)	17,277,148		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	46,180,361		
Prior Years' Project Revenues	<u>(63,006,574)</u>		
Total Reconciling Items	<u>(16,826,213)</u>		
Net Change in Fund Balances	450,935		
Fund Balances--January 1	<u>1,307,246</u>		
Fund Balances--December 31	<u>\$ 1,758,181</u>		

TRANSPORTATION CAPITAL EXPANSION FEE FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Fees and charges for services	\$ 9,431,760	\$ 7,012,474	\$ 2,419,286
Earnings (loss) on investments	1,549,723	609,120	940,603
Total Revenues	<u>11,549,267</u>	<u>7,721,859</u>	<u>3,827,408</u>
EXPENDITURES			
Programs			
Capital Outlay	7,023,976	10,856,227	3,832,251
Transfers	270,347	943,718	673,371
Total Expenditures	<u>7,294,323</u>	<u>11,799,945</u>	<u>4,505,622</u>
Excess (deficiency) of revenues over (under)	4,254,944		
Net Change in Fund Balances	4,254,944		
Fund Balances--January 1	<u>26,734,795</u>		
Fund Balances--December 31	<u><u>\$ 30,989,739</u></u>		

PARKING SERVICES FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings on investments	\$ 206,143	\$ 97,186	\$ 108,957
Fees and charges for services	1,710,345	1,656,500	53,845
Fines and forfeitures	1,319,799	1,300,000	19,799
Miscellaneous revenue	15,964	35,000	(19,036)
Sale of capital assets	5,250	-	5,250
Total Revenues	<u>3,257,501</u>	<u>3,088,686</u>	<u>168,815</u>
EXPENDITURES			
Programs			
Parking Services	2,032,607	2,167,859	135,252
Civic Center Parking Structure	978,606	2,160,013	1,181,407
Old Town Parking Structure	192,904	351,953	159,049
Jefferson St Parking Structure	191,032	238,757	47,725
Parking Transfers	416,593	522,453	105,860
Total Expenditures	<u>3,811,742</u>	<u>5,441,035</u>	<u>1,629,293</u>
Excess (deficiency) of revenues over (under)	(554,241)		
Net Change in Fund Balances	(554,241)		
Fund Balances--January 1	<u>4,288,968</u>		
Fund Balances--December 31	<u>\$ 3,734,727</u>		

GENERAL IMPROVEMENT DISTRICT NO. 1 FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings (loss) on investments	\$ 47,100	\$ 20,964	\$ 26,136
Intergovernmental	46,589	46,000	589
Taxes	345,604	310,000	35,604
Total Revenues	<u>439,293</u>	<u>376,964</u>	<u>62,329</u>
EXPENDITURES			
Programs			
GID Administration	96,339	79,731	(16,608)
Construction Services	44,367	150,000	105,633
GID Sidewalk Capital	90,000	111,203	21,203
GID Sidewalk Capital	66,102	75,000	8,898
Total Expenditures	<u>296,808</u>	<u>415,934</u>	<u>119,126</u>
Excess (deficiency) of revenues over (under)	142,485		
RECONCILIATION TO GAAP BASIS			
Capital Outlay--Programs	<u>66,102</u>		
Total Reconciling Items	<u>66,102</u>		
Net Change in Fund Balances	208,587		
Fund Balances--January 1	<u>755,220</u>		
Fund Balances--December 31	<u>\$ 963,807</u>		

GENERAL IMPROVEMENT DISTRICT NO. 15 - SKYVIEW FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings (loss) on investments	\$ 21,575	\$ 8,564	\$ 13,011
Intergovernmental	2,998	-	2,998
Taxes	47,987	40,533	7,454
Total Revenues	<u>72,560</u>	<u>49,097</u>	<u>23,463</u>
EXPENDITURES			
Programs			
Professional & Technical	960	1,000	40
Total Expenditures	<u>960</u>	<u>1,000</u>	<u>40</u>
Excess (deficiency) of revenues over (under)	71,600		
Net Change in Fund Balances	71,600		
Fund Balances--January 1	<u>376,683</u>		
Fund Balances--December 31	<u><u>\$ 448,283</u></u>		

KEEP FORT COLLINS GREAT FUND
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings (loss) on investments	\$ -	\$ -	\$ -
Total Revenues	<u>-</u>	<u>-</u>	<u>-</u>
EXPENDITURES			
Programs (fund level of budgetary control)			
Other City Priorities	21,333	21,333	-
Police services	32,969	32,969	-
Street Maintenance	63,997	64,000	3
Projects (project level of budgetary control)			
Capital Maintenance	<u>5,910,773</u>	<u>5,910,770</u>	<u>(3)</u>
Total Expenditures	<u>6,104,708</u>	<u>6,554,708</u>	<u>450,000</u>
Excess of revenues over (under)	(6,104,708)		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	<u>5,920,686</u>		
Total Reconciling Items	<u>5,920,686</u>		
Net Change in Fund Balances	(184,022)		
Fund Balances--January 1	<u>184,022</u>		
Fund Balances--December 31	<u><u>\$ -</u></u>		

FORT COLLINS LEASING CORPORATION FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Miscellaneous revenue	\$ 300,000	\$ 300,000	\$ -
Transfers	<u>5,268,867</u>	<u>5,963,317</u>	<u>(694,450)</u>
Total Revenues	<u>5,568,867</u>	<u>6,263,317</u>	<u>(694,450)</u>
EXPENDITURES			
Programs			
Debt Service	<u>5,568,867</u>	<u>6,263,317</u>	<u>694,450</u>
Total Expenditures	<u>5,568,867</u>	<u>6,263,317</u>	<u>694,450</u>
Excess (deficiency) of revenues over (under)	-		
Net Change in Fund Balances	-		
Fund Balances--January 1	<u>-</u>		
Fund Balances--December 31	<u><u>\$ -</u></u>		

NEIGHBORHOOD PARKLAND FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Fees and charges for services	\$ 551,721	\$ -	\$ 551,721
Miscellaneous revenue	8,000	8,000	-
Projects			
Earnings (loss) on investments	3,058,468	2,741,297	317,171
Fees and charges for services	21,776,103	23,545,278	(1,769,175)
Intergovernmental	19,475	36,096	(16,621)
Miscellaneous revenue	34,453	67,182	(32,729)
Transfers	130,000	122,707	7,293
Total Revenues	<u>25,578,220</u>	<u>26,520,560</u>	<u>(942,340)</u>
EXPENDITURES			
Programs			
Parkland & Administration Cost	574,624	722,326	147,702
Neighborhood Parkland Transfer	47,714	47,714	-
Projects			
Parkland Fund Revenue	373	-	(373)
New Park Site Development	2,239,590	2,266,467	26,877
Eastridge Park	1,937,884	2,235,000	297,116
Streets Facility Park	2,108,272	2,115,000	6,728
East Comm Pk Maint Fac	1,346,529	1,465,000	118,471
Iron Horse Park	4,768	-	(4,768)
Fossil Lake Park	10,938	120,000	109,062
Richards Lake Park	314,387	316,000	1,613
Bacon Elem. Park	3,535,195	4,740,874	1,205,679
Trail Head Water System	1,168,852	1,168,955	103
Hughes Stadium	1,085	-	(1,085)
Legacy Neighborhood Park	4,539	-	(4,539)
Trailhead Park	3,296,389	3,292,182	(4,207)
Side Hill Neighborhood Park	4,427,516	4,626,096	198,580
Total Expenditures	<u>21,018,655</u>	<u>23,115,614</u>	<u>2,096,959</u>
Excess (deficiency) of revenues over (under)	4,559,565		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	16,066,762		
Prior Years' Project Revenues	(21,191,077)		
Total Reconciling Items	<u>(5,124,315)</u>		
Net Change in Fund Balances	(564,750)		
Fund Balances--January 1	<u>5,665,746</u>		
Fund Balances--December 31	<u>\$ 5,100,996</u>		

CONSERVATION TRUST FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Intergovernmental	\$ 120,538	\$ -	\$ 120,538
Projects			
Earnings on investments	995,036	1,090,469	(95,433)
Intergovernmental	24,126,494	17,963,786	6,162,708
Miscellaneous revenue	40,000	185,765	(145,765)
Total Revenues	<u>25,282,068</u>	<u>19,240,020</u>	<u>6,042,048</u>
EXPENDITURES			
Programs			
Administration	120,538	269,792	149,254
Conservation Trust Transfers	400,000	400,000	-
Program feasibility studies	39,564	101,234	61,670
Projects			
9/11 Memorial con trust	480,765	480,765	-
Proj planning & feasibility	436,524	550,000	113,476
Trail Acquisition/Development	15,368,295	20,030,583	4,662,288
Total Expenditures	<u>16,845,686</u>	<u>21,832,374</u>	<u>4,986,688</u>
Excess (deficiency) of revenues over (under)	8,436,382		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	15,993,408		
Prior Years' Project Revenues	<u>(22,414,649)</u>		
Total Reconciling Items	<u>(6,421,241)</u>		
Net Change in Fund Balances	2,015,141		
Fund Balances--January 1	<u>3,215,148</u>		
Fund Balances--December 31	<u>\$ 5,230,289</u>		

**GENERAL FUND
COMBINING SCHEDULES**

General Fund Components

General -- this is the government's primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.

Museum -- to account for revenues received from Fort Collins Museum of Discovery and General Fund subsidies used to promote cultural activities.

**GENERAL FUND
COMBINING BALANCE SHEET
DECEMBER 31, 2025**

	General Fund	Museum	Eliminations	Consolidated
ASSETS				
Cash and cash equivalents	\$ 2,966,820	\$ 51,314	\$ -	\$ 3,018,134
Investments	50,251,281	611,114	-	50,862,395
Receivables				
Property taxes	35,731,644	-	-	35,731,644
Sales and use taxes	17,947,055	-	-	17,947,055
Accounts, net	1,196,705	-	-	1,196,705
Notes and loans	1,330,721	-	-	1,330,721
Interest	457,004	5,541	-	462,545
Prepaid item	520,117	-	-	520,117
Due from other funds	-	-	-	-
Due from other governments	689,530	-	-	689,530
Inventory of real property held for resale	3,033,939	-	-	3,033,939
Restricted - cash and cash equivalents	16,167	-	-	16,167
Restricted - investments	125,000	-	-	125,000
Total Assets	<u>114,265,983</u>	<u>667,969</u>	<u>-</u>	<u>114,933,952</u>
LIABILITIES				
Accounts payable, accruals, and other	6,176,786	5,130	-	6,181,916
Wages payable	1,465,734	25,710	-	1,491,444
Due to other governments	302,402	-	-	302,402
Unearned revenue	3,121,333	-	-	3,121,333
Deposits held	78,862	-	-	78,862
Total Liabilities	<u>11,145,117</u>	<u>30,840</u>	<u>-</u>	<u>11,175,957</u>
DEFERRED INFLOWS OF RESOURCES				
Levied for following year - property taxes	35,731,644	-	-	35,731,644
Unavailable revenue - grants	1,140,835	109	-	1,140,944
Unavailable revenue - leases	1,253,695	-	-	1,253,695
Total Deferred inflows of resources	<u>38,126,174</u>	<u>109</u>	<u>-</u>	<u>38,126,283</u>
Total Liabilities and Deferred inflows of resources	49,271,291	30,949	-	49,302,240
FUND BALANCES				
Nonspendable	3,679,056	-	-	3,679,056
Restricted	12,264,340	-	-	12,264,340
Committed	966,506	-	-	966,506
Assigned	44,036,441	637,020	-	44,673,461
Unassigned	4,048,349	-	-	4,048,349
Total Fund Balances	<u>64,994,692</u>	<u>637,020</u>	<u>-</u>	<u>65,631,712</u>
Total Liabilities, Deferred Inflows of Resources and Fund Balances	<u>\$ 114,265,983</u>	<u>\$ 667,969</u>	<u>\$ -</u>	<u>\$ 114,933,952</u>

GENERAL FUND
COMBINING SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
FOR THE YEAR END FOR THE YEAR
ENDED DECEMBER 31, 2025

	General Fund	Museum	Eliminations	Consolidated
REVENUES				
Taxes	\$ 193,544,368	\$ -	\$ -	\$ 193,544,368
Licenses and permits	2,980,287	-	-	2,980,287
Intergovernmental	23,564,412	-	-	23,564,412
Fees and charges for services	13,914,489	-	-	13,914,489
Fines and forfeitures	3,911,597	-	-	3,911,597
Earnings on investments	3,055,757	34,327	-	3,090,084
Miscellaneous revenue	2,634,022	-	-	2,634,022
Total Revenues	243,604,932	34,327	-	243,639,259
EXPENDITURES				
Current operating				
Police services	67,968,592	-	-	67,968,592
Financial services	7,693,368	-	-	7,693,368
Community services	18,266,105	1,146,317	-	19,412,422
Planning, development and transportation	13,708,761	-	-	13,708,761
Executive, legislative, and judicial	15,031,086	-	-	15,031,086
Information and employee services	25,087,916	-	-	25,087,916
Sustainability services	11,682,955	-	-	11,682,955
Other	336,654	-	-	336,654
Intergovernmental				
Fire protection	40,669,398	-	-	40,669,398
Capital outlay	11,286,390	-	-	11,286,390
Debt service				
Principal	1,590,518	-	-	1,590,518
Interest and debt service costs	159,985	-	-	159,985
Total Expenditures	213,481,728	1,146,317	-	214,628,045
Excess (Deficiency) of Revenues Over (Under) Expenditures	30,123,204	(1,111,990)	-	29,011,214
OTHER FINANCING SOURCES (USES)				
Transfers in	1,998,118	1,128,673	(1,128,673)	1,998,118
Transfers out	(44,123,527)	(6,381)	1,128,673	(43,001,235)
Sale of capital assets	516,000	-	-	516,000
Leases Issued	3,994,083	-	-	3,994,083
Subscriptions Issued	1,442,708	-	-	1,442,708
Total Other Financing Sources (Uses)	(36,172,618)	1,122,292	-	(35,050,326)
Net Changes in Fund Balances	(6,049,414)	10,302	-	(6,039,112)
Fund Balances -January 1	71,044,106	626,718	-	71,670,824
Fund Balances -December 31	\$ 64,994,692	\$ 637,020	\$ -	\$ 65,631,712

GENERAL FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Taxes	\$ 193,544,369	\$ 192,307,512	\$ 1,236,857
Licenses and permits	2,980,287	3,127,580	(147,293)
Intergovernmental	19,464,510	19,615,746	(151,236)
Fees and charges for services	13,914,491	13,443,320	471,171
Fines and forfeitures	3,911,597	6,101,731	(2,190,134)
Earnings on investments	3,055,756	2,892,839	162,917
Miscellaneous revenue	2,535,563	2,315,954	219,609
Proceeds from issuance of long-term debt	5,436,791	-	5,436,791
Transfers	1,998,118	1,998,118	-
Projects			
Intergovernmental	39,178,005	23,494,483	15,683,522
Miscellaneous revenue	1,174,757	1,229,510	(54,753)
Transfers	2,456,592	2,482,704	(26,112)
Total Revenues	<u>289,650,836</u>	<u>269,009,497</u>	<u>20,641,339</u>
EXPENDITURES			
Programs (fund level of budgetary control)			
Community services	18,840,651	19,947,332	1,106,681
Information and employee services	24,934,744	30,081,113	5,146,369
Executive, legislative, and judicial	14,143,611	14,390,014	246,403
Financial services	6,849,780	6,961,432	111,652
Fire protection	40,669,398	40,679,635	10,237
Other	51,647,477	49,675,890	(1,971,587)
Planning, development and transportation	12,262,165	13,431,086	1,168,921
Police services	71,058,138	69,145,626	(1,912,512)
Sustainability services	9,525,059	11,367,817	1,842,758
Projects (project level of budgetary control)			
Information and employee services	3,617,895	4,234,537	616,642
Executive, legislative, and judicial	9,054,145	9,015,690	(38,455)
Financial services	25,732,304	28,118,973	2,386,669
Planning, development and transportation	2,805,157	8,174,695	5,369,538
Police services	677,402	1,250,855	573,453
Sustainability services	4,328,789	7,390,030	3,061,241
Other			
Community services	274,833	280,760	5,927
Total Expenditures	<u>296,421,548</u>	<u>314,145,485</u>	<u>17,723,937</u>
Excess (deficiency) of revenues over (under) expenditures	(6,770,712)		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	38,816,289		
Prior Years' Project Revenues	<u>(38,094,991)</u>		
Total Reconciling Items	<u>721,298</u>		
Net Change in Fund Balances	(6,049,414)		
Fund Balances--January 1	<u>71,044,106</u>		
Fund Balances--December 31	<u>\$ 64,994,692</u>		

**MUSEUM FUND (A SUB-FUND OF THE GENERAL FUND)
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings (loss) on investments	\$ 34,327	\$ 24,643	\$ 9,684
Miscellaneous revenue	-	50,000	(50,000)
Transfers	1,128,673	1,187,008	(58,335)
Total Revenues	<u>1,163,000</u>	<u>1,261,651</u>	<u>(98,651)</u>
EXPENDITURES			
Programs (fund level of budgetary control)			
Museum operations	1,152,698	1,261,651	108,953
Total Expenditures	<u>1,152,698</u>	<u>1,261,651</u>	<u>108,953</u>
Excess (deficiency) of revenues over (under) expenditures	10,302		
Net Change in Fund Balances	10,302		
Fund Balances--January 1	<u>626,718</u>		
Fund Balances--December 31	<u>\$ 637,020</u>		

**CAPITAL PROJECTS FUND
INDIVIDUAL FUND BUDGET SCHEDULE**

Capital Projects Fund -- to account for financial resources to be used for the acquisition or construction of major capital facilities. Revenues and other financing sources are primarily derived from issuance of debt or transfers from other funds.

CAPITAL PROJECTS FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance</u>
REVENUES			
Programs			
Intergovernmental	\$ 3	\$ -	\$ 3
Transfers	(59,408)	-	(59,408)
Projects			
Earnings on investments	713,479	1,867,315	(1,153,836)
Fees and charges for services	334,326	1,229,069	(894,743)
Intergovernmental	19,065,465	57,778,822	(38,713,357)
Miscellaneous revenue	5,593,013	3,841,080	1,751,933
Transfers	134,319,475	197,651,582	(63,332,107)
Total Revenues	<u>159,966,353</u>	<u>262,367,868</u>	<u>(102,401,515)</u>
EXPENDITURES			
Projects			
MuniCourt Phase 2 Redeisgn	606,744	1,507,500	900,756
Parking Svc Relocation Project	744,140	850,000	105,860
Block 32 Redevelopment	783,494	889,000	105,506
Block 32 Redevelopment-Parking	27,369	1,515,000	1,487,631
Muni Court Expansion Project	49,020	4,300,000	4,250,980
Integrated Recycling Facility	1,607,989	1,685,000	77,011
CCIP Nature in the City	1,677,913	2,877,878	1,199,965
Buckhorn Bridge Replacement	223,423	1,250,000	1,026,577
Dry Creek Bridge Replacement	12,500	1,250,000	1,237,500
SE Community Center CCIP	1,126,672	27,161,000	26,034,328
East Community Park	2,240,402	4,608,014	2,367,612
East District Maint Fac	5,721,575	5,860,000	138,425
Northeast Community Park	2,035,351	7,322,483	5,287,132
911 Memorial at Spring Pk	163,877	188,296	24,419
Oak Street Plaza Renovation	148,797	170,000	21,203
City Park	1,469,359	1,474,416	5,057
Carnegie Renovation Project	5,059,153	5,132,000	72,847
Spring Canyon Pond Imp	-	95,000	95,000
Parks Assets Management	905,130	1,165,000	259,870
Lincoln Ave Impvmts-1st/Lemay	6,522,401	7,056,397	533,996
Suniga Impvmts-College/Blondel	3,212,941	3,212,941	-
Harmony/StraussCabin Intersect	619,338	899,760	280,422
Taft Hill-Horsetooth/Harmony	1,170,675	5,395,460	4,224,785
CCIP Linden St Renovation	4,359,014	4,361,000	1,986
S Timberline/Stetson/Trilby	7,896,499	8,038,124	141,625
College & Trilby Intersections	13,395,408	18,309,460	4,914,052
Shields St. Protected Infra	6,489	1,083,200	1,076,711
Shields St. Sep. Bike Lanes	686	580,000	579,314
Harmony/Power Trail Grade Sep	1,304,569	9,327,671	8,023,102
N Mason St	697,103	737,961	40,858
College & Triangle	143,312	1,555,087	1,411,775
CCIP Arterial Intersection Imp	1,233,717	1,223,607	(10,110)
CCIP Drake/Lemay Intersection	258,950	1,101,080	842,130
College/Trilby CCIP Intrsectin	208,908	2,200,000	1,991,092

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CAPITAL PROJECTS FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS) (continued)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget</u>	<u>Variance</u>
CCIP Horsetooth/Ziegler RA Mod	69,638	100,000	30,362
CCIP Timberline/Lincoln Imp	519,652	1,773,915	1,254,263
CCIP Vine/Timberline Interstec	1,164,704	2,168,884	1,004,180
College Signals	343,537	1,572,433	1,228,896
CCIP Drake & College Intersect	438,977	893,565	454,588
Shields Underpass (CCIP)	67,173	61,050	(6,123)
Prospect Centre Underpass	26,090	26,090	-
City Bridge Program	4,241,594	6,967,490	2,725,896
Drake Bridge Rplcmt	299,522	299,522	-
Vine Bridge Repair	11,141	120,000	108,859
Laporte Ave Bridge	4,783,512	4,786,446	2,934
Spring Creek Overpass Rehab	144,378	145,150	772
Trilby Bridge Replacement	346,836	400,000	53,164
Timberline Overpass @ Vine Dr	38,108	331,827	293,719
Vine/Timberline FRA Grant	9,447	765,616	756,169
Mountain Vista Bridge Replace	358,294	2,350,000	1,991,706
Env. Dr. Culvert Replacement	38,697	100,000	61,303
Vine Bridge @ Lake Canal 2025	2,626	50,000	47,374
Railroad Crossing Replacment	1,732,879	1,813,028	80,149
CCIP Bus Stop Improvements	2,062,275	2,739,348	677,073
CCIP Pedestrian Sidewalk - ADA	10,050,223	11,323,650	1,273,427
Laporte Corridor (CCIP)	360,127	300,000	(60,127)
BU MATCH-PED ADA		30,699	30,699
CCIP Bicycle Infrastructure Im	1,454,220	3,042,939	1,588,719
City Park & Mulberry	749,851	749,851	-
Vine & Jerome	52,488	812,810	760,322
Prospect Lane @ Prospect Rd	-	1,131	1,131
Horsetooth & Kingsley	1,443	397	(1,046)
CCIP Bike/Ped Grade Sep Cross	682,901	900,000	217,099
CCIP Power Trail/Harmony Gr X	1,535,278	3,800,000	2,264,722
CCIP Siphon Ped Overpass	6,002,592	6,255,050	252,458
CCIP S Timberline Underpass	2,841,288	2,832,778	(8,510)
BU MATCH	737,682	679,995	(57,687)
Cordova Road	23,743	726,564	702,821
Taft Hill Active Modes	22,874	22,874	-
BU MATCH-BIKE	-	30,699	30,699
Lemay/Vine Grade Sep Crossing	26,294,561	26,440,524	145,963
Prospect Rd/Sharp Pt/I-25	241,917	2,007,562	1,765,645
Prospect Rd. & I-25	18,310,582	19,202,484	891,902
CCIP Willow Street Imprvmts	3,819,658	3,841,803	22,145
Willow St. - Linden to Lincoln	74,436	281,345	206,909
Highway 1 Douglas Rd	404,138	465,376	61,238
Laporte Multimodal	5,966,875	6,357,877	391,002
Turnberry & Suniga Extension	-		-
Midtown Improvement Projects	337,579	300,000	(37,579)
Zach Elem Ped Bike SARM455-149	1,028,970	1,387,495	358,525
W Elizabeth Design MMOF Funds	3,885,046	4,021,300	136,254

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CAPITAL PROJECTS FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS) (continued)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget</u>	<u>Variance</u>
Timberline&Carpenter Inter Imp	339,531	2,778,893	2,439,362
TAPM455-148 William Neal Zieg	152,014	1,248,653	1,096,639
AQC M455-143 Mulberry Signal	966	533,144	532,178
SHOM455-145 Ped Imprvmt	5,895	20,500	14,605
Sharp Pt & March	22,566	222,485	199,919
Landfill Grndwater Remed IGA	7,500	750,000	742,500
Lake & Aggie Trail	23,872	135,000	111,128
Kechter & Old Mill	22,467	121,000	98,533
Mulberry & Remington	34,828	500,000	465,172
Prospect Ln & Prospect Rd	37,654	463,251	425,597
SHOM455-144 Sig Upgrds	674	674	-
Traffic Signal Heads	-	284,900	284,900
Flashing Yellow Arrows	-	388,889	388,889
FY23 SS4A	-	245,092	245,092
NW Arterial Bike Study	468,366	721,422	253,056
Centre Demonstration	186,492	239,086	52,594
FY22 5309 CIG	110,061	5,323,000	5,212,939
FY22 5309 CIG LM	36,960	59,400	22,440
Total Expenditures	<u>168,660,316</u>	<u>271,697,291</u>	<u>103,036,975</u>
Excess (deficiency) of revenues over (under) expenditures	(8,693,963)		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	143,786,973		
Prior Years' Project Revenues	<u>(135,671,608)</u>		
Total Reconciling Items	<u>8,115,365</u>		
Net Change in Fund Balances	(578,598)		
Fund Balances--January 1	<u>(3,374,323)</u>		
Fund Balances--December 31	<u><u>\$ (3,952,921)</u></u>		

**ENTERPRISE FUNDS
INDIVIDUAL FUND BUDGET SCHEDULES**

Electric and Telecommunications -- to account for operation of the City's electric and telecommunications utility.

Water -- to account for the operation of the City's water utility.

Wastewater -- to account for the operation of the City's wastewater utility.

Storm Drainage -- to account for the City's storm drainage utility.

Golf -- to account for operations of all City's golf courses.

ELECTRIC AND TELECOMMUNICATIONS FUND
SCHEDULE OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Earnings (loss) on investments	\$ 5,772,617	\$ 2,073,564	\$ 3,699,053
Fees and charges for services	196,953,047	194,693,849	2,259,198
Intergovernmental	389,400	637,761	(248,361)
Miscellaneous revenue	19,256,521	6,406,446	12,850,075
Other Fin Sources	-	4,250,000	(4,250,000)
Projects			
Intergovernmental	204,912	4,273,595	(4,068,683)
Miscellaneous revenue	1,429,802	647,438	782,364
Transfers	-	31,300,000	(31,300,000)
Total Revenues	<u>225,250,521</u>	<u>245,030,776</u>	<u>(19,780,255)</u>
EXPENSES			
Programs (fund level of budgetary control)			
L&P Energy Services	6,777,827	12,179,051	5,401,224
L&P Payments and Transfers	4,203,134	36,738,543	32,535,409
L&P Purchase of Power	112,129,852	116,334,326	4,204,474
L&P System Additions	9,242,744	10,171,323	928,579
Light & Power Operations	23,337,633	12,105,695	(11,231,938)
Broadband	33,228,572	26,213,763	(7,014,809)
Projects (project level of budgetary control)			
Art in Public Places - Light & Power	1,060,779	1,680,805	620,026
Art in Public Places - Broadband	22,109	110,559	88,450
Capital Interest	14,807,785	14,844,670	36,885
Broadband huts	1,316,031	1,211,797	(104,234)
Buildings	1,981,743	2,194,150	212,407
Capital Improvements	29,396,059	69,769,720	40,373,661
Fiber Feeder & Dist Network	111,912,676	111,917,775	5,099
Fleet and Equipment	441,862	447,500	5,638
Grant improvement projects	-	-	-
Larimer County Broadband	933,094	3,552,076	2,618,982
Network Electronics	21,477,730	24,599,382	3,121,652
Service Drops	25,295,542	28,876,032	3,580,490
Sustainability Projects	2,264,184	2,838,787	574,603
Bond Proceeds	-	14,201,617	14,201,617
Total Expenses	<u>399,829,356</u>	<u>489,987,571</u>	<u>90,158,215</u>
Excess (deficiency) of revenues over (under) expenses before reconciling items	(174,578,835)		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	183,685,851		
Prior Years' Project Revenues	(1,431,370)		
Capital Outlay--Programs	4,917,957		
Current Year's Project Expenses	26,856,296		
Principal Reduction--Long-term Debt	6,264,230		
Depreciation and Amortization	(20,632,342)		
Bond Amortization	754,544		
Total Reconciling Items	<u>200,415,166</u>		
Change in net position	25,836,331		
Net Position--January 1	<u>226,827,232</u>		
Net Position--December 31	<u>\$ 252,663,563</u>		

WATER FUND
SCHEDULE OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025

	Actual	Final Budget (Unaudited)	Variance (Unaudited)
REVENUES			
Programs			
Earnings (loss) on investments	\$ 4,300,156	\$ 2,552,130	\$ 1,748,026
Proceeds from loans	13,457	-	13,457
Fees and charges for services	38,061,511	36,445,000	1,616,511
Miscellaneous revenue	7,014,393	1,642,958	5,371,435
Sale of capital assets	45,550	-	45,550
Transfers	143,142	143,142	-
Projects			
Intergovernmental	408,536	563,750	(155,214)
Total Revenues	<u>49,986,745</u>	<u>41,346,980</u>	<u>8,639,765</u>
EXPENSES			
Programs (fund level of budgetary control)			
Minor Capital	1,608,819	2,089,787	480,968
Payments and Transfers	11,676,154	12,779,379	1,103,225
Production	6,554,880	6,706,875	151,995
Quality	1,323,212	1,344,903	21,691
Resources	3,615,224	3,911,606	296,382
Trans & Distribution	5,784,975	5,281,745	(503,230)
Water Meter Operations	1,199,334	1,410,498	211,164
Projects (project level of budgetary control)			
Art in Public Places	1,035,687	1,971,147	935,460
Capital improvements	25,756,625	48,345,963	22,589,338
Grant projects	568,758	796,063	227,305
System upgrades	238,468	1,249,830	1,011,362
Halligan Reservoir Project	48,775,705	66,311,446	17,535,741
Total Expenses	<u>108,137,841</u>	<u>152,199,242</u>	<u>44,061,401</u>
Excess (deficiency) of revenues over (under) expenses before reconciling items	(58,151,096)		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	60,236,562		
Prior Years' Project Revenues	(182,930)		
Capital Outlay--Programs	(9,798)		
Current Year's Project Expenses	16,009,373		
Principal Reduction--Long-term Debt	95,932		
Proceeds From Advances	(13,457)		
Depreciation and Amortization	(9,490,864)		
Total Reconciling Items	<u>66,644,818</u>		
Change in net position	8,493,722		
Net Position--January 1	<u>351,040,725</u>		
Net Position--December 31	<u>\$ 359,534,447</u>		

WASTEWATER FUND
SCHEDULE OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025

	Actual	Final Budget (Unaudited)	Variance (Unaudited)
REVENUES			
Programs			
Fees and charges for services	\$ 27,181,372	\$ 26,520,000	\$ 661,372
Fines and forfeitures	75	-	75
Earnings on investments	2,636,946	1,473,899	1,163,047
Miscellaneous revenue	5,071,577	688,479	4,383,098
Sale of capital assets	-	-	-
Total Revenues	<u>34,889,970</u>	<u>28,682,378</u>	<u>6,207,592</u>
EXPENSES			
Programs (fund level of budgetary control)			
Minor Capital	1,126,247	1,286,600	160,353
Payments and Transfers	9,860,202	10,712,901	852,699
Trunk and collection	2,778,635	2,984,801	206,166
Water quality	1,284,499	1,312,189	27,690
Water reclamation	7,560,884	8,095,117	534,233
Projects (project level of budgetary control)			
Art in Public Places	571,161	1,361,523	790,362
CMMS--Maintenance Management	33,293,812	60,308,166	27,014,354
MWRF Improvements	1,625,068	2,271,751	646,683
Total Expenses	<u>58,100,508</u>	<u>88,333,048</u>	<u>30,232,540</u>
Excess (deficiency) of revenues over (under) expenses before reconciling items	(23,210,538)		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	27,936,336		
Capital Outlay--Programs	(189,438)		
Current Year's Project Expenses	7,537,107		
Principal Reduction--Long-term Debt	2,015,000		
Depreciation and Amortization	(7,865,456)		
Bond Amortization	137,297		
Total Reconciling Items	<u>29,570,846</u>		
Change in net position	6,360,308		
Net Position--January 1	<u>204,896,056</u>		
Net Position--December 31	<u>\$ 211,256,364</u>		

STORM DRAINAGE FUND
SCHEDULE OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025

	Actual	Final Budget (Unaudited)	Variance (Unaudited)
REVENUES			
Programs			
Earnings (loss) on investments	\$ 3,602,627	\$ 1,383,526	\$ 2,219,101
Fees and charges for services	21,007,276	20,070,000	937,276
Intergovernmental	10,175	-	10,175
Licenses and permits	8,000	15,000	(7,000)
Miscellaneous revenue	4,250,039	933,479	3,316,560
Sale of capital assets	40,000	-	40,000
Transfers	138,336	138,336	-
Projects			
Intergovernmental	60,000	60,000	-
Total Revenues	<u>29,116,453</u>	<u>22,600,341</u>	<u>6,516,112</u>
EXPENSES			
Programs (fund level of budgetary control)			
Stormwater Minor Capital	1,276,540	1,370,024	93,484
Stormwater Operations	194,570	5,502,775	5,308,205
SW Payments and Transfers	14,752,741	10,204,742	(4,547,999)
Projects (project level of budgetary control)			
Art in Public Places	595,206	785,122	189,916
Capital Improvements	52,399,274	84,017,043	31,617,769
Payments and transfers	5,194	11,841	6,647
System Upgrades	179,544	857,647	678,103
Total Expenses	<u>69,403,069</u>	<u>102,749,194</u>	<u>33,346,125</u>
Excess (deficiency) of revenues over (under) expenses before reconciling items	(40,286,616)		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	32,548,550		
Prior Years' Project Revenues	(60,000)		
Capital Outlay--Programs	(1,042,912)		
Current Year's Project Expenses	20,622,087		
Principal Reduction--Long-term Debt	1,220,000		
Payment to Escrow Agent	-		
Principal Reduction--Advances	-		
Proceeds From Issuance of Bonds	-		
Proceeds From Lease Purchases	-		
Proceeds From Advances	-		
Depreciation and Amortization	(4,892,379)		
Bond Amortization	106,104		
Total Reconciling Items	<u>48,501,450</u>		
Change in net position	8,214,834		
Net Position--January 1	<u>184,570,117</u>		
Net Position--December 31	<u><u>\$ 192,784,951</u></u>		

GOLF FUND
SCHEDULE OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Fees and charges for services	\$ 6,765,716	\$ 5,473,235	\$ 1,292,481
Earnings (loss) on investments	274,580	134,836	139,744
Miscellaneous revenue	59,431	31,000	28,431
Projects			
Earnings (loss) on investments	269	-	269
Miscellaneous revenue	35,761	41,117	(5,356)
Proceeds from issuance of long-term debt	5,150,275	3,981,415	1,168,860
Transfers	500,000	500,000	-
Total Revenues	<u>12,786,032</u>	<u>10,161,603</u>	<u>2,624,429</u>
EXPENSES			
Programs (fund level of budgetary control)			
City Park Nine golf course	1,231,867	1,242,533	10,666
Collindale golf course	2,095,535	2,242,820	147,285
Southridge golf course	1,746,912	2,267,183	520,271
Administration	474,456	1,302,112	827,656
Projects (project level of budgetary control)			
Capital Outlay	5,864,216	5,949,437	85,221
Youth golf scholarship	16,775	35,163	18,388
Total Expenses	<u>11,429,761</u>	<u>13,039,248</u>	<u>1,609,487</u>
Excess (deficiency) of revenues over (under) expenses before reconciling items	1,356,271		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Expenses	5,855,416		
Prior Years' Project Revenues	(5,677,970)		
Capital Outlay--Programs	38,400		
Current Year's Project Expenses	16,775		
Principal Reduction--Long-term Debt	562,260		
Depreciation and Amortization	(599,556)		
Bond Amortization	36,119		
Total Reconciling Items	<u>231,444</u>		
Change in net position	1,587,715		
Net Position--January 1	<u>10,482,153</u>		
Net Position--December 31	<u>\$ 12,069,868</u>		

**INTERNAL SERVICE FUNDS
COMBINING AND INDIVIDUAL FUND FINANCIAL STATEMENTS AND SCHEDULES**

Equipment -- to account for the fleet services provided to other funds of the City.

Self-Insurance -- to account for self-insurance of property and liability claims.

Data and Communications -- to account for the acquisition, operations, and maintenance of the City's telephone system, office automation system, and network backbone, as well as computer application services.

Benefits -- to account for the self-insurance of employee health care benefits and other benefits provided to City employees

Utility Customer Service and Administration -- to account for customer and administrative services provided to the City's utility funds.

**INTERNAL SERVICE FUNDS
COMBINING STATEMENT OF NET POSITION
DECEMBER 31, 2025**

	<u>Equipment</u>	<u>Self Insurance</u>	<u>Data and Communications</u>
ASSETS			
Current Assets			
Cash and cash equivalents	\$ 547,177	\$ 3,684,411	\$ 205,731
Investments	6,607,519	4,554,283	2,450,132
Receivables			
Accounts	55,044	-	104
Interest	59,907	51,605	22,214
Prepaid item	22,818	728,751	550,751
Inventories of materials and supplies	839,048	-	-
Total Current Assets	<u>8,131,513</u>	<u>9,019,050</u>	<u>3,228,932</u>
Noncurrent Assets			
Restricted - cash and cash equivalents	5,192,881	-	-
Land, water rights, other	30,126	-	-
Buildings, improvements and equipment	45,056,735	-	7,198,096
Accumulated depreciation	(25,634,393)	-	(3,456,870)
Construction in progress	-	-	-
Right to use lease asset	-	3,250	-
Right to use SBITA	-	-	1,281,154
Total Noncurrent Assets	<u>24,645,349</u>	<u>3,250</u>	<u>5,022,380</u>
Total Assets	<u>32,776,862</u>	<u>9,022,300</u>	<u>8,251,312</u>
DEFERRED OUTFLOWS OF RESOURCES			
Deferred charge on refunding	-	-	-
Total Deferred Outflows of Resources	<u>-</u>	<u>-</u>	<u>-</u>
Total Assets and Deferred Outflows of Resources	<u>32,776,862</u>	<u>9,022,300</u>	<u>8,251,312</u>
LIABILITIES			
Current Liabilities			
Accounts payable	251,751	224,716	102,913
Interest payable	34,953	-	-
Wages payable	114,555	40,478	201,907
Compensated absences	204,926	111,666	701,513
Bonds payable	21,754	-	-
Claims payable	-	1,851,423	-
Financed purchases & bond obligations - ST	3,655,760	-	-
Leases payable	-	1,428	-
SBITA Payables	-	-	179,702
Total Current Liabilities	<u>4,283,699</u>	<u>2,229,711</u>	<u>1,186,035</u>
Noncurrent Liabilities			
Net Pension Liability	19,577	-	10,928
Bonds payable	237,486	-	-
Claims payable	-	4,703,577	-
Leases payable	-	1,901	-
Financed purchases & bond obligations - LT	9,704,966	-	-
SBITA payable	-	-	185,577
Total Noncurrent Liabilities	<u>9,962,029</u>	<u>4,705,478</u>	<u>196,505</u>
Total Liabilities	<u>14,245,728</u>	<u>6,935,189</u>	<u>1,382,540</u>
DEFERRED INFLOWS OF RESOURCES			
Total Deferred Inflows of Resources	<u>214,105</u>	<u>-</u>	<u>119,512</u>
Total Liabilities and Deferred Inflows of Resources	<u>14,459,833</u>	<u>6,935,189</u>	<u>1,502,052</u>
NET POSITION			
Net investment in capital assets	11,025,383	-	4,736,898
Unrestricted	7,291,646	2,087,111	2,012,362
Total Net Position	<u>\$ 18,317,029</u>	<u>\$ 2,087,111</u>	<u>\$ 6,749,260</u>

	Benefits	Utility Customer Service and Admin.	Total
\$	2,070,347	\$	1,815,010
	17,420,000		9,318,508
	919,711		80,423
	157,939		84,487
	-		8,587,584
	-		-
	20,567,997		19,886,012
	-		-
	-		-
	-	2,667,263	54,922,094
	-	(2,157,530)	(31,248,793)
	-		-
	-	28,115	31,365
	-	488,661	1,769,815
	-	1,026,509	30,697,488
	20,567,997		20,912,521
	-		-
	-		-
	20,567,997		20,912,521
	970,911		561,619
	-		-
	187,491		371,594
	82,021		618,269
	-		-
	3,044,500		-
	-		-
	-	14,349	15,777
	-	171,721	351,423
	4,284,923		1,737,552
	3,443		45,012
	-		-
	-	15,777	17,678
	-		-
	-	228,469	414,046
	3,443	289,258	15,156,713
	4,288,366		2,026,810
	37,661		492,265
	4,326,027		2,519,075
	-		-
	-	596,194	16,358,475
	16,241,970		17,797,252
\$	16,241,970	\$	18,393,446
			\$ 61,788,816

**INTERNAL SERVICE FUNDS
COMBINING STATEMENT OF REVENUES, EXPENSES
AND CHANGES IN NET POSITION
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Equipment</u>	<u>Self Insurance</u>	<u>Data and Communications</u>
OPERATING REVENUES			
Charges for services	\$ 11,120,755	\$ 7,069,475	\$ 2,094,894
Other revenue	3,970,750	59,348	-
Total Operating Revenues	<u>15,091,505</u>	<u>7,128,823</u>	<u>2,094,894</u>
OPERATING EXPENSES			
Personal services	3,944,659	1,319,085	7,445,326
Contractual services	2,668,399	7,709,399	999,717
Commodities	3,504,235	109,614	328,129
Other	136,677	1,331	137,463
Depreciation and amortization	3,427,420	1,420	2,232,821
Total Operating Expenses	<u>13,681,390</u>	<u>9,140,849</u>	<u>11,143,456</u>
Operating Income (Loss)	<u>1,410,115</u>	<u>(2,012,026)</u>	<u>(9,048,562)</u>
NONOPERATING REVENUES (EXPENSES)			
Earnings on investments	346,916	373,283	139,929
Intergovernmental	-	-	-
Gain (loss) on sale of capital assets	214,529	-	7,278
Interest expense	(494,356)	(112)	(27,227)
Total Nonoperating Revenues (Expenses)	<u>67,089</u>	<u>373,171</u>	<u>119,980</u>
Income (Loss) Before Transfers	<u>1,477,204</u>	<u>(1,638,855)</u>	<u>(8,928,582)</u>
Capital contributions	-	-	-
Transfers in	25,500	2,044,946	10,931,146
Transfers out	(129,133)	(282,765)	-
Change in Net Position	<u>1,373,571</u>	<u>123,326</u>	<u>2,002,564</u>
Net Position--January 1	<u>16,943,458</u>	<u>1,963,785</u>	<u>4,746,696</u>
Net Position--December 31	<u>\$ 18,317,029</u>	<u>\$ 2,087,111</u>	<u>\$ 6,749,260</u>

Benefits	Utility Customer Service and Admin.	Total
\$ 41,180,091	\$ 22,877,438	\$ 84,342,653
-	1,494,860	5,524,958
41,180,091	24,372,298	89,867,611
1,942,830	13,547,053	28,198,953
41,703,242	6,758,765	59,839,522
32,531	369,851	4,344,360
-	184,003	459,474
-	320,914	5,982,575
43,678,603	21,180,586	98,824,884
(2,498,512)	3,191,712	(8,957,273)
1,102,041	596,329	2,558,498
-	-	-
-	12,205	234,012
-	-	(521,695)
1,102,041	608,534	2,270,815
(1,396,471)	3,800,246	(6,686,458)
6,500	23,831	30,331
-	421,499	13,423,091
-	(3,083,382)	(3,495,280)
(1,389,971)	1,162,194	3,271,684
17,631,941	17,231,252	58,517,132
<u>\$ 16,241,970</u>	<u>\$ 18,393,446</u>	<u>\$ 61,788,816</u>

INTERNAL SERVICE FUNDS
COMBINING STATEMENT OF CASH FLOWS
FOR THE YEAR ENDED DECEMBER 31, 2025

	Equipment	Self Insurance	Data and Communications
CASH FLOWS FROM OPERATING ACTIVITIES			
Cash received from customers and users	\$ -	\$ -	\$ -
Receipts from interfund services provided	11,065,857	7,069,474	2,121,134
Cash paid to employees for services	(4,025,880)	(1,280,032)	(7,437,297)
Cash paid to other suppliers of goods & services	(6,356,660)	(8,733,913)	(1,961,452)
Other receipts	3,970,750	59,348	-
Net cash provided (used) by operating activities	<u>4,654,067</u>	<u>(2,885,123)</u>	<u>(7,277,615)</u>
CASH FLOWS FROM NONCAPITAL FINANCING ACTIVITIES			
Transfers from other funds	25,500	2,044,946	10,931,146
Transfers to other funds	(129,133)	(282,765)	-
Grant proceeds from federal government	-	-	-
Net cash provided (used) by noncapital financing activities	<u>(103,633)</u>	<u>1,762,181</u>	<u>10,931,146</u>
CASH FLOWS FROM CAPITAL AND RELATED FINANCING ACTIVITIES			
Proceeds from capital debt	92,594	-	-
Capital contributions	-	-	-
Purchases of capital assets	(2,707,007)	-	(2,771,469)
Principal paid on capital debt	(215,732)	-	-
Interest paid on capital debt	(159,725)	-	(27,227)
Leasing payments	-	-	-
Purchases of right to use leases	-	(1,387)	-
Principal paid on lease liabilities	-	(112)	-
Interest paid on lease liabilities	-	-	-
SBITA payments	-	-	(813,030)
Principal paid on SBITA liabilities	-	-	-
Interest paid on SBITA liabilities	-	-	-
Proceeds on Sale of Capital Assets	214,529	-	7,278
Net cash (used) by capital and related financing activities	<u>(2,775,341)</u>	<u>(1,499)</u>	<u>(3,604,448)</u>
CASH FLOWS FROM INVESTING ACTIVITIES			
(Increase)/decrease in pooled investments	(690,412)	737,566	(150,217)
Investment earning(loss)	332,290	374,569	135,315
Net cash provided (used) by investing activities	<u>(358,122)</u>	<u>1,112,135</u>	<u>(14,902)</u>
Net increase (decrease) in cash and cash equivalents	1,416,971	(12,306)	34,181
Cash and cash equivalents, January 1 (cash & cash equivalents includes cash held by fiscal agent and restricted assets - cash & cash equivalents)	4,323,087	3,696,717	171,550
Cash and cash equivalents, December 31 (cash & cash equivalents includes restricted assets - cash & cash equivalents)	<u>\$ 5,740,058</u>	<u>\$ 3,684,411</u>	<u>\$ 205,731</u>
Reconciliation of operating income (loss) to net cash provided (used) by operating activities:			
Operating income (loss)	1,410,115	(2,012,026)	(9,048,562)
Adjustments to reconcile operating income (loss) to net cash provided by operating activities:			
Depreciation and amortization expense	3,427,420	1,420	2,232,821
(Increase) decrease in accounts receivable	(54,896)	-	26,240
(Increase) decrease in notes receivable	-	-	-
(Increase) decrease in inventories	(10,338)	-	-
(Increase) decrease in prepaid item	(22,818)	11,425	(550,751)
(Increase) decrease in pension net deferred inflow of resources	140,813	-	78,602
Increase (decrease) in accounts payable	(14,194)	83,894	54,608
Increase (decrease) in compensated absences payable	6,519	29,555	37,021
Increase (decrease) in post-emp healthcare obligation	(239,020)	-	(133,420)
Increase (decrease) in wages payable	10,466	9,499	25,826
Increase (decrease) in claims payable	-	(1,008,890)	-
Net cash provided (used) by operating activities	<u>\$ 4,654,067</u>	<u>\$ (2,885,123)</u>	<u>\$ (7,277,615)</u>
Noncash investing, capital, and financing activities:			
Unrealized gain/(loss) on pooled investments	112,395	90,360	42,801
Acquisition of right to use lease asset and liability	-	5,678	-
Acquisition of right to use SBITA asset and liability	-	-	110,764
Reconciliation of cash and cash equivalents to statement of net position:			
Cash and cash equivalents	547,177	3,684,411	205,731
Restricted Assets - cash and cash equivalents	<u>5,192,881</u>	<u>-</u>	<u>-</u>
	<u>\$ 5,740,058</u>	<u>\$ 3,684,411</u>	<u>\$ 205,731</u>

Benefits	Utility Customer Service and Admin.	Total
\$ -	\$ -	\$ -
40,692,606	22,890,850	83,839,921
(1,954,950)	(13,574,585)	(28,272,744)
(43,190,438)	(10,939,873)	(71,182,336)
—	1,494,860	5,524,958
(4,452,782)	(128,748)	(10,090,201)
-	421,499	13,423,091
-	(3,083,382)	(3,495,280)
-	\$ -	-
—	(2,661,883)	9,927,811
-	-	92,594
6,500	23,831	30,331
-	(118,578)	(5,597,054)
-	—	(215,732)
-	—	(186,952)
-	—	(112)
-	—	—
-	—	(813,030)
-	(220,031)	—
-	—	—
-	12,205	234,012
6,500	(302,573)	(6,677,361)
3,270,865	2,553,546	5,721,348
1,102,439	602,693	2,547,306
4,373,304	3,156,239	8,268,654
(72,978)	63,035	1,428,903
2,143,325	1,751,975	12,086,654
\$ 2,070,347	\$ 1,815,010	\$ 13,515,557
(2,498,512)	3,191,712	(8,957,273)
-	320,914	5,982,575
(487,486)	13,412	(502,730)
-	-	—
-	-	(10,338)
-	(3,585,990)	(4,148,134)
24,770	323,755	567,940
(1,762,164)	(41,264)	(1,679,120)
(6,658)	129,076	195,513
(42,045)	(549,553)	(964,038)
11,813	69,190	126,794
307,500	—	(701,390)
\$ (4,452,782)	\$ (128,748)	\$ (10,090,201)
350,403	195,981	791,940
-	-	5,678
-	268,630	379,394
2,070,347	1,815,010	8,322,676
-	-	5,192,881
\$ 2,070,347	\$ 1,815,010	\$ 13,515,557

EQUIPMENT FUND
SCHEDULE OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Intergovernmental	\$ 354,760	\$ -	\$ 354,760
Fees and charges for services	11,120,754	12,246,734	(1,125,980)
Earnings (loss) on investments	346,916	228,307	118,609
Miscellaneous revenue	3,624,005	4,983,239	(1,359,234)
Sale of capital assets	206,516	20,000	186,516
Transfers	25,500	200,000	(174,500)
Projects			
Intergovernmental	34,456	54,000	(19,544)
Earnings (loss) on investments	162	-	162
Proceeds from issuance of long-term debt	3,093,618	3,106,746	(13,128)
Total Revenues	<u>18,806,687</u>	<u>20,839,026</u>	<u>(2,032,339)</u>
EXPENSES			
Programs (fund level of budgetary control)			
Equipment shop	2,901,072	3,351,463	450,391
Fleet operations	4,811,923	4,737,549	(74,374)
Lease purchases	3,422,727	4,925,801	1,503,074
Streets shop	908,265	1,235,756	327,491
Transport shop	2,342,522	2,935,800	593,278
Projects (project level of budgetary control)			
Capital fleet & equipment	41,780	64,915	23,135
Capital improvements	4,562,074	4,666,810	104,736
Total Expenses	<u>18,990,363</u>	<u>21,918,094</u>	<u>2,927,731</u>
Excess (deficiency) of revenues over (under) expenses before reconciling items	(183,676)		
RECONCILIATION TO GAAP BASIS			
Prior years' project expenses	4,521,703		
Prior years' project revenues	(3,119,795)		
Capital outlay--programs	4,340,079		
Current year's project expenses	(4,207,433)		
Principal reduction--long-term debt	3,428,358		
Depreciation and Amortization	(3,427,419)		
Bond Amortization	21,754		
Total Reconciling Items	<u>1,557,247</u>		
Change in net position	1,373,571		
Net Position--January 1	<u>16,943,458</u>		
Net Position--December 31	<u>\$ 18,317,029</u>		

SELF INSURANCE FUND
SCHEDULE OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Fees and charges for services	\$ 7,069,475	\$ 7,094,967	\$ (25,492)
Earnings (loss) on investments	373,283	112,306	260,977
Miscellaneous revenue	59,348	227,818	(168,470)
Transfers	2,044,946	2,044,946	-
Total Revenues	<u>9,547,052</u>	<u>9,480,037</u>	<u>67,015</u>
EXPENSES			
Programs (fund level of budgetary control)			
Risk Management	8,132,039	9,880,062	1,748,023
Lease Activity	32	-	(32)
Self Insurance Transfers	282,765	282,765	-
Total Expenses	<u>8,414,836</u>	<u>10,162,827</u>	<u>1,747,991</u>
Excess (deficiency) of revenues over (under)			
Excess (deficiency) of revenues over (under)			
expenses before reconciling items	1,132,216		
RECONCILIATION TO GAAP BASIS			
Actuarial change	<u>(1,008,890)</u>		
Total Reconciling Items	<u>(1,008,890)</u>		
Change in net position	123,326		
Net Position--January 1	<u>1,963,785</u>		
Net Position--December 31	<u>\$ 2,087,111</u>		

DATA AND COMMUNICATIONS FUND
SCHEDULE OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Fees and charges for services	\$ 2,094,894	\$ 2,169,705	\$ (74,811)
Earnings (loss) on investments	139,929	95,227	44,702
Miscellaneous revenue	7,278	-	7,278
Transfers	10,931,146	11,483,685	(552,539)
Total Revenues	<u>13,173,247</u>	<u>13,748,617</u>	<u>(575,370)</u>
EXPENSES			
Programs (fund level of budgetary control)			
Administration	1,427,328	1,458,105	30,777
Application Services	1,333,075	1,787,514	454,439
Client services	1,895,810	3,324,154	1,428,344
Data management	462,135	570,390	108,255
E-governmental services	2,979,970	3,096,054	116,084
Geographical info services	675,861	700,469	24,608
Information security	775,640	1,148,565	372,925
Network services	2,422,780	1,810,192	(612,588)
Voice services	441,301	391,518	(49,783)
Transfers	-	-	-
Total Expenses	<u>12,413,900</u>	<u>14,286,961</u>	<u>1,873,061</u>
Excess (deficiency) of revenues over (under)			
Excess (deficiency) of revenues over (under)			
expenses before reconciling items	759,347		
RECONCILIATION TO GAAP BASIS			
Capital Outlay--Programs	2,124,056		
Depreciation and Amortization	(880,839)		
Total Reconciling Items	<u>1,243,217</u>		
Change in net position	2,002,564		
Net Position--January 1	<u>4,746,696</u>		
Net Position--December 31	<u>\$ 6,749,260</u>		

BENEFITS FUND
SCHEDULE OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Fees and charges for services	\$ 41,180,091	\$ 42,037,248	\$ (857,157)
Earnings (loss) on investments	1,102,041	611,415	490,626
Miscellaneous revenue	6,500	4,500	2,000
Total Revenues	<u>42,288,632</u>	<u>42,653,163</u>	<u>(364,531)</u>
EXPENSES			
Programs (fund level of budgetary control)			
Benefits	43,371,103	44,054,403	(683,300)
Total Expenses	<u>43,371,103</u>	<u>44,054,403</u>	<u>(683,300)</u>
Excess (deficiency) of revenues over (under) expenses before reconciling items	(1,082,471)		
RECONCILIATION TO GAAP BASIS			
Actuarial change	<u>(307,500)</u>		
Total Reconciling Items	<u>(307,500)</u>		
Change in net position	(1,389,971)		
Net Position--January 1	<u>17,631,941</u>		
Net Position--December 31	<u><u>\$ 16,241,970</u></u>		

UTILITY CUSTOMER SERVICE AND ADMINISTRATIVE FUND
SCHEDULE OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance (Unaudited)</u>
REVENUES			
Programs			
Fees and charges for services	\$ 22,877,439	\$ 22,877,439	\$ —
Earnings (loss) on investments	596,329	255,165	341,164
Miscellaneous revenue	1,530,895	1,225,000	305,895
Sale of Capital Assets	—	-	—
Transfers	421,499	421,499	-
Projects			
Transfers	13,950,000	13,950,000	—
Total Revenues	<u>39,376,162</u>	<u>38,729,103</u>	<u>647,059</u>
EXPENSES			
Programs (fund level of budgetary control)			
CS&A administration	8,006,841	8,756,708	749,867
Customer service & support	12,472,529	14,190,073	1,717,544
Light & power operations	2,048,160	1,902,224	(145,936)
Regulatory compliance	1,621,167	1,530,568	(90,599)
Safety & Security	132,966	129,720	(3,246)
Total Expenses	<u>24,281,663</u>	<u>26,509,293</u>	<u>2,227,630</u>
Excess (deficiency) of revenues over (under) expenses before reconciling items	15,094,499		
RECONCILIATION TO GAAP BASIS			
Prior Years' Project Revenues	(13,950,000)		
Current year's project expenses			
Principal Reduction--Long-term Debt	—		
Depreciation and Amortization	(320,915)		
Total Reconciling Items	<u>(13,932,305)</u>		
Change in net position	1,162,194		
Net Position--January 1	<u>17,231,252</u>		
Net Position--December 31	<u>\$ 18,393,446</u>		

**FIDUCIARY FUNDS
COMBINING AND INDIVIDUAL FUND FINANCIAL STATEMENTS AND SCHEDULES**

Pension Trust Fund:

General Employees' Retirement Plan - to account for the general employees' retirement *pension* plan
Closed to new hires as of 1/1/1999.

Custodial Funds:

Investment Pool Fund -- to account for external portion of investment pool associated with
Poudre Fire Authority
Poudre River Public Library District

Combined Regional Information Systems Project (CRISP) -- to account for amounts paid by Larimer County
and City of Loveland held by City for purchase of capital equipment for CRISP

Poudre School District (PSD) -- to account for collections of in- Lieu of Land Dedications for School Purposes
held by the City on behalf of PSD

Thompson School District (TSD) -- to account for collections of in- Lieu of Land Dedications for School Purposes
held by the City on behalf of TSD

Larimer County -- to account for collections of Use tax held by City on behalf of Larimer County

State of Colorado -- to account for collections of Sales tax held by City on behalf of State

Poudre Fire Authority -- to account for cash held by the City on behalf of Poudre Fire Authority.

Poudre River Public Library District -- to account for cash held by the City on behalf
of Poudre River Public Library District.

GENERAL EMPLOYEES' RETIREMENT PLAN TRUST FUND
SCHEDULE OF CHANGES IN NET POSITION RESTRICTED FOR
PENSION BENEFITS - ACTUAL AND BUDGET
FOR THE YEAR ENDED DECEMBER 31, 2025

	Actual	Budget (Unaudited)	Variance (Unaudited)
ADDITIONS			
Contributions	\$ 1,277,197	\$ 1,244,430	\$ 32,767
Earnings on investments	558,518	269,758	288,760
Miscellaneous revenue	-	-	-
Change in the fair value of investments	6,660,672	-	6,660,672
	<u>8,496,387</u>	<u>1,514,188</u>	<u>6,982,199</u>
DEDUCTIONS			
Benefit payments	5,459,755	6,500,000	1,040,245
Administration	25,859	39,500	13,641
	<u>5,485,614</u>	<u>6,539,500</u>	<u>1,053,886</u>
Net Increase (Decrease) in Plan Net Position	3,010,773		
Net Position Restricted for Pension Benefits--January 1	<u>49,559,051</u>		
Net Position Restricted for Pension Benefits--December 31	<u>\$ 52,569,824</u>		

**INVESTMENT POOL FUNDS
COMBINING STATEMENT OF FIDUCIARY NET POSITION
DECEMBER 31, 2025**

	Poudre Fire Authority	Poudre River Public Library District	Total Investment Pool Funds
ASSETS			
Receivables			
Interest Receivable	\$ 305,988	\$ 172,798	\$ 478,786
Total receivables	<u>305,988</u>	<u>172,798</u>	<u>478,786</u>
Investments, at fair value			
U S Government securities	20,974,422	11,844,690	32,819,112
Corporate securities	12,774,713	7,214,144	19,988,857
Total Investments, at fair value	<u>33,749,135</u>	<u>19,058,834</u>	<u>52,807,969</u>
 Total Assets	 <u>34,055,123</u>	 <u>19,231,632</u>	 <u>53,286,755</u>
NET POSITION			
Restricted for Pool Participants	<u>34,055,123</u>	<u>19,231,632</u>	<u>53,286,755</u>
 Total Net Position	 <u>\$ 34,055,123</u>	 <u>\$ 19,231,632</u>	 <u>\$ 53,286,755</u>

**INVESTMENT POOL FUNDS
COMBINING STATEMENT OF CHANGES IN FIDUCIARY NET POSITION
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025**

	Poudre Fire Authority	Poudre River Library District	Total Investment Pool Funds
ADDITIONS			
Investment activity			
Net increase (decrease) of investments	\$ (3,670,539)	\$ 1,448,723	\$ (2,221,816)
Net increase (decrease) interest, dividends and other	19,634	38,037	57,671
Total investment activity	<u>(3,650,905)</u>	<u>1,486,760</u>	<u>(2,164,145)</u>
 Total Additions	 <u>(3,650,905)</u>	 <u>1,486,760</u>	 <u>(2,164,145)</u>
 Net increase (decrease) in fiduciary net position	 (3,650,905)	 1,486,760	 (2,164,145)
Net position - January 1	37,706,028	17,744,872	55,450,900
Net Position - December 31	<u>\$ 34,055,123</u>	<u>\$ 19,231,632</u>	<u>\$ 53,286,755</u>

**CUSTODIAL FUNDS
COMBINING STATEMENT OF FIDUCIARY NET POSITION
DECEMBER 31, 2025**

	Poudre Fire Authority	Poudre River Public Library District	Combined Regional Information Systems Project (CRISP)	Poudre School District	Thomson School District	Larimer County	State of Colorado	Total Custodial Funds
ASSETS								
Cash and cash equivalents	\$ 2,987,493	\$ 1,643,659	\$ 164,670	\$ 483,075	\$ -	\$ 285,901	\$ 6,189	\$ 5,570,987
Receivables								
Tax and other collections	-	-	-	1,710	-	-	-	1,710
Total Assets	<u>2,987,493</u>	<u>1,643,659</u>	<u>164,670</u>	<u>484,785</u>	<u>-</u>	<u>285,901</u>	<u>6,189</u>	<u>5,572,697</u>
LIABILITIES								
Amounts held for other governments	-	-	-	484,785	-	285,901	6,189	776,875
Total Liabilities	<u>-</u>	<u>-</u>	<u>-</u>	<u>484,785</u>	<u>-</u>	<u>285,901</u>	<u>6,189</u>	<u>776,875</u>
NET POSITION								
Restricted for								
Individuals, organizations and other governments	<u>\$ 2,987,493</u>	<u>\$ 1,643,659</u>	<u>\$ 164,670</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 4,795,822</u>

**CUSTODIAL FUNDS
COMBINING STATEMENT OF CHANGES IN FIDUCIARY NET POSITION
FOR THE YEAR ENDED FOR THE YEAR ENDED DECEMBER 31, 2025**

	Poudre Fire Authority	Poudre River Library District	Combined Regional Information Systems Project (CRISP)	Poudre School District	Thomson School District	Larimer County	State of Colorado	Total Custodial Funds
ADDITIONS								
Redemption of investments by participating entities	\$ 126,686	\$ 326,027	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 452,713
Sales tax collections for other governments	-	-	-	-	-	-	80,091	80,091
Use tax collections for other governments	-	-	-	-	-	1,876,135	-	1,876,135
In-lieu fee collections for other governments	-	-	-	1,302,610	-	-	-	1,302,610
Collections for shared ancillary costs	-	-	1,768,677	-	-	-	-	1,768,677
Total Collections	<u>126,686</u>	<u>326,027</u>	<u>1,768,677</u>	<u>1,302,610</u>	<u>-</u>	<u>1,876,135</u>	<u>80,091</u>	<u>5,480,226</u>
Total Additions	<u>126,686</u>	<u>326,027</u>	<u>1,768,677</u>	<u>1,302,610</u>	<u>-</u>	<u>1,876,135</u>	<u>80,091</u>	<u>5,480,226</u>
DEDUCTIONS								
Payments of sales tax to other governments	-	-	-	-	-	-	80,091	80,091
Payments of use tax to other governments	-	-	-	-	-	1,876,135	-	1,876,135
Payments of in-lieu fees to other governments	-	-	-	1,302,610	-	-	-	1,302,610
Payments for shared ancillary costs	-	-	1,604,007	-	-	-	-	1,604,007
Total deductions	<u>-</u>	<u>-</u>	<u>1,604,007</u>	<u>1,302,610</u>	<u>-</u>	<u>1,876,135</u>	<u>80,091</u>	<u>4,862,843</u>
Net increase (decrease) in fiduciary net position	126,686	326,027	164,670	-	-	-	-	617,383
Net position - January 1	2,860,807	1,317,632	-	-	-	-	-	4,178,439
Net Position - December 31	<u>\$ 2,987,493</u>	<u>\$ 1,643,659</u>	<u>\$ 164,670</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 4,795,822</u>

**COMPONENT UNIT FUNDS
RECONCILIATIONS
COMBINING AND INDIVIDUAL FUND FINANCIAL STATEMENTS AND SCHEDULES**

DOWNTOWN DEVELOPMENT AUTHORITY (DDA)

Reconciliations:

Reconciliation of the Balance Sheet to the Statement of Net Position

Reconciliation of the Statement of Revenues, Expenditures and Changes in Fund Balances to the Statement of Activities

Funds:

General -- to account for all general operations of the DDA except those required to be accounted for in another fund.

Debt Service -- to account for tax increment revenues received from property taxes and used to service the DDA's tax increment bonds.

**COMPONENT UNIT
RECONCILIATION OF THE BALANCE SHEET TO THE STATEMENT OF NET POSITION
DECEMBER 31, 2025**

	<u>Governmental Funds Total</u>	<u>Adjustments</u>	<u>Statement of Net Position</u>
ASSETS			
Cash and cash equivalents	\$ 1,419,707	\$ 13,601	\$ 1,433,308
Investments	17,113,597	-	17,113,597
Receivables			
Property taxes	10,831,761	-	10,831,761
Accounts	22,138	-	22,138
Interest	155,161	-	155,161
Inventory of real property held for resale	135,464	-	135,464
Capital assets (non-depreciable)	-	2,528,747 1	2,528,747
Right to use lease (net of amortization)	-	84,193 1	84,193
Capital assets (net of accumulated depreciation)	-	1,667,034 1	1,667,034
Total Assets	<u>29,677,828</u>	<u>4,293,575</u>	<u>33,971,403</u>
DEFERRED OUTFLOWS OF RESOURCES			
Total Deferred outflows of resources	-	-	-
Total Assets and Deferred outflows of resources	<u>29,677,828</u>	<u>4,293,575</u>	<u>33,971,403</u>
LIABILITIES			
Accounts payable	240,063	-	240,063
Interest payable	-	6,235 2	6,235
Wages payable	28,872	-	28,872
Non-Current liabilities			
Due within one year	-	436,671 2	436,671
Due after one year	-	1,793,744 2	1,793,744
Total Liabilities	<u>268,935</u>	<u>2,236,650</u>	<u>2,505,585</u>
DEFERRED INFLOWS OF RESOURCES			
Levied for following year - property taxes	10,831,761	-	10,831,761
Total deferred inflows of resources	<u>10,831,761</u>	<u>-</u>	<u>10,831,761</u>
Total Liabilities and Deferred inflows of resources	<u>11,100,696</u>	<u>2,236,650</u>	<u>13,337,346</u>
FUND BALANCES/NET POSITION			
Fund balances			
Nonspendable	135,464 3		
Restricted	274,157 3		
Assigned	18,167,511 3		
Total Fund Balances	<u>18,577,132</u>	<u>2,056,925</u>	<u>20,634,057</u>
Total Liabilities, Deferred Inflows of Resources and Fund Balances	<u>\$ 29,677,828</u>		
Net Position:			
Net investment in capital assets			4,069,073
Restricted for debt service			274,157
Unrestricted (deficits)			16,290,827
Total Net Position (Deficit) of Component Unit (page 51)			<u>\$ 20,634,057</u>

- 1** Capital assets and leases net of accumulated depreciation/amortization used in governmental activities are not current financial resources. Therefore, they are not reported in the funds.
- 2** Long-term liabilities, including bonds payable, related interest, and compensated absences are not due and payable in the current period and therefore not reported in the funds.
- 3** **Nonspendable** fund balances indicate amounts that cannot be spent such as property held for resale. **Restricted** fund balances indicate amounts constrained for a specific purpose by external parties, constitutional provision or enabling legislation. **Assigned** fund balances indicate amounts the DDA intends to be used for specific purposes, but do not meet the criteria to be classified as restricted or committed.

**COMPONENT UNIT
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES
IN FUND BALANCES TO THE STATEMENT OF ACTIVITIES
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Total</u>	<u>Adjustments</u>	<u>Statement of Activities</u>
Expenditures/Expenses (including transfers):			
Expenditures/expenses	\$ 16,003,698	\$ (8,867,013) ¹	\$ 7,136,685
	<u>16,003,698</u>	<u>(8,867,013)</u>	<u>7,136,685</u>
Program Revenues			
Charges for services	161,926	-	161,926
Operating grants and contributions	85,287	-	85,287
Net Program Revenues	<u>247,213</u>	<u>-</u>	<u>247,213</u>
Net Program Expense	<u>15,756,485</u>	<u>(8,867,013)</u>	<u>6,889,472</u>
General Revenues			
Property taxes	9,788,368		9,788,368
Investment earnings	956,784	-	956,784
Miscellaneous	9,306,473	(8,563,953) ²	742,520
Total General Revenues	<u>20,051,625</u>	<u>(8,563,953)</u>	<u>11,487,672</u>
Change in Net Position (page 54)	4,295,140	303,060	4,598,200
Fund Balance/Net Position			
Beginning of the year	14,281,992	1,753,865	16,035,857
End of the year	<u>\$ 18,577,132</u>	<u>\$ 2,056,925</u>	<u>\$ 20,634,057</u>

¹ Some expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in the governmental funds

Net decrease in accrued interest related to last debt service payment	(701)
Net increase in compensated absences	2,935
Issuance of leases	-
Lease payments	69
Debt Payment	(8,976,452)
Current year depreciation and amortization	107,136
	<u>(8,867,013)</u>

² Proceeds from issuance of long-term debt & other revenues not reported in the governmental funds. \$ (8,563,953)

**DOWNTOWN DEVELOPMENT AUTHORITY
BALANCE SHEET
DECEMBER 31, 2025**

	<u>General</u>	<u>Debt Service</u>	<u>Total</u>
ASSETS			
Cash and cash equivalents	\$ 1,398,646	\$ 21,061	\$ 1,419,707
Investments	16,862,775	250,822	17,113,597
Receivables			
Property taxes	1,042,819	9,788,942	10,831,761
Accounts	22,138	-	22,138
Interest	152,887	2,274	155,161
Inventory of real property held for resale	135,464	-	135,464
Total Assets	<u>19,614,729</u>	<u>10,063,099</u>	<u>29,677,828</u>
DEFERRED OUTFLOWS OF RESOURCES			
Total Deferred outflows of resources	<u>-</u>	<u>-</u>	<u>-</u>
Total Assets and Deferred outflows of resources	<u>19,614,729</u>	<u>10,063,099</u>	<u>29,677,828</u>
LIABILITIES			
Accounts payable, accruals, and other	240,063	-	240,063
Wages payable	28,872	-	28,872
Total Liabilities	<u>268,935</u>	<u>-</u>	<u>268,935</u>
DEFERRED INFLOWS OF RESOURCES			
Levied for following year - property taxes	1,042,819	9,788,942	10,831,761
Total deferred inflows of resources	<u>1,042,819</u>	<u>9,788,942</u>	<u>10,831,761</u>
Total Liabilities and Deferred inflows of resources	<u>1,311,754</u>	<u>9,788,942</u>	<u>11,100,696</u>
FUND BALANCES			
Nonspendable	135,464	-	135,464
Restricted	-	274,157	274,157
Assigned	18,167,511	-	18,167,511
Total Fund Balances	<u>18,302,975</u>	<u>274,157</u>	<u>18,577,132</u>
Total Liabilities, Deferred Inflows of Resources and Fund Balances	<u>\$ 19,614,729</u>	<u>\$ 10,063,099</u>	<u>\$ 29,677,828</u>

**DOWNTOWN DEVELOPMENT AUTHORITY
STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>General</u>	<u>Debt Service</u>	<u>Total</u>
REVENUES			
Taxes	\$ 927,266	\$ 8,861,102	\$ 9,788,368
Licenses and permits	-	-	-
Intergovernmental	85,287	-	85,287
Fees and charges for services	161,926	-	161,926
Earnings on investments	815,489	141,295	956,784
Miscellaneous revenue	731,935	-	731,935
Total Revenues	<u>2,721,903</u>	<u>9,002,397</u>	<u>11,724,300</u>
EXPENDITURES			
Current operating			
Administrative	6,991,265	-	6,991,265
Debt service			
Principal	3,370	8,976,452	8,979,822
Interest	1,910	30,701	32,611
Total Expenditures	<u>6,996,545</u>	<u>9,007,153</u>	<u>16,003,698</u>
Excess (Deficiency) of Revenues Over (Under) Expenditures	<u>(4,274,642)</u>	<u>(4,756)</u>	<u>(4,279,398)</u>
OTHER FINANCING SOURCES (USES)			
Debt Services - COPS	8,574,538	-	-
Total Other Financing Sources	<u>8,574,538</u>	<u>-</u>	<u>8,574,538</u>
Net Change in Fund Balances	4,299,896	(4,756)	4,295,140
Fund Balances-January 1	<u>14,003,079</u>	<u>278,913</u>	<u>14,281,992</u>
Fund Balances-December 31	<u>\$ 18,302,975</u>	<u>\$ 274,157</u>	<u>\$ 18,577,132</u>

**DOWNTOWN DEVELOPMENT AUTHORITY
GENERAL FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance</u>
REVENUES			
Programs			
Earnings on investments	\$ 815,489	\$ 5,000	\$ 810,489
Fees and charges for services	161,926	134,411	27,515
Intergovernmental	85,287	50,000	35,287
Licenses and permits	—	1,800	(1,800)
Miscellaneous revenue	731,935	400,030	331,905
Proceeds from issuance of long-term debt	8,574,538	9,000,000	(425,462)
Taxes	927,266	965,152	(37,886)
Total Revenues	<u>11,296,441</u>	<u>10,556,393</u>	<u>740,048</u>
EXPENDITURES			
Programs			
Beet Street	1,377,949	1,556,393	178,444
DDA - financed activities	5,618,596	21,214,576	15,595,980
Total Expenditures	<u>6,996,545</u>	<u>22,770,969</u>	<u>15,774,424</u>
Excess (deficiency) of revenues over (under) expenditures	4,299,896		
Net Change in Fund Balances	4,299,896		
Fund Balances--January 1	<u>14,003,079</u>		
Fund Balances--December 31	<u><u>\$ 18,302,975</u></u>		

**DOWNTOWN DEVELOPMENT AUTHORITY
DEBT SERVICE FUND
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES--
ACTUAL AND BUDGET (NON-GAAP BUDGETARY BASIS)
FOR THE YEAR ENDED DECEMBER 31, 2025**

	<u>Actual</u>	<u>Final Budget (Unaudited)</u>	<u>Variance</u>
REVENUES			
Taxes	\$ 8,861,102	\$ 8,706,279	\$ 154,823
Earnings (loss) on investments	141,295	-	141,295
Total Revenues	<u>9,002,397</u>	<u>8,706,279</u>	<u>296,118</u>
EXPENDITURES			
Current operating			
Debt service	9,007,153	9,431,611	424,458
Total Expenditures	<u>9,007,153</u>	<u>9,431,611</u>	<u>424,458</u>
Excess (deficiency) of revenues over (under) expenditures	(4,756)		
Net Change in Fund Balances	(4,756)		
Fund Balances--January 1	<u>278,913</u>		
Fund Balances--December 31	<u><u>\$ 274,157</u></u>		

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STATISTICAL SECTION



STATISTICAL SECTION



Statistical Section

This part of the City of Fort Collins annual comprehensive financial report presents detailed information as a context for understanding what the information in the financial statements, note disclosures, and required supplementary information says about the governments overall financial health.

Financial Trends - These schedules contain trend information to help the reader understand how the City of Fort Collins' financial performance and well-being have changed over time.

Net Position by Component	Exh. A-1	180
Changes in Net Position	Exh. A-2	181
Fund Balances, Governmental Funds	Exh. A-3	182
Changes in Fund Balances, Governmental Funds	Exh. A-4	183

Revenue Capacity - These schedules contain information to help the reader assess the City of Fort Collins' most significant local revenue sources - Sales and Use taxes.

Taxable Sales by Category	Exh. A-5	184
Direct and Overlapping Sales Tax Rates	Exh. A-6	185
Sales Tax Revenue Taxpayers by Industry	Exh. A-7	186

Debt Capacity - These schedules present information to help the reader assess the affordability of the City of Fort Collins' current levels of outstanding debt and its ability to issue additional debt in the future.

Ratios of Outstanding Debt by Type	Exh. A-8	187
Direct and Overlapping Governmental Act. Debt	Exh. A-9	188
Legal Debt Margin Information	Exh. A-10	189
Pledged Revenue Coverage	Exh. A-11	190

Demographic and Economic Information - These schedules offer demographics and economic indicators to help the reader understand the environment within which the City of Fort Collins financial activities take place.

Demographic and Economic Statistics	Exh. A-12	191
Principal Employers	Exh. A-13	192
Full-time Equivalent City Emp. By Function/Program ..	Exh. A-14	193

Operating Information - These schedules contain service and infrastructure data to help the reader understand how the information in City of Fort Collins financial report relates to the services government provides and the activities it performs.

Operating Indicators by Function/Program	Exh. A-15	194
Capital Asset Statistics by Function/Program	Exh. A-16	195

Sources: Unless otherwise noted, the information in these schedules is derived from the annual comprehensive financial reports for the relevant year and/or city departments.

Net Position by Component (in thousands)
 Last Ten Fiscal Years
 (accrual basis of accounting)

Exhibit A-1

	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020</u>	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>
Governmental activities										
Net investment in capital assets	\$781,421	\$829,571	\$857,873	\$855,974	\$876,683	\$905,257	\$921,666	\$953,348	\$986,986	\$1,011,898
Restricted	80,520	81,844	76,746	81,632	79,732	81,510	77,766	93,562	122,498	153,642
Unrestricted	166,301	161,214	164,885	191,201	185,439	204,990	210,821	210,451	215,924	226,017
Total governmental activities net position	<u>1,028,242</u>	<u>1,072,629</u>	<u>1,099,504</u>	<u>1,128,807</u>	<u>1,141,854</u>	<u>1,191,757</u>	<u>1,210,253</u>	<u>1,257,361</u>	<u>1,325,408</u>	<u>1,391,557</u>
Business-type activities										
Net investment in capital assets	595,216	646,367	679,667	710,492	719,061	691,652	703,114	718,831	723,768	737,265
Restricted	1,027	859	-	-	-	-	-	-	-	-
Unrestricted	167,931	147,389	148,938	140,854	168,382	210,014	202,580	206,606	237,208	271,719
Total business-type activities net position	<u>764,174</u>	<u>794,615</u>	<u>828,605</u>	<u>851,346</u>	<u>887,443</u>	<u>901,666</u>	<u>905,694</u>	<u>925,437</u>	<u>960,976</u>	<u>1,008,984</u>
Primary government										
Net investment in capital assets	1,376,637	1,475,938	1,537,540	1,566,466	1,427,789	1,596,909	1,624,780	1,672,179	1,710,754	1,749,163
Restricted	81,547	82,702,909	76,746	81,632	81,379	81,510	77,766	93,562	122,498	153,642
Unrestricted	334,232	308,602,665	313,823	332,055	313,691	415,004	413,402	417,057	453,132	497,736
Total primary government net position	<u>\$1,792,417</u>	<u>\$1,867,244</u>	<u>\$1,928,109</u>	<u>\$1,980,153</u>	<u>\$1,822,859</u>	<u>\$2,093,423</u>	<u>\$2,115,948</u>	<u>\$2,182,798</u>	<u>\$2,286,384</u>	<u>\$2,400,541</u>

Totals may not add due to rounding

Changes in Net Position (in thousands)
Last Ten Fiscal Years
(accrual basis of accounting)

Exhibit A-2

	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Expenses										
Governmental activities										
General government	\$ 46,706	\$ 45,431	\$ 45,359	\$ 43,953	\$ 57,357	\$ 47,160	\$ 54,413	\$ 71,625	\$ 72,056	\$ 59,839
Public safety	64,852	73,945	74,912	78,812	87,020	80,292	89,614	100,984	108,022	114,549
Culture, parks, recreation and natural areas	47,315	44,396	46,637	44,944	42,070	41,021	52,739	55,133	59,835	65,782
Planning and development	13,982	20,594	17,486	17,482	19,156	20,751	20,036	20,904	24,509	31,753
Transportation	51,514	58,290	71,975	73,047	62,516	67,727	73,250	83,776	78,233	79,558
Interest on long-term debt	1,326	1,255	1,241	2,266	1,947	1,795	1,739	1,999	1,989	2,182
Lease and SBITA activity	-	-	-	-	-	-	115	-	-	-
Total governmental activities expenses	225,695	243,911	257,610	260,504	270,066	258,746	291,906	334,421	344,644	353,663
Business-type activities										
Light and Power	131,780	133,285	144,992	145,582	145,093	158,771	168,467	176,021	184,423	197,727
Water	26,383	25,598	29,946	31,303	31,116	34,428	37,663	34,783	36,627	41,324
Wastewater	20,197	20,958	22,223	20,475	22,506	22,436	22,585	23,513	24,031	28,614
Storm drainage	9,913	10,805	10,723	10,457	11,301	12,604	12,401	14,007	15,465	20,375
Golf	3,208	3,142	3,260	3,206	3,361	3,560	4,264	4,718	5,355	5,534
Total business-type activities expenses	191,481	193,788	211,144	211,023	213,377	231,799	245,380	253,042	265,901	293,574
Total primary government expenses	417,176	437,699	468,754	471,527	483,443	490,545	537,286	587,463	610,545	647,237
Program revenues										
Governmental activities										
General government	15,980	15,786	9,598	9,069	9,849	8,983	10,138	13,325	12,106	12,992
Public safety	1,598	1,603	1,519	1,659	1,783	170	1,858	1,718	3,571	4,093
Culture, parks, recreation & natural areas	9,813	10,673	9,820	11,175	5,585	8,637	11,210	12,544	14,098	16,009
Planning and development	4,870	4,561	4,339	3,800	3,576	4,159	3,492	3,198	3,079	3,834
Transportation	12,356	16,280	11,568	12,738	11,329	12,314	12,217	18,067	14,277	19,616
Operating grants and contributions	11,277	17,013	10,520	14,858	19,198	20,085	19,353	23,925	30,502	13,395
Capital grants and contributions	14,788	19,379	18,829	15,100	21,029	15,106	12,608	32,339	27,597	33,166
Total governmental activities program revenues	70,682	85,295	66,193	68,399	72,349	69,454	70,876	105,116	105,230	103,105
Business-type activities										
Light and Power	126,466	130,198	132,869	136,032	141,429	152,777	162,639	173,168	186,311	198,766
Water	29,912	31,106	34,154	31,903	33,240	34,047	34,554	31,704	37,844	38,408
Wastewater	23,460	24,102	24,557	24,044	23,631	23,817	23,999	24,773	25,760	24,324
Storm drainage	15,696	16,807	17,008	17,483	17,938	18,061	18,054	19,069	19,629	23,749
Golf	3,430	3,474	3,516	3,487	3,924	4,674	4,976	4,487	5,961	4,018
Operating grants and contributions	260	-	127	463	590	750	134	96	173	257
Capital grants and contributions	23,155	21,828	15,110	6,550	7,693	14,031	13,089	7,936	13,581	11,778
Total business-type activities program revenues	222,379	227,515	227,341	219,962	228,445	248,157	257,445	261,233	289,258	301,300
Total primary government program revenues	293,061	312,810	293,534	288,361	300,794	317,611	328,321	366,349	394,488	404,405
Net (expenses) revenue										
Governmental activities	(155,013)	(158,616)	(191,416)	(192,105)	(197,718)	(189,293)	(221,031)	(229,304)	(239,412)	(250,558)
Business-type activities	30,898	33,727	16,196	8,938	15,066	16,358	12,065	8,191	23,358	7,727
Total primary government net expenses	(124,115)	(124,889)	(175,220)	(183,167)	(182,652)	(172,935)	(208,966)	(221,113)	(216,054)	(242,831)
General revenues and other changes in net position										
Governmental activities										
Taxes:										
Sales and use taxes	136,087	135,621	138,560	143,145	135,243	162,698	173,971	178,229	203,397	211,760
Property taxes	22,822	25,097	29,363	29,871	33,279	34,539	35,335	35,393	43,483	42,329
Occupational privilege taxes	2,757	2,974	2,569	2,659	2,375	2,487	2,727	2,743	2,302	2,238
Lodging tax	1,453	1,521	1,794	1,946	1,024	1,581	2,039	2,460	2,424	2,569
Intergovernmental not restricted to programs	24,075	25,074	27,072	27,650	26,275	28,176	28,993	28,926	30,479	31,420
Investment earnings	1,541	3,826	5,443	8,253	4,261	(1,503)	(10,051)	15,948	13,327	16,010
Miscellaneous	708	4,387	10,216	5,039	5,316	8,302	4,932	10,174	6,460	6,666
Transfers	2,236	3,505	3,274	2,881	2,991	2,917	1,580	2,540	5,587	3,715
Total governmental activities	191,679	202,005	218,291	221,444	210,764	239,197	239,526	276,413	307,459	316,707
Business-type activities										
Intergovernmental not restricted to programs	-	226	93	-	-	-	-	-	42	-
Investment earnings	890	2,220	4,791	9,284	4,545	(985)	(8,455)	11,836	15,146	17,183
Other miscellaneous	890	888	4,935	2,449	1,687	1,767	1,999	2,256	2,580	26,813
Transfers	(2,236)	(3,505)	(3,274)	(2,881)	(2,991)	(2,917)	(1,580)	(2,540)	(5,587)	(3,715)
Total business-type activities	(456)	(171)	6,545	8,852	3,241	(2,135)	(8,036)	11,552	12,181	40,281
Total primary government	191,223	201,834	224,836	230,296	214,005	237,062	231,490	287,965	319,640	356,988
Change in net position										
Governmental activities	36,666	43,390	26,875	29,339	13,046	49,903	18,496	47,108	68,047	66,149
Business-type activities	30,441	33,556	22,740	17,790	18,307	14,223	4,029	19,743	35,538	48,008
Total primary government	\$ 67,107	\$ 76,946	\$ 49,615	\$ 47,129	\$ 31,353	\$ 64,126	\$ 22,525	\$ 66,851	\$ 103,585	\$ 114,157

Totals may not add due to rounding

Fund Balances, Governmental Funds (in thousands)
Last Ten Fiscal Years
(modified accrual basis of accounting)

Exhibit A-3

	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020</u>	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>
General Fund										
Non Spendable	\$ 6,998	\$ 6,485	\$ 6,323	\$ 1,622	\$ 2,890	\$ 2,656	\$ 2,643	\$ 2,643	\$ 2,691	\$ 3,679
Restricted	13,540	12,051	10,984	10,262	7,586	8,985	10,116	10,300	11,223	12,264
Committed	482	375	1,981	10,334	549	551	542	675	698	967
Assigned	20,963	17,909	13,124	40,094	48,976	62,196	57,535	55,461	54,910	44,673
Unassigned	33,391	33,919	34,644	10,164	3,433	12,880	15,324	8,252	2,149	4,048
Total general fund	<u>75,375</u>	<u>70,740</u>	<u>67,056</u>	<u>72,476</u>	<u>63,433</u>	<u>87,268</u>	<u>86,160</u>	<u>77,331</u>	<u>71,671</u>	<u>65,631</u>
All Other Governmental Funds										
Non Spendable	5,382	89	-	-	-	-	13	13	15	230
Restricted	66,973	68,254	64,755	71,629	73,975	62,028	73,154	83,262	111,275	141,378
Committed	51,864	45,125	54,413	60,993	63,549	49,150	56,008	57,235	65,213	79,197
Assigned	22,899	24,397	21,530	23,089	19,247	7,956	13,626	18,923	16,176	13,024
Unassigned	(11,183)	27,665	(5,489)	(236)	242	(118)	(5,818)	(3,899)	(3,374)	(3,953)
Total other governmental funds	<u>\$135,935</u>	<u>\$165,529</u>	<u>\$135,209</u>	<u>\$155,475</u>	<u>\$157,013</u>	<u>\$119,016</u>	<u>\$136,982</u>	<u>\$155,534</u>	<u>\$189,305</u>	<u>\$229,876</u>

Totals may not add due to rounding

Changes in Fund Balances, Governmental Funds (in thousands)

Exhibit A-4

Last Ten Fiscal Years

(modified accrual basis of accounting)

	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Revenues										
Taxes	\$163,119	\$165,214	\$172,286	\$177,621	\$171,921	\$201,305	\$214,072	\$218,825	\$251,606	\$258,895
Licenses and permits	4,001	4,122	4,026	3,857	3,423	3,917	2,979	2,913	2,701	3,244
Intergovernmental	38,362	48,076	45,269	51,383	59,455	49,090	48,802	67,817	73,578	61,017
Fees and charges for services	39,330	39,446	36,948	36,435	30,931	37,285	39,576	49,314	46,410	59,205
Fines and forfeitures	2,152	2,034	2,826	2,764	2,416	3,259	3,132	3,366	3,932	5,231
Earnings on investments	1,116	3,040	4,318	7,272	4,245	(1,217)	(8,796)	13,941	11,566	14,175
Miscellaneous revenue	3,767	-	6,810	3,004	4,251	5,536	3,604	4,061	4,388	6,522
Total Revenues	251,847	267,187	272,483	282,336	276,642	299,175	303,369	360,237	394,182	408,289
Expenditures										
Police services	38,755	41,822	44,834	47,863	54,986	47,737	54,111	58,351	64,691	67,969
Financial services	3,957	4,361	4,529	4,600	4,445	4,969	10,027	13,085	12,529	7,694
Community services	43,895	38,387	38,769	40,689	34,286	36,228	41,707	46,730	50,643	52,385
Planning, development and transportation	53,449	69,950	70,323	71,291	68,812	68,066	72,347	82,130	84,734	83,439
Executive, legislative, and judicial	6,940	6,832	7,076	7,872	16,432	9,541	9,960	10,661	13,222	15,031
Information and employee	15,773	17,601	18,431	17,954	20,937	16,956	20,565	23,654	24,600	26,189
Sustainability services	12,997	16,458	13,484	12,585	13,268	15,676	14,327	14,379	19,048	17,866
Other	1,314	1,776	1,790	1,676	1,829	1,764	2,280	2,785	2,166	337
Climate programs ¹	-	-	-	-	-	-	-	-	636	2,000
Transit System ¹	-	-	-	-	-	-	-	-	1,123	3,032
Parks & Recreation Facilities ¹	-	-	-	-	-	-	-	-	427	1,227
Intergovernmental										
Fire protection	24,058	29,006	28,067	29,824	30,895	30,988	33,879	39,362	39,714	40,669
Capital outlay	31,762	45,479	37,704	39,506	26,162	43,941	38,943	50,840	39,723	54,922
Debt service										
Principal	5,831	4,844	5,610	5,641	4,333	4,462	4,640	6,162	6,592	8,106
Interest and debt service costs	1,370	1,155	1,215	1,960	1,803	1,678	1,537	1,692	1,658	1,815
Total expenditures	240,101	277,671	271,832	281,461	278,188	282,006	304,323	349,831	361,505	382,681
Excess (deficiency) of revenues over (under) expenditures	11,746	(10,484)	651	875	(1,546)	17,169	(954)	10,406	32,677	25,608
Other Financing Sources (Uses)										
Proceeds from issuance of long term debt	239	-	8,425	-	29,194	-	-	8,691	-	14,510
Debt issued - face value										
Premium on debt	-	-	-	-	1,879	-	-	-	-	673
Debt refunding	-	-	-	-	-	-	-	-	-	(4,200)
Transfers in	50,047	42,056	46,696	44,669	66,760	29,025	64,619	61,424	64,842	59,344
Transfers out	(57,124)	(50,246)	(52,796)	(50,919)	(73,296)	(35,068)	(72,747)	(70,972)	(71,462)	(68,218)
Sale of capital assets	230	75	2,019	232	275	83	35	174	90	1,369
Leases Issued	-	-	-	-	-	-	-	-	489	4,000
Subscriptions Issued	-	-	-	-	-	-	-	-	1,475	1,444
Total other financing sources (uses)	(6,608)	(8,115)	4,344	(6,018)	24,812	(5,960)	(8,093)	(683)	(4,566)	8,922
Net change in fund balances	\$ 5,138	\$ (18,599)	\$ 4,995	\$ (5,143)	\$ 23,266	\$ 11,209	\$ (9,047)	\$ 9,723	\$ 28,111	\$ 34,530
Debt service as a percentage of noncapital expenditures	3.44%	2.43%	2.83%	3.03%	2.48%	2.44%	2.26%	2.64%	2.56%	3.03%

Totals may not add due to rounding

Taxable Sales by Category
Last Ten Fiscal Years
in millions of dollars

Exhibit A-5

	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
Sales Tax Category										
Grocery, Convenience, Liquor	\$ 530.3	\$ 532.4	\$ 548.1	\$ 561.0	\$ 612.7	\$ 607.8	\$ 636.9	\$ 674.5	\$ 692.9	\$ 706.6
Restaurants, Caterers and Bars	427.7	448.3	470.6	486.3	405.0	507.5	585.3	614.1	630.2	653.0
General Merchandise	300.0	301.3	314.0	309.7	317.9	359.9	389.9	411.5	442.1	412.3
Building Materials, Garden Equipment & Supplies	230.0	241.8	259.7	263.1	283.6	305.6	319.0	313.7	276.9	270.3
Vehicle Sales, Parts and Repairs	227.6	235.3	237.5	242.6	232.9	257.8	274.6	287.9	289.6	295.1
Miscellaneous Retailers	169.8	202.7	218.3	249.3	295.8	481.8	534.8	570.8	134.7	133.6
Electronics and Appliances	156.6	154.4	137.1	120.0	108.0	120.9	129.7	126.1	86.5	92.8
Sporting, Hobby, Book, Music	144.8	137.1	137.0	129.4	117.9	157.2	149.0	143.7	121.8	104.7
Broadcasting and Telecommunications	124.7	121.4	130.8	126.2	101.3	98.6	101.4	91.8	654.2	699.7
Utilities	118.9	124.2	127.7	130.1	129.4	139.9	159.2	171.0	161.2	168.6
Clothing and Accessories	103.1	105.3	109.0	111.8	82.3	113.5	129.4	131.8	135.3	138.2
Pharmacy, Salon and Laundry	101.2	117.9	133.6	149.1	161.0	172.0	167.6	151.3	142.6	138.6
Other	70.3	75.2	72.7	79.0	72.2	84.2	113.0	127.1	146.8	163.7
Furniture and Home Furnishings	68.0	68.2	69.5	60.5	56.2	74.5	75.0	76.2	63.1	70.3
Rental and Leasing Services	66.5	67.6	65.6	67.5	60.1	55.0	59.6	59.9	70.9	71.7
Wholesale Trade	57.1	43.4	58.9	74.8	64.6	68.1	81.7	80.4	84.9	115.9
Lodging	53.5	56.0	70.8	75.0	39.1	63.0	79.0	92.3	92.3	92.6
Manufacturing	51.6	64.5	64.1	60.0	66.7	103.8	100.2	98.8	115.4	107.0
Total	\$3,001.7	\$3,097.0	\$3,225.0	\$3,295.4	\$3,206.7	\$3,771.1	\$4,085.3	\$4,222.9	\$4,341.4	\$4,434.9
City direct sales tax rate ^{1,2}	3.85%	3.85%	3.85%	3.85%	3.85%	3.85%	3.85%	3.85%	4.35%	4.35%

1 Food sales city direct sales tax rate is 2.25%

2 The prior year ACFR incorrectly showed the 2024 tax rate as 3.85% rather than the 2024 updated tax rate of 4.35%

Totals may not add due to rounding

**Direct and Overlapping Sales Tax Rates
Last Ten Fiscal Years**

Exhibit A-6

Fiscal Year	City Direct Rate ¹	Larimer County	State of Colorado
2016	3.85%	0.65%	2.90%
2017	3.85%	0.65%	2.90%
2018	3.85%	0.55%	2.90%
2019	3.85%	0.80%	2.90%
2020	3.85%	0.80%	2.90%
2021	3.85%	0.80%	2.90%
2022	3.85%	0.80%	2.90%
2023	3.85%	0.80%	2.90%
2024	4.35%	0.80%	2.90%
2025	4.35%	0.80%	2.90%

¹ Food for home consumption sales direct tax is 2.25%

² Larimer County tax rate decreased from 0.8% to 0.6% effective July 1, 2012

³ City 2050 Tax went up .50 % in 2024

**Sales Tax Revenue Taxpayers by Industry
Current Year and 2015**

Exhibit A-7

tax liability in thousands

	Fiscal Year 2025				Fiscal Year 2015			
	Number of Filers	Percentage of Total	Tax Liability	Percentage of Total	Number of Filers	Percentage of Total	Tax Liability	Percentage of Total
Grocery, convenience, liquor	257	1.80 %	\$ 21,373	11.80 %	260	2.34 %	\$ 14,536	13.88 %
Restaurants, caterers and bars	809	5.68 %	28,475	15.73 %	560	5.05 %	15,759	15.05 %
General merchandise	254	1.78 %	14,964	8.26 %	24	0.22 %	10,732	10.25 %
Vehicle sales, parts and repairs	454	3.19 %	11,764	6.50 %	404	3.64 %	8,806	8.41 %
Building materials, garden equipment and supplies	1,926	13.52 %	12,968	7.16 %	2,452	22.11 %	8,724	8.33 %
Broadcasting and telecommunications	329	2.31 %	4,039	2.23 %	286	2.58 %	4,421	4.22 %
Sporting, hobby, book, and music	422	2.96 %	5,951	3.29 %	368	3.32 %	5,740	5.48 %
Miscellaneous retailers	2,202	15.46 %	30,306	16.74 %	1,375	12.40 %	5,604	5.35 %
Utilities	36	0.25 %	7,336	4.05 %	14	0.13 %	4,554	4.35 %
Electronics and appliances	298	2.09 %	4,609	2.55 %	346	3.12 %	6,283	6.00 %
Pharmacy, salon and laundry	664	4.66 %	6,038	3.33 %	760	6.85 %	3,212	3.07 %
Clothing and accessories	344	2.41 %	6,062	3.35 %	226	2.04 %	3,013	2.88 %
Other	3,772	26.48 %	7,405	4.09 %	2,671	24.08 %	2,486	2.37 %
Furniture and home furnishings	215	1.51 %	3,106	1.72 %	180	1.62 %	2,500	2.39 %
Rental and leasing services	440	3.09 %	3,078	1.70 %	395	3.56 %	2,285	2.18 %
Manufacturing	830	5.83 %	4,648	2.57 %	372	3.35 %	1,959	1.87 %
Wholesale trade	545	3.83 %	4,873	2.69 %	287	2.59 %	1,972	1.88 %
Lodging	448	3.14 %	4,063	2.24 %	111	1.00 %	2,128	2.03 %
Total	14,245	100.00%	181,060	100.00%	11,091	100.00%	104,714	100.00%

Note: Due to confidentiality needs, the names of the ten largest revenue payers are not available. The categories presented are intended to provide alternative information regarding the sources of the City's revenue

Totals may not add due to rounding

Ratios of Outstanding Debt by Type
Last Ten Fiscal Years
in thousands

Exhibit A-8

Fiscal Year	Governmental Activities						Business-Type Activities						Total Primary Government	Percentage of Personal Income	Per Capita ¹			
	Revenue Bonds	Certificates of Participation	Assignment of Lease Payments	Financed Purchases	Net Unamortized Premium/(Discount)	Lease Liabilities ²	SBITA Liabilities ²	Revenue Bonds	Certificates of Participation	Assignment of Lease Payments	Financed Purchases	Loans				Net Unamortized Premium/(Discount)	Lease Liabilities ²	SBITA Liabilities ²
2016	9,435	25,365	304	8,190	249	-	-	49,838	425	966	720	-	3,368	-	-	98,860	1.3 %	0.61
2017	8,860	29,410	249	8,463	230	-	-	39,960	225	790	749	-	3,002	-	-	91,937	1.1 %	0.55
2018	8,265	24,185	191	7,360	211	-	-	157,109	-	606	906	-	15,622	-	-	214,454	1.9 %	1.25
2019	12,640	43,085	130	7,385	2,336	-	-	151,959	-	413	933	-	14,811	-	-	233,692	2.0 %	1.35
2020	11,785	39,670	67	6,061	2,202	-	-	148,312	-	211	680	1,255	14,002	-	-	224,245	1.8 %	1.28
2021	10,900	36,160	-	5,983	2,068	-	-	145,309	-	-	758	1,994	13,199	-	-	216,371	1.6 %	1.26
2022	9,980	35,315	-	7,604	2,258	225	-	141,252	4,595	-	760	3,069	12,939	104	-	218,101	1.5 %	1.25
2023	9,025	38,580	-	8,518	2,900	780	3,037	233,546	4,380	-	755	4,328	17,823	111	-	323,783	2.6 %	1.88
2024	8,030	34,000	-	10,492	2,655	869	2,632	225,658	4,155	-	967	4,532	16,675	94	1,153	311,910	2.4 %	1.78
2025	16,385	29,425	-	11,006	2,945	3,864	2,169	216,625	3,920	-	1,094	3,973	15,526	249	1,277	308,458	N/A	1.74

Totals may not add due to rounding

Note: Personal Income provided by the Bureau of Economic Analysis. Information is updated regularly and 2025 data was not available at the time this schedule was prepared.

¹ These numbers are in thousands as rest of the table. In 2025 the 1.74 means \$1,740.00 is the total debt per person

² Liabilities for right to use leased assets & subscription based IT assets were first established in 2022 & 2023 for newly implemented accounting standards for GASB #87 & #96, respectively. No amounts prior to 2022.

Direct and Overlapping Governmental Activities Debt

Exhibit A-9

As of December 31, 2025

in thousands

	Debt Outstanding ²	Percentage Applicable to the City ³	Share of Debt Applicable to the City
<u>Direct Debt</u>			
City of Fort Collins 1	65,793	100.00 %	\$65,793
<u>Overlapping Debt</u>			
Harmony Tech Park Metro District	11,180	100.00 %	11,180
Mall Metro District 4	61,775	100.00 %	61,775
Poudre R-1 School District 4	313,250	65.62 %	205,555
Water's Edge Metro District #2	14,335	100.00 %	14,335
Total Overlapping Debt	400,540		292,845
Total Direct and Overlapping Debt	<u>\$ 466,333</u>		<u>\$ 358,638</u>

**ASSESSED VALUATION, DEBT, AND DEBT RATIO
DECEMBER 31, 2025**

Estimated actual valuation	\$ 41,002,092
Assessed valuation	\$ 3,908,944
Net direct debt	\$ 65,793
Estimated overlapping debt	\$ 292,833
Net direct and estimated overlapping debt	\$ 358,626
Ratio of net direct debt to estimated actual valuation	0.2%
Ratio of net direct debt to assessed valuation	1.7%
Net direct debt per capita ⁵	\$ 371
Ratio of net direct and estimated overlapping debt to estimated actual valuation	0.9%
Ratio of net direct and estimated overlapping debt to assessed valuation	9.2%
Net direct and estimated overlapping debt per capita ⁵	\$ 2,049
Estimated actual valuation per capita ⁵	\$ 234,209
Assessed valuation per capita ⁵	\$ 22,328

¹ Includes all governmental activities outstanding debt supported by general property taxes less available debt service monies.

² Includes outstanding debt supported by general property taxes less available debt service monies.

³ Determined by calculating ratio of assessed valuation of taxable property within the City to assessed valuation of the overlapping unit. Source for assessed valuations: Larimer County Assessor's Office.

⁴ Source: Governmental entity.

⁵ Based on 2025 State Population Estimate received by City of Fort Collins Planning Department--177,267. Per capita amounts are presented unrounded and not in thousands.

Legal Debt Margin Information
Last Ten Fiscal Years
in thousands

Exhibit A-10

Assessed Valuation ¹	3,908,944
Debt limit - 10% of assessed value	390,894
Amount of debt applicable to limit:	
Total bonded debt (including special assessments)	(222,967)
Less:	
Assets in debt service funds available for payment of general obligation debt	—
Other deductions allowed by law:	
Downtown Development Authority tax increment bonds	2,110
Urban Renewal Authority tax increment bonds	13,790
Light and Power revenue bonds	167,685
Water revenue bonds	112
Sewer revenue bonds	4,545
Stormwater revenue bonds	34,725
Net amount of debt applicable to debt limit	-
Legal debt margin	<u><u>\$ 390,894</u></u>

	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020</u>	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>
Debt Limit	\$230,800	\$230,800	\$260,250	\$294,543	\$293,943	\$303,968	\$301,421	\$364,695	\$366,827	\$390,894
Total net debt applicable to limit	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Legal debt margin	<u>\$193,422</u>	<u>\$222,960</u>	<u>\$230,800</u>	<u>\$230,800</u>	<u>\$260,250</u>	<u>\$294,543</u>	<u>\$303,968</u>	<u>\$301,421</u>	<u>\$366,827</u>	<u>\$390,894</u>
Total net debt applicable to the limit as a percentage of debt limit	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%

¹Source: Larimer County Assessor's Office

LIGHT AND POWER REVENUE BONDS

	Gross Revenues	Expenses	Net Revenue Available for Debt Service	Debt Service Requirements			Coverage
				Principal	Interest	Total	
2016	134,007	122,822	11,185	1,580	453	2,033	5.50
2017	137,106	122,757	14,349	1,757	303	2,060	6.97
2018	143,462	129,626	13,836	5,476	2,400	7,876	1.76
2019	144,975	127,735	17,240	-	5,828	5,828	2.96
2020	146,937	127,064	19,873	-	5,828	5,828	3.41
2021	159,125	136,791	22,334	1,285	5,828	7,113	3.14
2022	169,945	143,647	26,298	3,370	5,828	9,198	2.86
2023	180,965	148,864	32,101	3,945	5,678	9,623	3.34
2024	198,764	154,798	43,966	5,705	8,465	14,170	3.10
2025	222,054	166,522	55,532	6,115	8,246	14,361	3.87

WATER REVENUE BONDS

	Gross Revenues	Expenses	Net Revenue Available for Debt Service	Debt Service Requirements			Coverage
				Principal	Interest	Total	
2016	37,911	20,004	17,907	2,871	326	3,197	5.60
2017	42,881	18,444	24,437	2,744	222	2,966	8.24
2018	41,135	21,818	19,317	2,484	144	2,628	7.35
2019	36,543	23,310	13,233	307	57	364	36.34
2020	36,974	23,222	13,752	150	38	188	73.06
2021	38,970	26,195	12,775	158	31	188	67.87
2022	33,046	29,611	3,435	166	23	188	18.25
2023	38,235	26,731	11,504	88	23	111	104.00
2024	44,620	27,800	16,820	93	18	111	151.53
2025	44,566	31,343	13,223	38	5	43	304.54

WASTEWATER REVENUE BONDS

	Gross Revenues	Expenses	Net Revenue Available for Debt Service	Debt Service Requirements			Coverage
				Principal	Interest	Total	
2016	28,376	14,072	14,304	1,760	328	2,088	6.85
2017	29,085	14,371	14,714	2,123	549	2,672	5.51
2018	27,779	14,893	12,886	2,167	511	2,678	4.81
2019	26,004	13,250	12,754	1,905	716	2,621	4.87
2020	26,199	15,425	10,774	1,630	584	2,214	4.87
2021	25,118	15,225	9,893	1,720	519	2,239	4.42
2022	24,029	15,415	8,614	1,815	450	2,265	3.80
2023	28,120	16,280	11,840	1,910	377	2,287	5.18
2024	28,834	16,403	12,431	2,015	301	2,316	5.37
2025	31,861	20,285	11,576	2,120	220	2,340	4.95

STORM DRAINAGE REVENUE BONDS

	Gross Revenues	Expenses	Net Revenue Available for Debt Service	Debt Service Requirements			Coverage
				Principal	Interest	Total	
2016	20,387	6,771	13,616	3,465	699	4,164	3.27
2017	18,255	7,570	10,685	3,595	475	4,070	2.63
2018	19,583	7,205	12,378	2,877	302	3,179	3.89
2019	18,972	7,005	11,967	2,938	263	3,201	3.74
2020	19,263	7,850	11,413	1,223	69	1,292	8.83
2021	19,378	8,961	10,417	895	22	917	11.36
2022	17,587	8,776	8,811	-	-	-	N/A
2023	21,525	9,999	11,526	1,015	926	1,941	5.94
2024	24,270	9,591	14,679	1,220	1,801	3,021	4.86
2025	26,192	13,636	12,557	1,285	1,801	3,086	4.07

Totals may not add due to rounding

Gross pledged revenues includes all operating revenues and non-operating revenues, excluding transfers.

Operation and maintenance expenses generally include all expenses properly allowable to the system pursuant to GAAP and excludes depreciation, amortization, interest expense or transfers.

**Demographic and Economic Statistics
Last Ten Fiscal Years**

Exhibit A-12

Calendar Year	Population ¹	Personal Income (thousands of dollars) ²	Per Capita Personal Income ³	Unemployment Rate ⁴	Denver-Aurora Lakewood CPI-U	Residential Building Permits ⁵ ₆
2016	162,919	16,019,414	47,117	2.8%	246.64	589
2017	167,500	17,384,100	50,539	2.2%	255.00	649
2018	171,100	18,851,522	64,287	2.8%	261.96	414
2019	172,653	19,950,385	67,236	2.3%	267.00	434
2020	174,871	20,885,298	69,822	6.1%	272.21	454
2021	172,321	23,230,624	78,150	3.5%	293.58	392
2022	174,445	25,316,584	84,788	2.9%	312.39	636
2023	172,547	26,457,778	71,359	3.3%	320.30	404
2024	175,066	27,678,876	73,894	3.9%	327.57	366
2025	177,267	N/A	N/A	3.4%	335.07	289

Note: Information for personal income, per capita, and unemployment rate is based on the Fort Collins/Loveland regional area.

Source:

1 2016-2019 population is estimated by the City of Fort Collins Planning Department. 2023-2025 the City of Fort Collins Planning Department receives Population Estimate totals from the state

2 Personal income, and per capita personal income provided by the Bureau of Economic Analysis. Information is updated regularly and is subject to change. Data for 2025 was not available at the time this schedule was prepared. GeoName states 'Fort Collins, CO (Metropolitan Statistical Area)'

3 Unemployment rate provided by the United States Department of Labor - Bureau of Labor Statistics. Average/year

4 CPI-U, annual, is provided by the US Bureau of Labor Statistics- Denver-Aurora-Lakewood area is the nearest region. CPIU database changed from Denver-Boulder-Greeley to Denver-Aurora-Lakewood in 2017.

5 Number of residential building permits issued obtained from the City of Fort Collins Neighborhood and Building Services department. Single family detached and attached.

6 Historically, Residential building permits did not include multi family

Principal Employers
2025 and Ten Years Ago

Exhibit A-13

<u>Employer</u>	Fiscal Year 2025			Fiscal Year 2015		
	Employees	Rank	Percentage of Total City Employment	Employees	Rank	Percentage of Total City Employment
Colorado State University	8,899	1	8.0%	7,520	1	8.2%
Poudre R-1 School District	4,645	2	4.2%	4,280	3	4.7%
City of Fort Collins	2,686	3	2.4%	1,860	5	2.0%
Larimer County	2,259	4	2.0%	1,910	4	2.1%
Woodward	1,471	5	1.3%	1,230	8	1.3%
Broadcom (Avago)	1,126	6	1.0%	1,450	7	1.6%
Front Range Community College	821	10	0.7%			
Orthopaedic & Spine Center of the Rockies	1,090	7	1.0%			
Poudre Valley Hospital				6,080	2	6.6%
Hewlett Packard				1,490	6	1.6%
Center Partners						
Agilent Technologies						
Anheuser Busch						
Advanced Energy Industries						
Employment Solutions Personnel				1,130	9	1.2%
Otterbox				820	10	0.9%
Summitstone Health Partners	1,020	8	0.9%			
Dillon Companies Inc.	860	9	0.8%			
Total	24,877		22.3%	27,770		30.2%

Source: United States Bureau of Labor and Statistics

**Full-time Equivalent City Employees by Service Area/Department
Last Ten Fiscal Years**

Exhibit A-14

<u>Service Area/ Department</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020</u>	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>
Financial Services	43	47	48	47	48	48	53	56	56	73
Executive Services	29	30	29	30	34	34	34	34	37	63
Judicial Services	9	10	10	10	11	12	12	14	15	18
Legal Services	18	19	20	20	21	21	22	25	26	31
Sustainability Services	32	33	34	36	39	36	42	43	63	60
Police Services 1										
<i>Investigations</i>	55	54	52	51	62	59	60	59	63	65
<i>Police Information Systems</i>	57	61	61	64	58	53	55	60	62	65
<i>Patrol</i>	164	167	141	131	128	115	119	122	127	130
<i>Community and Special Services</i>				49	61	58	61	64	68	68
<i>Office of the Chief</i>	19	20	19	22	21	22	22	22	24	27
Community Services										
<i>Recreation</i>	124	127	129	128	88	89	106	122	135	144
<i>Cultural Services</i>	53	56	56	62	62	66	70	81	78	81
<i>Parks</i>	142	148	156	147	155	144	151	162	172	147
<i>Natural Areas</i>	50	49	49	49	52	50	53	54	56	62
Community Services Admin	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	3	4
Planning, Development & Transportation										
<i>Transport / Parking Services</i>	140	142	145	143	153	144	142	142	149	153
<i>Comm Dev & Neighborhood Svcs</i>	65	69	71	71	73	67	71	78	71	72
<i>FC Moves</i>	9	8	9	9	11	10	10	12	13	13
<i>Streets</i>	56	57	55	55	53	51	53	58	59	62
<i>Traffic</i>	28	29	29	26	24	22	25	26	27	27
<i>Engineering</i>	35	35	36	35	36	31	32	39	38	37
<i>PDT Admin</i>	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	10	9
Information & Employee Services										
<i>Information Technology</i>	69	71	72	70	71	66	69	75	73	76
<i>Comm. & Public Involvement</i>	16	17	17	16	18	16	14	19	19	25
<i>Human Resources</i>	24	26	26	25	29	27	35	38	38	39
<i>Operation Services</i>	78	81	81	79	82	76	76	76	79	84
<i>Emergency Prep & Security</i>	N/A	N/A	N/A	N/A	N/A	N/A	N/A	6	7	7
Utility Services										
<i>Light & Power</i>	110	108	111	105	100	98	99	104	99	106
<i>Water</i>	89	91	93	94	99	96	89	94	95	95
<i>Wastewater</i>	63	63	65	64	67	63	61	59	62	63
<i>Storm Drainage</i>	31	32	33	31	32	32	29	32	35	31
<i>Broadband</i>			2	22	43	51	45	46	51	54
<i>Customer Service & Admin.</i>	93	92	92	91	102	93	95	97	96	51
Total City of Fort Collins	1,701	1,742	1,741	1,782	1,833	1,750	1,805	1,919	2,006	2,042

Note: Full time equivalents are based on filled positions using hours worked, excluding overtime, but including vacation, sick and holiday time. The data includes all employees, including exempt, not-exempt, with benefits, and without benefits. Vacancies are not included. Prior years restated due to reorganization, and data was missing compensation time used.

1 Police Services restructured the departments in 2018.

Totals may not add due to rounding.

Data obtained from City of Fort Collins Human Resources Department
Re-organization split PDT Admin as well as Community Services Admin

Operating Indicators by Function/Program

Exhibit A-15

Last Ten Fiscal Years

Function/Program	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
General Government										
Job applications processed ¹	18,752	17,544	12,482	17,853	9,664	10,631	11,263	13,691	15,145	14,276
Warrants issued	952	920	788	861	1,391	1,166	1,371	2,029	2,355	1,794
Camera Radar completed cases	16,747	18,977	19,762	18,111	18,351	23,497	21,585	21,471	30,731	67,955
Public Safety										
Adult arrests	5,983	6,237	5,817	5,327	4,997	4,786	5,225	5,580	5,797	5,830
Juvenile arrests	587	589	560	601	306	206	288	234	271	224
Traffic violations	15,293	13,756	13,317	10,946	9,603	7,550	6,913	7,632	8,205	9,321
Number of fires per 1000 population	1.78	1.71	1.53	1.43	1.45	1.52	1.83	1.00	1.77	1.43
Total inspections per 1000 population	26	33	36	31	20	37	48	22	25	28
Average calls per week	403	427	422	422	414	465	484	488	486	435
Average response time	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	10
Minutes fire personnel are on scene 90% of the time ²	0	0.30	N/A	0.37	6.43	9.14	9.10	0.17	10.25	10.25
Culture, parks, recreation & natural areas										
Epic Pool & Ice attendance	294,860	323,231	376,920	319,910	159,555	270,994	358,786	288,937	247,927	279,661
City Park Pool attendance ³	51,311	46,764	55,409	58,508	0	57,551	64,939	49,356	53,886	46,312
Mulberry Pool attendance	65,168	71,578	83,278	78,099	29,086	51,990	63,917	61,736	62,446	55,187
Senior Center Pool attendance ³	24,415	25,461	31,400	31,012	5,632	5,519	33,768	35,430	39,328	36,495
Youth Activity Center attendance	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Foothills Activity Center attendance	48,572	55,329	66,072	74,700	24,671	34,505	40,466	51,326	54,527	54,922
North Aztlan Center attendance	170,618	170,837	171,400	193,811	99,440	101,779	108,611	114,241	126,861	144,116
Farm attendance	66,648	66,969	54,440	64,519	12,278	40,854	49,175	46,518	55,805	41,757
Museum attendance	122,549	126,839	121,611	126,639	37,128	55,840	100,080	122,510	110,595	107,531
Scheduled park events	6,061	7,700	5,804	5,565	3,234	5,757	6,107	5,841	6,816	6,036
Planning and development										
Construction permits- single family units ⁴	522	583	414	320	454	384	283	352	336	289
Construction permits- multi family units	67	66	36	38	11	8	353	880	300	818
Transportation										
Transfort										
Passengers	4,089,206	4,306,807	4,406,988	4,467,906	1,773,937	1,437,997	1,744,754	2,051,927	2,624,191	2,983,050
Revenue miles	1,611,409	1,612,941	1,661,011	1,648,666	1,348,229	1,428,288	1,292,425	1,275,379	1,404,172	1,506,592
Revenue hours	126,380	129,438	132,864	132,462	112,533	112,768	97,092	95,148	107,956	119,913
Dial a Ride										
Passengers	34,005	29,594	30,085	30,885	19,878	23,933	26,746	27,974	33,022	34,395
Revenue miles	200,018	183,355	196,386	211,699	155,079	171,817	176,875	191,509	221,378	226,594
Revenue hours	17,741	16,062	15,965	16,667	12,581	13,343	13,878	15,292	17,905	18,395
Light & Power										
Customers	71,016	72,523	74,585	75,656	76,821	77,681	78,450	79,036	79,990	80,930
Electric use- megawatt hours	1,547,459	1,532,219	1,545,547	1,515,763	1,486,638	1,504,442	1,513,093	1,460,008	1,471,417	1,460,040
Peak demand- megawatts	304	311	317	299	296	319	309	306	307	305
Interruption index- minutes/year ⁵	18.83	15.95	16.82	17.70	10.15	18.39	22.29	19.87	11.09	8.07
Water										
Customers	35,092	35,279	35,629	35,769	36,002	36,050	35,994	35,979	36,114	36,225
Treated water delivered- acre feet	27,173	26,000	26,566	24,451	25,542	26,003	26,010	22,711	26,186	24,455
Peak day water use- million gallons/day	49.6	45.0	49.0	44.7	49.2	47.4	45.7	47.2	50.0	46.0
Water main breaks	111	97	80	99	78	83	114	94	95	118
Wastewater										
Customers	34,995	35,195	35,362	35,409	35,590	35,681	35,621	35,626	35,724	35,857
Average flow wastewater treated- million gallons/day	14.6	14.5	14.2	14.0	14.0	14.3	13.2	11.8	13.7	13.0
Recycled processed wastewater bio solids- dry tons	2,321	2,355	2,192	2,113	1,979	2,055	2,161	2,197	2,112	2,140
Industrial discharge permits	13	14	14	15	15	15	14	13	13	13
Storm Drainage										
Customers	45,008	45,589	46,119	46,456	47,187	47,483	49,469	48,732	49,195	49,544
Golf										
Rounds played	78,084	78,654	77,261	74,800	84,128	94,496	94,632	99,414	114,751	115,405

¹ 2015-2018 Job applications were restated due to a reporting error.

² PFA cannot provide the data for 2018 for 'minutes fire personnel are on scene 90% of the time' due to a software change in 2018; no response data is available for 2018.

³ City Park Pool closed due to Covid 2020, Senior Center was closed March-December due to Covid

⁴ Single family permits include attached and detached

⁵ As of 2022 more definition provided from. Light and Power: System. Average Interruption Duration Index - minutes/year

⁶ Scheduled park events error in 2021 data, should be 5,757; notified by department in 2023.

⁷ Camera Radar prior CRRL, 2024 AVIS

Data provided by the City of Fort Collins Departments as listed in report

**Capital Asset Statistics by Function/Program
Last Ten Fiscal Years**

Exhibit A-16

Function/Program	2016	2017	2018	2019	2020	2021	2022	2023	2024	2025
General Government										
Administrative buildings	3	3	3	3	3	3	3	3	3	3
Municipal court	1	1	1	1	1	1	1	1	1	1
Public Safety										
Police stations ¹	1	3	3	3	3	2	2	3	3	3
Police cars ²	279	259	316	346	298	300	304	341	348	381
Fire stations	13	13	13	13	13	13	13	13	13	13
Culture, parks, recreation & natural areas										
Swimming pools	4	4	4	4	4	4	4	4	4	4
Number of parks	49	49	50	51	51	52	52	54	54	56
Acreage of parks	879	939	948	961	966	972	972	983	983	995
Miles of hard surface trails	39.05	39.38	44.13	44.10	45.00	45.00	45.00	46.15	46.15	46.00
Planning and development										
Land Bank program- acres ³	49	41	41	41	46	41	41	41	41	43
Land Bank program- yield of future affordable housing units	490	410	410	410	460	410	410	410	410	430
Transportation										
Transit buses	56	58	58	58	59	59	59	59	55	57
Lane miles	1,922	1,957	1,974	1,976	1,980	1,986	1,986	1,994	2,006	2,015
Light & Power⁴										
Underground distribution lines- miles ⁵	946.3	936.7	948.7	955.1	955.9	967.3	975.9	984.4	1,006.9	1,006.0
Overhead distribution lines- miles	5.81	4.69	4.40	4.00	3.60	2.64	1.50	0.25	0.24	0.19
Distribution substations	7	7	7	7	7	7	7	7	7	7
Distribution transformers	9,015	9,138	9,176	9,252	9,360	9,465	9,498	9,492	9,462	10,115
Water										
Water mains and distribution lines- miles of pipe	549	542	544	546	546	565	575	575	575	591
Hydrants	3,763	3,780	3,827	3,832	3,832	3,969	3,853	3,865	3,874	3,950
Plant capacity- millions gallons/day	87	87	87	87	87	87	87	87	87	87
Raw water storage- acre feet	7,161	9,100	9,100	9,100	9,100	9,100	9,100	9,100	9,100	9,100
Treated water storage- million gallons	36	36	34	34	34	34	34	34	34	34
Water rights owned- avg yield in acre feet/year	75,345	75,795	76,085	76,185	76,225	76,247	76,249	76,259	76,257	76,261
Wastewater										
Trunk and collection- miles of pipe	446	446	455	458	459	458	458	458	475	575
Plants- treatment capacity	29	29	29	29	29	29	29	29	29	29
Biosolids facility- acres	26,680	26,054	26,054	26,500	26,500	26,500	26,500	26,500	26,500	26,500
Storm Drainage										
City owned detention basins	106	108	108	109	115	115	106	95	97	97
City owned detention basins- acres ⁶	321	325	325	537	597	597	438	239	240	340
Regional drainage channels	69	69	69	69	69	69	58	69	69	69
Storm sewer manholes	4,326	4,372	4,439	4,476	4,477	4,508	3,248	3,250	3,255	3,486
Storm sewer pipeline- miles ⁷	177.0	178.0	181.5	182.4	182.4	184.0	209.7	203.7	218.9	243.0
Golf										
Golf courses	3	3	3	3	3	3	3	3	3	3
City Park Nine- acres	56	56	56	56	56	56	56	56	56	56
Collindale- acres	160	160	160	160	160	160	160	160	160	160
SouthRidge-acres	128	128	128	128	133	133	133	133	133	133

¹ Unclear definition on police stations. For last 20 years have had 2 stations and added an addition one in 2017. Campus West station was closed in 2021.

² Unknown history of police car data; Police and Operation Services reviewed asset list, updated for 2018 figures. 8 Police asset system had duplications, was corrected in the Fall of 2020, 298 vehicles as of 2020 (includes 8 Motorcycles, 1 Armored Rescue Vehicle, 1 CRASH Call-Out Vehicle)

³ The Land Bank program acquires unimproved sites that are appropriate for affordable housing and holds them long-term (5 years minimum), which will ultimately be sold at discount to non-profit developers to build affordable housing projects. Land Bank code allows up to 12 dwelling units per acre; report has consistently used 10 BU's per acre.

⁴ As of 2022, more definitions provided by Light and Power: Underground distribution lines- circuit miles, Overhead distribution lines- circuit miles, Distribution transformers (includes units in service & in-stock)

⁵ Updated 2017 Underground distribution lines-miles, data was incorrect

⁶ Correction in calculating detention basin acres in 2019 with new GIS mapping and Maximo asset management data.

⁷ Miles for 2015 and prior includes storm drainage systems not maintained by the City. Miles for 2016 includes only City of Fort Collins maintained pipes.

⁸ Storm Drainage changes are due to correcting owned and maintained data in GIS.

Data provided by the City of Fort Collins Departments as listed in report

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History of Net Pledged Revenues and Pro-Forma Debt Service Coverage
\$ 000's

Exhibit B-1

	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>
Gross Pledged Revenues ¹	\$159,125	\$169,945	\$180,965	\$198,764	\$222
Operation and Maintenance Expenses ²	136,791	143,647	150,701	154,798	167
Net Pledged Revenues	22,334	26,298	30,264	43,966	55
Combined Maximum Annual Principal and Interest Requirements ³	10,993	11,052	20,030	17,635	17,570
Pro-Forma Coverage	2.03	2.38	1.51	2.49	3.13

1 Includes all Operating Revenues and Nonoperating Revenues, excluding transfers.

2 Generally includes all expenses properly allocable to the system pursuant to GAAP. Does not include depreciation or amortization, interest expense or transfers.

3 Represents the combined maximum annual principal and interest requirements payable on term loans, promissory notes and revenue bonds.

History of Electric System Customers

Exhibit B-2

<u>Years</u>	<u>Electric Customers</u>	<u>% Change</u>
2016	71,327	1.0
2017	72,523	1.7
2018	74,585	2.8
2019	75,656	1.4
2020	76,821	1.5
2021	77,681	1.1
2022	78,450	1.0
2023	79,036	0.7
2024	79,990	1.2
2025	80,930	1.2

Electric System Statistics by Customer Class

Exhibit B-3

	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>
Electric sales in MWH					
Residential	536,933	538,944	519,595	527,984	525,336
Commercial & Traffic Signals	468,724	478,019	473,429	478,265	463,254
Industrial & Contract	470,752	465,074	454,890	453,613	464,449
Total	1,476,409	1,482,037	1,447,914	1,459,862	1,453,039
Electric Revenues					
Residential	\$ 63,676,679	\$ 64,506,801	\$ 65,886,349	\$ 69,729,643	75,332,137
Commercial & Traffic Signals	47,675,995	49,943,420	52,113,837	55,003,020	55,751,964
Industrial & Contract	34,799,526	35,452,038	37,138,656	38,469,933	42,083,411
Total	\$ 146,152,200	\$ 149,902,259	\$ 155,138,842	\$ 163,202,596	\$ 173,167,512
Average Customer Accounts					
Residential	68,924	69,552	70,098	70,803	71,804
Commercial & Traffic Signals	8,744	8,885	8,925	9,174	9,112
Industrial & Contract	13	13	13	13	14
Total	77,681	78,450	79,036	79,990	80,930
Average Annual Use per Residential Customer					
	7,790	7,749	7,412	7,457	7,316
Annual Peak Demand (MW)					
	319	309	306	307	305

10 Largest Electric Utility Customers

Exhibit B-4

For year ending December 31, 2025

Customers ¹	Electric Charges	% of Total Electric Charges
University	\$ 13,465,264	7.8 %
High Tech Company 1	9,936,025	5.7 %
Industrial / Manufacturer 1	5,786,355	3.3 %
High Tech Company 2	5,548,435	3.2 %
City Government	3,426,881	2.0 %
Industrial / Manufacturer 2	2,520,445	1.5 %
School District	2,370,648	1.4 %
Medical	1,821,845	1.1 %
County Government	1,102,306	0.6 %
Utility	569,357	0.3 %
Sub-total 10 Largest Customers	46,547,561	26.9 %
All other customers	126,619,952	73.1 %
Total	\$ 173,167,513	100.0 %

¹ State laws prohibit disclosing the identity of the Enterprise's customers

Electric and Telecommunications Fund - History of Revenues, Expenses and Changes in Net Position

Exhibit B-5

	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>
OPERATING REVENUES					
Charges for services	\$150,446,920	\$160,633,381	\$171,526,922	\$ 182,996,645	\$196,953,024
Other revenue	2,799,834	2,174,116	1,977,082	1,746,405	1,536,362
Total Operating Revenues	153,246,754	162,807,497	173,504,004	184,743,050	198,489,386
OPERATING EXPENSES					
Personnel services	16,184,579	14,186,738	16,023,778	16,967,726	20,039,473
Contractual services	15,690,483	16,742,499	19,003,706	17,249,195	20,465,655
Commodities	95,466,853	102,769,691	104,565,043	109,559,291	116,520,708
Customer service and administrative charges	7,123,613	7,353,296	8,621,536	7,764,170	7,925,241
Other	2,325,782	2,594,735	2,487,362	3,257,954	3,631,009
Depreciation	15,642,913	18,617,304	18,431,918	19,388,655	20,322,577
Total Operating Expenses	152,434,223	162,264,263	169,133,343	174,186,991	188,904,663
Operating Income (Loss)	812,531	543,234	4,370,661	10,556,059	9,584,723
NONOPERATING REVENUES (EXPENSES)					
Earnings on investments	(116,778)	(1,646,521)	2,305,219	4,812,567	5,772,617
Intergovernmental	656,452	98,500	—	1,912,350	552,482
Gain (loss) on sale of capital assets	76,363	93,494	149,660	157,388	331,143
Interest expense	(5,297,834)	(5,333,265)	(5,979,435)	(8,151,025)	(7,933,308)
Total Nonoperating Revenues (Expenses)	(4,681,797)	(6,787,792)	(3,524,556)	(1,268,720)	(1,277,066)
Income (Loss) Before Contributions and Transfers	(3,869,266)	(6,244,558)	846,105	9,287,339	8,307,657
Capital contributions	5,918,713	8,690,198	5,006,293	9,050,804	6,669,276
Transfers in	722,219	507,557	—	—	1,212,365
Transfers out	(1,339,341)	(802,529)	(7,808,843)	(1,294,133)	(1,144,824)
Change in Net Position	1,432,325	2,150,668	(1,956,445)	17,044,010	15,044,474
Net Position--January 1	208,156,674	209,588,999	211,739,667	209,783,222	226,827,232
Net Position--December 31	\$ 209,588,999	\$ 211,739,667	\$ 209,783,222	\$ 226,827,232	\$ 241,871,706

Beginning in 2018, the exhibit includes both Light & Power and Broadband as a combined fund.

Electric and Telecommunications - Changes in Working Capital

Exhibit B-6

	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>
Current Assets	\$ 83,827,410	\$ 76,923,036	\$ 69,387,285	92,534,340	\$ 115,202,788
Current Liabilities	20,026,060	19,532,310	21,550,302	23,010,916	24,961,647
Working Capital	63,801,350	57,390,726	47,836,983	69,523,424	90,241,141
Change in Working Capital	\$ 23,714,736	\$ (6,410,624)	\$ (9,553,743)	\$ 21,686,441	\$ 20,717,717

Beginning in 2018, the exhibit includes both Light & Power and Broadband as a combined fund.

History of Water System Customers

Exhibit B-7

Years (at December 31)	Commercial		Total Customers
	Residential	Industrial	
2016	32,654	2,431	35,085
2017	32,600	2,679	35,279
2018	32,786	2,843	35,629
2019	32,870	2,899	35,769
2020	33,054	2,948	36,002
2021	33,123	2,927	36,050
2022	33,052	2,942	35,994
2023	33,045	2,934	35,979
2024	33,140	2,974	36,114
2025	33,257	2,968	36,225

10 Largest Water System Customers

Exhibit B-8

Year Ending December 31, 2025

Customer1	Water Used Thousands of Gallons	Percent of Total Water Use
Industrial	831	11.5%
Water District	819	11.3%
Industrial	287	4.0%
University	251	3.5%
Water District	171	2.4%
City Government	133	1.8%
Industrial	101	1.4%
School District	80	1.1%
Industrial	38	0.5%
County	34	0.5%
sub-total 10 largest	2,745	37.9%
All other customers	4,503	62.1%
Total	7,248	100.0%

1 State laws prohibit disclosing the identity of the Enterprise's customers

Water Rate Structures

Rates effective for 2025

Exhibit B-9

A. Residential

	Monthly Base Charge	Rate per 1,000 gallons		
		Use 0-7,000 Gallons	Use 7,001-13,000 Gallons	Use >13,000 Gallons
Single family	\$ 21.19	\$ 3.279	\$ 3.769	\$ 4.335

	Monthly Base Charge	Use		
		Use 0-9,000 Gallons	9,001-13,000 Gallons	Use >13,000 Gallons
Duplex	\$ 22.36	\$ 2.838	\$ 3.263	\$ 3.754

B. Nonresidential

Meter Size (inches)	Standard Use Charges			Excess Use Charges		
	Monthly Base Charge	Nov-Apr	May-Oct	Threshold per 1,000 gallons per month	Nov-Apr	May-Oct
		Winter Fee per 1,000 gallons	Summer Fee per 1,000 gallons		Winter Fee per 1,000 gallons	Summer Fee per 1,000 gallons
0.75	18.91	2.6310	3.2890	100	3.7800	4.7280
1	52.79	\$ 2.6310	\$ 3.2890	300	\$ 3.7800	\$ 4.7280
1.5	143.51	\$ 2.6310	\$ 3.2890	625	\$ 3.7800	\$ 4.7280
2	216.26	\$ 2.6310	\$ 3.2890	1,200	\$ 3.7800	\$ 4.7280
3	329.85	\$ 2.6310	\$ 3.2890	1,400	\$ 3.7800	\$ 4.7280
4	517.84	\$ 2.6310	\$ 3.2890	2,500	\$ 3.7800	\$ 4.7280
6	1,004.55	\$ 2.6310	\$ 3.2890	2,500	\$ 3.7800	\$ 4.7280
8	1,774.60	\$ 2.6310	\$ 3.2890	2,500	\$ 3.7800	\$ 4.7280

C. Plant Investment Fees

Residential

Type	Fee
Single Family	\$914 plus \$0.494/sqft of lot area
Duplex, Multi-Family, Mobile Home	\$690/living unit plus \$0.365/sqft of lot area

Non-Residential

Water Meter (inches)	Water PIF	Irrigation PIF
0.75	\$ 5,367	\$ 17,397
1.00	\$ 13,454	\$ 39,754
1.50	\$ 24,794	\$ 98,872
2.00	\$ 48,727	\$ 151,109
3 and above	based on peak day demand	

Water Pledged Revenue (\$000s)

Exhibit B-10

	2021	2022	2023	2024	2025
User charges for services	\$33,660	\$34,244	\$31,505	\$37,492	\$38,062
Plant investment fees	5,186	1,769	1,308	2,614	1,733
Other fees & charges	508	384	347	846	472
Investment earnings	(454)	(3,350)	5,075	3,668	4,300
Total Water System Revenue	\$38,900	\$33,047	\$38,235	\$44,620	\$44,567

Water Fund - History of Revenue, Expenses and Changes in Net Position (\$000s)

Exhibit B-11

	2021	2022	2023	2024	2025
Operating Revenues					
Charges for services	\$33,660	\$34,244	\$31,505	\$ 37,492	\$38,062
Other revenue	301	257	242	466	389
Total Operating Revenues	33,961	34,501	31,747	37,958	38,451
Operating Expenses					
Personnel services	7,978	8,346	8,998	9,768	11,051
Contractual services	11,468	13,924	9,844	10,322	10,528
Commodities	1,749	2,150	2,075	2,456	2,292
Administrative charge	3,961	4,172	4,879	4,430	5,977
Other	1,039	1,020	936	824	1,495
Depreciation	7,637	7,556	7,542	7,702	9,491
Total Operating Expense	33,832	37,168	34,274	35,502	40,834
Operating Income	129	(2,667)	(2,527)	2,456	(2,383)
Nonoperating Revenues (Expenses)					
Earnings on investments	(454)	(3,350)	5,075	3,668	4,300
Intergovernmental	70	4	57	126	226
Gain on sale of capital assets	207	127	106	380	83
Interest expense	(38)	(30)	(22)	(22)	(17)
Other expenses					
Total Nonoperating Revenues(Expenses)	(215)	(3,249)	5,216	4,152	4,592
Income Before Contributions and transfers	(86)	(5,916)	2,689	6,608	2,208
Capital contributions	5,186	1,769	1,308	2,614	1,733
Transfers in	—	—	—	141	143
Transfers in (out)	(165)	1,055	(2,247)	(849)	(446)
Change in Net Position	4,935	(3,092)	1,750	8,514	3,638
Net Position--January 1	338,934	343,870	340,778	342,528	351,041
Net Position--December 31	\$ 343,869	\$ 340,778	\$ 342,528	\$ 351,042	\$ 354,679

Totals may not add due to rounding

History of Wastewater System Customers

Exhibit B-12

Years (at December 31)	Total Customers
2015	34,425
2016	34,982
2017	35,184
2018	35,362
2019	35,409
2020	35,590
2021	35,681
2022	35,621
2023	35,626
2024	35,724
2025	35,857

Wastewater Rate Structures and Plant Investment Fees

Exhibit B-13

A. Residential

	Fixed	Variable
Single family	\$ 21.57	\$ 4.192 /kgal of WQA
Duplex	25.12	3.773 /kgal of WQA
Multi-family	3.39 per living unit	4.315 /kgal of WQA

B. Commercial

	Fixed	Variable
3/4" metered	\$ 11.74	\$ 4.070 /kgal
1"	27.10	\$ 4.070 /kgal
1 1/2"	54.55	\$ 4.070 /kgal
2"	93.35	\$ 4.070 /kgal
3"	149.16	\$ 4.070 /kgal
4"	235.56	\$ 4.070 /kgal
6"	1,032.63	\$ 4.070 /kgal
8"	1,192.33	\$ 4.070 /kgal

Residential:

Single family residence	\$ 4,476
Duplex and Multi-family residence (per living unit)	\$ 3,230

Non-Residential: (based on water connection size)

3/4"	\$ 9,612
1"	\$ 21,433
1 1/2"	\$ 40,334
2"	\$ 83,685
3"	*
4"	*

*Calculated on an individual basis, but not less than the 2" charges

Wastewater Pledged Revenues (in 000's)

	2021	2022	2023	2024	2025
User rates	\$23,606	\$23,852	\$24,633	\$25,604	\$27,181
Plant investment fees	1,506	1,793	657	867	1,834
Other fees & charges	247	151	155	190	209
Investment earnings	(240)	(1,768)	2,674	2,173	2,637
Total Wastewater Revenue	<u>25,119</u>	<u>24,028</u>	<u>28,119</u>	<u>28,834</u>	<u>31,861</u>

History of Wastewater Revenues, Expenses and Change in Net Position (in 000s)

	2021	2022	2023	2024	2025
Operating Revenues					
Charges for services	\$23,606	\$23,852	\$24,633	\$ 25,604	\$27,181
Other revenue	212	147	140	156	172
Total Operating Revenues	<u>23,818</u>	<u>23,999</u>	<u>24,773</u>	<u>25,760</u>	<u>27,353</u>
Operating Expenses					
Personnel services	5,502	5,892	5,806	6,523	7,098
Contractual services	5,403	4,690	4,649	4,792	5,928
Commodities	1,194	1,402	1,813	1,608	1,877
Administrative charge	2,364	2,450	2,859	2,593	4,176
Other	763	982	1,154	887	1,206
Depreciation	6,406	6,474	6,614	6,669	7,865
Total Operating Expenses	<u>21,632</u>	<u>21,890</u>	<u>22,895</u>	<u>23,072</u>	<u>28,150</u>
Operating Income	<u>2,186</u>	<u>2,109</u>	<u>1,878</u>	<u>2,688</u>	<u>(797)</u>
Nonoperating Revenues (Expenses)					
Earnings on investments	(240)	(1,768)	2,674	2,173	2,637
Gain on sale of capital assets	35	4	15	34	37
Interest expense	(441)	(371)	(309)	(233)	(157)
Total Nonoperating Revenues(Expenses)	<u>(646)</u>	<u>(2,135)</u>	<u>2,380</u>	<u>1,974</u>	<u>2,517</u>
Income Before Contributions and Transfers	<u>1,540</u>	<u>(26)</u>	<u>4,258</u>	<u>4,662</u>	<u>1,720</u>
Capital contributed	1,506	1,793	657	867	1,834
Transfers in	—	—	—	—	—
Transfers out	(199)	(570)	(2,520)	(887)	(222)
Change in Net Position	<u>2,847</u>	<u>1,197</u>	<u>2,395</u>	<u>4,642</u>	<u>3,332</u>
Net Position--January 1	<u>193,814</u>	<u>196,661</u>	<u>197,860</u>	<u>200,256</u>	<u>204,896</u>
Net Position--December 31	<u>\$ 196,661</u>	<u>\$ 197,858</u>	<u>\$ 200,255</u>	<u>\$ 204,898</u>	<u>\$ 208,228</u>

Totals may not add due to rounding

Storm Drainage - History of Revenues, Expenses and Change in Position and Pledged Revenue
 (\$000's)

Exhibit B-15

Storm Drainage Pledged Revenue	2021	2022	2023	2024	2025
Storm drainage fees	\$18,027	\$18,022	\$19,042	\$19,602	\$21,007
Capital contributions	1,420	836	998	1,049	1,521
Other Revenues	(69)	(1,271)	1,485	3,619	3,664
Total Storm Drainage Pledged Revenue	\$19,378	\$17,587	\$21,525	\$24,270	\$26,192

Storm. Drainage Comparative Statement of Revenue, Expenses and Change in Net Position

	2021	2022	2023	2024	2025
Operating Revenues					
Charges for services	\$18,027	\$18,022	\$19,042	\$19,602	\$21,007
Other revenue	34	41	56	65	8
Total Operating Revenues	18,061	18,063	19,098	19,667	21,015
Operating Expenses					
Personnel services	2,670	2,649	3,061	3,483	3,316
Contractual services	3,143	2,017	2,917	1,475	3,892
Commodities	150	288	326	295	318
Administrative charge	2,827	2,916	3,423	3,094	4,799
Other	159	906	255	1,244	1,311
Depreciation	3,359	3,398	3,540	3,708	4,892
Total Operating Expenses	12,308	12,174	13,522	13,300	18,528
Operating Income	5,753	5,889	5,576	6,367	2,487
Nonoperating Revenues (Expenses)					
Earnings on investments	(139)	(1,322)	1,392	3,539	3,603
Gain/loss on sale of capital assets	36	10	37	16	54
Interest expense	(97)	(67)	(310)	(1,745)	(1,690)
Total Nonoperating Revenues(Expenses)	(200)	(1,379)	1,119	1,810	1,967
Income Before Contributions and Transfers	5,553	4,510	6,695	8,177	4,454
Capital contributions	1,420	836	998	1,049	1,521
Transfers In	—	100	102	114	138
Transfers out	(465)	(452)	(2,612)	(1,236)	(624)
Change in Net Position	6,508	4,994	5,183	8,104	5,489
Net Position--January 1	159,780	166,288	171,282	176,466	184,570
Net Position--December 31	\$ 166,288	\$ 171,282	\$ 176,465	\$ 184,570	\$ 190,059

Totals may not add due to rounding

Stormwater Rate Changes 10 years

Exhibit B-16

Year	Increase
2016	—%
2017	5%
2018	—%
2019	2%
2020	2%
2021	—%
2022	—%
2023	3%
2024	3%
2025	6%

History of Assessed Valuations in the Plan Area

Exhibit B-17

North College URA TIF District

Levy Year	Collection Year	Total Assessed Valuation in Tax Increment Area	Valuation Allocable to Base Amount	Valuation Allocable to Increment
2016	2017	40,300,349	21,667,359	18,632,990
2017	2018	44,086,170	23,878,464	20,207,706
2018	2019	45,487,882	23,706,854	21,781,028
2019	2020	52,697,648	26,688,404	26,009,244
2020	2021	54,282,137	26,554,256	27,727,881
2021	2022	61,020,051	28,343,042	32,677,009
2022	2023	63,646,679	27,826,013	35,820,666
2023	2024	80,117,923	34,547,876	45,570,047
2024	2025	80,581,306	34,527,847	46,053,459
2025	2026	92,839,102	39,319,719	53,519,383

Source: Larimer County Assessor's Office

Property Tax Collections in the Plan Area

Exhibit B-18

North College URA TIF District

Levy Year	Collection Year	Anticipated Tax Increment ¹	Current Tax Collections	Collection Rate
2016	2017	1,666,784	1,655,585	99%
2017	2018	1,835,225	1,804,721	98%
2018	2019	1,984,898	1,949,985	98%
2019	2020	2,443,843	2,383,429	98%
2020	2021	2,594,129	2,549,488	98%
2021	2022	3,057,150	2,978,569	97%
2022	2023	3,382,136	3,256,174	96%
2023	2024	4,160,041	4,165,824	100%
2024	2025	4,418,577	4,428,098	100%
2025	2026	4,962,418	N/A	N/A

¹ Increment amounts do not reflect abatements and other adjustments.

Source: Larimer County Assessor's Office

Assessed Valuation of Classes of Property in the Plan Area

Exhibit B-19

2025 Assessed payable in 2026

North College URA TIF District

Class	Total Assessed Valuation ¹	Percent of Assessed Valuation
Residential	\$ 25,245,702	27.19 %
Commercial	60,150,277	64.79 %
Vacant	5,559,693	5.99 %
Industrial	1,554,930	1.67 %
State Assessed	325,100	0.35 %
Agricultural	3,308	— %
Natural Resources	92	— %
TOTAL	\$ 92,839,102	100.00 %

¹ Includes real and personal property, excludes Exempt properties.

Source: Larimer County Assessor's Office

Largest Taxpayers in the Plan Area

Exhibit B-20

North College URA TIF District

Taxpayer Name	2025 Assessed Valuation	Percentage of Total Assessed Valuation
CROWNE AT OLD TOWN NORTH LIMITED PARTNERSHIP	\$ 6,139,715	6.61 %
PR CR OUTPOST LLC	4,785,724	5.15 %
DILLON COMPANIES INC NKA DILLON COMPANIES LLC	4,642,191	5.00 %
OCA HOLDINGS LLC	1,888,704	2.03 %
RMI2 PROPERTIES LLC	1,470,447	1.58 %
NORTH COLLEGE LLC	1,339,720	1.44 %
JOG LLC	1,282,500	1.38 %
LONG CREEK TRUST	1,252,895	1.35 %
QR INC	1,241,946	1.34 %
SYSTEM CAPITAL REAL	1,121,850	1.21 %
Subtotal 10 Largest Taxpayers	25,165,692	27.09 %
All Other Taxpayers	67,673,410	72.89 %
Total	\$ 92,839,102	100.00 %

Source: Larimer County Assessor's Office

Total Assessed Valuation does not include tax exempt properties.

Sample Total Mill Levy

Exhibit B-21

North College URA TIF District

<u>Taxing Entity</u>	<u>2025 Mill Levy</u>
Poudre R-1 School District	54.090
Larimer County	22.496
City of Fort Collins	9.797
Health District of Northern Larimer County	2.183
Larimer County Pest Control	0.142
Poudre River Public Library District	3.020
Northern Colorado Water Conservation District	1.000
Total Mill Levy	92.728

One mill equals one tenth of one cent. Mill levies certified in 2025 are for the collection of ad valorem property taxes in 2026.

Source: Larimer County Assessor's Office

Estimated Overlapping General Obligation Debt

Exhibit B-22

North College URA TIF District
(\$000's)

	2025 Assessed	Outstanding	Outstanding General Obligation	
	Valuation ¹	General	Debt	
		Obligation Debt	Attributable to the Authority ²	
			Percent	Debt
Poudre R-1 School District	\$5,957,279	\$313,250	1.55%	\$4,882
TOTAL	\$5,957,279	\$313,250		\$4,882

¹ Assessed values certified in 2025 are for collection of ad valorem property taxes in 2026.

² The percentage of an entity's outstanding debt chargeable to the Authority is calculated by comparing the assessed valuation of the portion overlapping the Authority to the total assessed valuation of the overlapping entity.

Sources: Larimer County Assessor's Office; and individual taxing entities

History of Revenues, Expenditures and Changes in Fund Balances

Exhibit B-23

North College URA TIF District

	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>
REVENUES					
Taxes	\$ 2,603,229	\$ 3,040,859	\$ 3,271,725	\$ 7,914,399	\$ 8,327,595
Interest earnings	(11,936)	(144,609)	314,229	522,676	802,882
Miscellaneous revenue	—	3,913	—	—	—
Total Revenues	2,591,293	2,900,163	3,585,954	8,437,075	9,130,477
EXPENDITURES					
Sustainability services ¹	327,127	330,840	186,394	3,496,963	4,713,065
Capital Outlay	—	—	—	—	8,374,063
Debt service					
Principal	665,000	689,999	715,000	995,000	1,955,000
Interest	315,282	281,410	246,356	324,940	516,250
Total Expenditures	1,307,409	1,302,249	1,147,750	4,816,903	15,558,378
Excess (Deficiency) of Revenues ¹					
Over (Under) Expenditures	1,283,884	1,597,914	2,438,204	3,620,172	(6,427,901)
OTHER FINANCING					
SOURCES (USES)					
Transfers out	—	—	—	1,891,731	—
Debt Issued	—	—	—	—	10,983,340
Total Other Financing Sources (Uses)	—	—	—	1,891,731	10,983,340
Net change in Fund Balances (Deficit)	—	—	—	5,511,903	4,555,439
Fund Balances (Deficit)-January 1	1,602,168	2,886,052	4,483,966	6,922,170	12,434,073
Fund Balances (Deficit)-December 31¹	\$ 2,886,052	\$ 4,483,966	\$ 6,922,170	\$ 12,434,073	\$ 16,989,512

¹ Excess deficiencies of Revenues Under Expenditures and negative fund balances are reflected because the category "Sustainability Services" includes, among other things, the entire amount of advances payable to the City in each year. The advances are to be repaid by property tax increment revenue to be received through 2029. However, modified accrual accounting standards do not allow the recognition of a taxes receivable assets beyond those due within the year advanced.

Outstanding Revenue Obligations Exhibit B-24
 North College URA TIF District

<u>Issue</u>	<u>Outstanding Principal</u>
2025 URA Revenue Bond	\$ 12,820,000

History of Assessed Valuations in the Plan Area Exhibit B-25
 Midtown Prospect South URA TIF District

Levy Year	Collection Year	Total Assessed Valuation in Tax Increment Area	Valuation Allocable to Base Amount	Valuation Allocable to Increment
2016	2017	13,940,740	8,940,341	5,000,399
2017	2018	15,685,812	9,865,392	5,820,420
2018	2019	16,489,868	9,799,401	6,690,467
2019	2020	19,398,891	11,436,743	7,962,148
2020	2021	18,814,498	11,071,734	7,742,764
2021	2022	19,011,926	11,298,145	7,713,781
2022	2023	18,473,016	10,820,946	7,652,070
2023	2024	20,883,905	11,915,759	8,968,146
2024	2025	21,600,685	11,855,680	9,745,005
2025	2026	26,183,776	14,394,259	11,789,517

Source: Larimer County Assessor's Office

Property Tax Collections in the Plan Area Exhibit B-26
 Midtown Prospect South URA TIF District

Levy Year	Collection Year	Anticipated Tax Increment ¹	Current Tax Collections	Collection Rate
2016	2017	456,299	448,013	98%
2017	2018	527,710	519,146	98%
2018	2019	601,514	590,963	98%
2019	2020	748,108	714,482	96%
2020	2021	724,364	709,080	98%
2021	2022	721,676	675,597	94%
2022	2023	722,471	695,695	96%
2023	2024	818,668	786,386	96%
2024	2025	916,253	915,100	100%
2025	2026	1,071,270	N/A	N/A

¹ Increment amounts do not reflect abatements and other adjustments.

Source: Larimer County Assessor's Office

Assessed Valuation of Classes of Property in the Plan Area Exhibit B-27

2025 Assessed payable in 2026

Midtown Prospect South URA TIF District

Class	Total Assessed Valuation ¹	Percent of Assessed Valuation
Commercial	\$ 19,985,815	76.33%
Residential	6,059,964	23.14%
Vacant	135	—%
Industrial	77,250	0.30%
State Assessed	60,612	0.23%
TOTAL	\$ 26,183,776	100.00%

¹ Includes real and personal property, excludes Exempt properties.

Source: Larimer County Assessor's Office

Largest Taxpayers in the Plan Area

Exhibit B-28

Midtown Prospect South URA TIF District

Taxpayer Name	2025 Assessed Valuation	Percentage of Total Assessed Valuation
ACC OP (FORT COLLINS) LLC	\$ 4,812,658	18.38 %
IMAGO ENTERPRISES INC	3,726,945	14.23 %
CHOICEPAL LLC (.4059)	1,555,200	5.94 %
WEST PROSPECT STATION LLC	1,291,762	4.93 %
1611 COLLEGE LLC	1,093,284	4.18 %
REMINGTON NORTH LLC	1,075,896	4.11 %
QS LLC	768,920	2.94 %
ELEVATIONS CREDIT UNION	729,000	2.78 %
NELSON-REMINGTON LLC	715,500	2.73 %
RAISING CANES RESTAURANTS LLC	693,533	2.65 %
Subtotal 10 Largest Taxpayers	16,462,698	62.87 %
All Other Taxpayers	9,721,078	37.13 %
Total	\$ 26,183,776	100.00 %

Source: Larimer County Assessor's Office

Total Assessed Valuation does not include tax exempt properties.

Sample Total Mill Levy
Midtown Prospect South URA TIF District

Exhibit B-29

<u>Taxing Entity</u>	<u>2025 Mill Levy</u>
Poudre R-1 School District	54.090
Larimer County	22.496
City of Fort Collins	9.797
Health District of Northern Larimer County	2.183
Larimer County Pest Control	0.142
Poudre River Public Library District	3.020
Northern Colorado Water Conservation District	1.000
Total Mill Levy	92.728

One mill equals one tenth of one cent. Mill levies certified in 2025 are for the collection of ad valorem property taxes in 2026.
Source: Larimer County Assessor's Office

Estimated Overlapping General Obligation Debt
Midtown Prospect South URA TIF District
(\$000's)

Exhibit B-30

<u>Entity</u>	<u>2025 Assessed Valuation¹</u>	<u>Outstanding General Obligation Debt</u>	<u>Outstanding General Obligation Debt</u>	
			<u>Attributable to the Authority²</u>	
			<u>Percent</u>	<u>Debt</u>
Poudre R-1 School District	\$5,957,279	\$313,250	0.44%	\$1,377
TOTAL	\$5,957,279	\$313,250		\$1,377

¹ Assessed values certified in 2025 are for collection of ad valorem property taxes in 2026.

² The percentage of an entity's outstanding debt chargeable to the Authority is calculated by comparing the assessed valuation of the portion overlapping the Authority to the total assessed valuation of the overlapping entity.

Sources: Larimer County Assessor's Office; and individual taxing entities

History of Revenues, Expenditures and Changes in Fund Balances

Exhibit B-31

Midtown Prospect South URA TIF District

	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>
REVENUES					
Taxes	\$ 723,551	\$ 689,385	\$ 709,893	\$ —	\$ —
Interest earnings	(3,720)	(35,789)	81,266	—	—
Total Revenues	<u>719,831</u>	<u>653,596</u>	<u>791,159</u>	<u>—</u>	<u>—</u>
EXPENDITURES					
Sustainability services ¹	68,250	63,439	72,385	—	—
Debt service					
Principal	220,000	230,000	240,000	—	—
Interest	149,544	138,544	127,044	—	—
Total Expenditures	<u>437,794</u>	<u>431,983</u>	<u>439,429</u>	<u>—</u>	<u>—</u>
Excess (Deficiency) of Revenues ¹ Over (Under) Expenditures	<u>282,037</u>	<u>221,613</u>	<u>351,730</u>	<u>—</u>	<u>—</u>
OTHER FINANCING					
SOURCES (USES)					
Transfers out	—	—	—	(1,873,927)	—
Total Other Financing Sources (Uses)	<u>—</u>	<u>—</u>	<u>—</u>	<u>(1,873,927)</u>	<u>—</u>
Net change in Fund Balances (Deficit)	282,037	221,613	351,730	(1,873,927)	—
Fund Balances (Deficit)-January 1	1,018,547	1,300,584	1,522,197	1,873,927	—
Fund Balances (Deficit)-December 31 ¹	<u>\$ 1,300,584</u>	<u>\$ 1,522,197</u>	<u>\$ 1,873,927</u>	<u>\$ —</u>	<u>\$ —</u>

¹ Excess deficiencies of Revenues Under Expenditures and negative fund balances are reflected because the category "Sustainability Services" includes, among other things, the entire amount of advances payable to the City in each year. The advances are to be repaid by property tax increment revenue to be received through 2029. However, modified accrual accounting standards do not allow the recognition of a taxes receivable assets beyond those due within the year advanced. The Midtown Prospect South URA TIF District Fund was consolidated into the North College URA District Fund with one transfer of \$1.87M in FY24. No further activity is expected for the Midtown Prospect South URA TIF District Fund.

Outstanding Revenue Obligations

Exhibit B-32

Midtown Prospect South URA TIF District

<u>Issue</u>	<u>Outstanding Principal</u>
2019 URA Revenue Bond	\$ 3,565,000

Assessed and Estimated Actual Values

Exhibit B-33

City of Fort Collins

Excludes Exempt Properties

Assessment Year	Total Assessed Value	Estimated Actual Value
2016	2,308,002,168	18,766,287,951
2017	2,581,037,435	23,119,631,947
2018	2,602,500,511	23,553,588,477
2019	2,945,432,922	27,486,157,451
2020	2,939,427,738	27,654,106,859
2021	3,039,676,815	28,842,480,316
2022	3,014,209,848	29,247,468,074
2023	3,646,946,728	36,501,869,142
2024	3,668,266,631	36,766,688,004
2025	3,908,944,308	41,002,091,595

Source: Larimer County Assessor's Office

Property Tax Levies and Collections

Exhibit B-34

City of Fort Collins

Levy Year ¹	Tax Levy (Mills) ²	Collection Year	Dollar Amount Levied	Dollar Amount Collected	Percentage Collected
2016	9.797	2017	22,611,497	22,520,432	99.60
2017	9.797	2018	23,837,475	23,677,786	99.33
2018	9.797	2019	23,946,641	23,887,806	99.75
2019	9.797	2020	27,118,713	26,910,698	99.23
2020	9.797	2021	27,076,024	26,986,686	99.67
2021	9.797	2022	28,011,275	27,932,166	99.72
2022	9.797	2023	27,696,514	27,690,431	99.98
2023	9.797	2024	33,486,735	35,135,294	104.92
2024	9.797	2025	33,679,525	33,642,700	99.89
2025	9.797	2026	35,731,588	N/A	N/A

¹ Taxes for the year levied are collected in the following year.

² One mill generates \$1 of property tax revenue per \$1,000 of assessed valuation.

Source: Larimer County Treasurer's Office

Ten Largest Property Taxpayers of the City
 2025 Assessed Valuation for Taxes Due in 2026

Exhibit B-35

Taxpayer	Assessed Valuation (Property in the City)	Percentage of Total City Assessed Valuation
AVAGO TECHNOLOGIES WIRELESS (USA)	\$ 108,329,864	2.77
ANHEUSER BUSCH LLC	61,980,033	1.59
RPT REALTY LP	31,651,860	0.81
PUBLIC SERVICE CO OF COLO (XCEL)	24,531,700	0.63
MXD FORT COLLINS LLC	20,817,432	0.53
HEWLETT PACKARD ENTERPRISE COMPANY	20,507,809	0.52
WOODWARD GOVERNOR COMPANY	20,024,250	0.51
ANHEUSER-BUSCH COMMERCIAL	18,803,043	0.48
WOODWARD INC	18,086,331	0.46
AMCAP HARMONY LLC	16,899,273	0.43
Sub-total 10 largest property taxpayers	341,631,595	8.73
All other property taxpayers	3,567,312,713	91.27
Total Assessed Valuation	\$ 3,908,944,308	100.00 %

Source: Larimer County Assessor's Office
 Total Assessed Valuation does not include tax exempt properties

Present Tax Levy Applicable to Most Properties Located in the City

Exhibit B-36

For 2025 Taxes Due in 2026

<u>Governmental Unit</u>	<u>Mill Levy</u>
City of Fort Collins	9.797
Larimer County	22.496
Health District of Northern Larimer County	2.183
Poudre River Public Library District	3.020
Larimer County Pest Control	0.142
Poudre School District R-1	54.090
Northern Colorado Water Conservancy District	1.000

Portions of the City are subject to additional mill levies due to their location within the following tax districts:

<u>Governmental Unit</u>	<u>Mill Levy</u>
Thompson Valley Health Services District	1.745
Fort Collins Downtown Development Authority	5.000
Fort Collins General Improvement District No. 1	4.924
Larimer County GID No. 15 Skyview South	10.000
Foothills Metro District	73.947
Harmony Technology Park Metro District No. 2	15.597
South Fort Collins Sanitation District	0.466
Thompson R2-J School District	44.836
Fort Collins-Loveland Water District	1.350
I-25 Prospect Interchange	7.500
Waters Edge	50.000
Rudolph Farms	70.000

Source: Larimer County Assessor's Office

Sales and Use Tax Revenue

Exhibit B-37

(\$000's)

Year	Unrestricted	Restricted Purpose			Keep Fort Collins Great ¹	2050 Tax ²	Total
	2.25%	0.25%	0.25%	0.25%			
	General Fund	Streets Maintenance	Capital Projects	Natural Areas			
2016	84,039	8,198	8,188	8,216	27,447	—	136,087
2017	83,473	8,179	8,179	8,172	27,414	—	135,416
2018	85,347	8,286	8,286	8,407	27,887	—	138,213
2019	88,101	8,599	8,599	8,464	28,905	—	142,668
2020	83,707	8,021	8,021	8,008	27,064	—	134,822
2021	132,598	9,828	9,828	9,793	662	—	162,708
2022	141,855	10,456	10,456	10,540	—	—	173,307
2023	145,442	10,664	10,664	10,651	—	—	177,421
2024	149,170	10,873	10,873	10,728	—	21,751	203,395
2025	155,130	11,332	11,332	11,332	—	22,633	211,760

¹ In 2021 Fort Collins Voters renewed the 0.85% KFCG tax in two parts: a permanent 0.6% increase to the base rate and a renewable 0.25%. Both portions of the new sales tax are recognized within the General Fund.

² Approved in 2023, this tax went into effect in 2024 and supports a variety of parks, recreation, transportation and climate programming.

Ten Largest Sales & Use Tax Remitters - 2025

Type of Business	Type of Tax	Sales and/or Use Tax Collected	% of Total Collections
General Merchandise	Sales Tax	\$ 11,346,606	5.4 %
Car Tax	Use Tax	9,524,298	4.5 %
Building Permits	Use Tax	9,105,378	4.3 %
Grocery	Sales Tax	8,162,622	3.9 %
General Merchandise	Sales Tax	5,268,423	2.5 %
Utility	Sales Tax	5,088,945	2.4 %
General Merchandise	Sales Tax	4,979,037	2.4 %
Home Improvement	Sales Tax	4,600,727	2.2 %
Grocery	Sales Tax	2,295,713	1.1 %
Manufacturing	Use Tax	2,157,927	1.0 %
Total		\$ 62,529,677	29.7 %

Sales and Use Tax Collections - Last 6 Years

Exhibit B-39

Year	Sales Tax Collections	Percent Change	Use Tax Collections	Percent Change	Total Collections	Percent Change
2020	115,661,061	-3.37%	20,020,218	-10.04%	135,681,279	-4.41%
2021	137,910,207	19.24%	20,990,056	4.84%	158,900,263	17.11%
2022	150,545,431	9.16%	23,093,309	10.02%	173,638,740	9.28%
2023	155,361,332	3.20%	23,548,979	1.97%	178,910,311	3.04%
2024	174,628,742	12.40%	25,344,807	7.63%	199,973,549	11.77%
2025	181,059,681	3.68%	29,701,562	17.19%	210,761,243	5.39%

General Fund - Comparative Revenues, Expenditures and Change in Fund Balance

Exhibit B-40

Includes the sub-funds of Museum and Emergency Recovery

\$000's

	<u>2021</u>	<u>2022</u>	<u>2023</u>	<u>2024</u>	<u>2025</u>
REVENUES					
Taxes	\$163,653	\$174,552	\$178,337	\$ 189,057	\$193,544
Licenses and permits	3,713	2,776	2,586	2,499	2,980
Intergovernmental	18,473	20,852	28,809	28,659	23,564
Fees and charges for services	11,760	11,267	11,261	13,085	13,914
Fines and forfeitures	2,195	1,941	2,022	2,685	3,912
Earnings on investments	(575)	(3,407)	6,039	4,143	3,090
Miscellaneous revenue	3,877	2,151	1,370	1,989	2,634
Total Revenues	<u>203,096</u>	<u>210,132</u>	<u>230,424</u>	<u>242,117</u>	<u>243,638</u>
EXPENDITURES					
Current operating					
Police services	47,737	54,111	58,351	64,691	67,969
Financial services	4,969	10,027	13,085	12,529	7,693
Community services1	17,340	17,609	19,237	19,648	19,412
Planning, development and transportation	9,709	12,197	14,141	12,317	13,709
Executive, legislative and judicial	9,541	9,960	10,661	13,222	15,031
Information and employee1	16,872	20,312	23,608	24,382	25,088
Sustainability services	7,018	7,270	7,175	10,177	11,683
Other	1,758	2,273	2,777	1,607	337
Intergovernmental					
Fire protection	30,988	33,879	35,850	38,727	40,669
Capital outlay	2,539	3,161	17,952	7,981	11,286
Debt service					
Principal	—	87	751	1,023	1,591
Interest	—	2	29	59	160
Total Expenditures	<u>148,471</u>	<u>170,888</u>	<u>203,617</u>	<u>206,364</u>	<u>214,628</u>
Excess (Deficiency) of Revenues					
Over (Under) Expenditures	54,625	39,244	26,807	35,753	29,011
OTHER FINANCING SOURCES (USES)					
Transfers in	5,001	2,514	2,447	5,268	1,998
Transfers out	(35,791)	(42,866)	(46,775)	(48,319)	(43,001)
Proceeds from issuance of long-term debt	—	—	8,691	1,638	5,437
Total Other Financing Sources (Uses)	<u>(30,790)</u>	<u>(40,352)</u>	<u>(35,637)</u>	<u>(41,413)</u>	<u>(35,566)</u>
Net Change in Fund Balance	23,835	(1,108)	(8,830)	(5,660)	(6,555)
Fund Balances-January 1	61,554	87,268	86,160	77,330	71,671
Fund Balance-December 31	<u>\$ 85,389</u>	<u>\$ 86,160</u>	<u>\$77,330</u>	<u>\$ 71,670</u>	<u>\$65,116</u>

LOCAL HIGHWAY FINANCE REPORT		STATE: COLORADO		
THIS INFORMATION FROM THE RECORDS OF: City of Fort Collins	PREPARED BY: Accounting Department Accounting@fcgov.com	REPORT YEAR ENDING DATE(mm/yyyy): 12/2025		
I. DISPOSITION OF HIGHWAY-USER REVENUES AVAILABLE FOR LOCAL GOVERNMENT EXPENDITURE				
ITEM	A. Local Motor-Fuel Taxes	B. Local Motor-Vehicle Taxes	C. Receipts from State Highway-User Taxes	D. Receipts from Federal Highway Administration
1. Total receipts available				
2. Minus amount used for collection expenses				
3. Minus amount used for nonhighway purposes				
4. Minus amount used for mass transit				
5. Total (1 - (2 through 4))				
II. RECEIPTS FOR ROAD AND STREET PURPOSES - DETAIL				
ITEM	AMOUNT	ITEM	AMOUNT	
A.3. Other Local Imposts:		A.4. Miscellaneous Local Receipts:		
a. Property Taxes and Assessments	\$ 47,987	a. Interest on investments	\$ 1,339,340	
b. Non-property Taxes and Assessments Imposts	\$ 29,794,480	b. Other Misc. Local Receipts	\$ 8,284,962	
c. Total (a + b)	\$ 29,842,467	c. Total (a + b)	\$ 9,624,302	
ITEM	AMOUNT	ITEM	AMOUNT	
C. Receipts from State Government		D. Receipts from Federal Government		
1. Highway-user Taxes (from Item I.C.5.)	\$ 5,882,565	1. FHWA (from Item I.D.5.)	\$ —	
2. State General Funds		2. Other Federal Agencies:	\$ 5,933,468	
3. Other State funds:				
a. State Bond Proceeds				
b. Non-State Bond Proceeds	\$ 2,220,211			
c. Total (a + b)	\$ 2,220,211			
4. Total (1 + 2 + 3c)	\$ 8,102,776	3. Total (1 + 2)	\$ 5,933,468	
III. EXPENDITURES FOR ROAD AND STREET PURPOSES - DETAIL				
ITEM	AMOUNT			
A.1. Capital outlay:				
a. Right-Of-Way Costs	\$ 4,865,068			
b. Engineering Costs	\$ 5,148,024			
c. Construction Costs	\$ 22,472,262			
d. Total Capital Outlay (a+ b + c)	\$ 32,485,354			

LOCAL HIGHWAY FINANCE REPORT		STATE:		
		COLORADO		
		REPORT YEAR ENDING DATE(mm/yyyy):		
		12/2025		
I. DISPOSITION OF HIGHWAY-USER REVENUES AVAILABLE FOR LOCAL GOVERNMENT EXPENDITURE				
ITEM	A. Local Motor-Fuel Taxes	B. Local Motor-Vehicle Taxes	C. Receipts from State Highway-User Taxes	D. Receipts from Federal Highway Administration
1. Amount used for highway purposes				
II. RECEIPTS FOR ROAD AND STREET PURPOSES		III. EXPENDITURES FOR ROAD AND STREET PURPOSES		
ITEM	AMOUNT	ITEM	AMOUNT	
A. Receipts from Local Sources:		A. Local highway expenditures:		
1. Local Highway-user Taxes		1. Capital Outlay (from page 1, Item III.A1.d)	\$	32,485,354
a. Motor Fuel (from Item I.A.1)		2. Maintenance:	\$	18,153,423
b. Motor Vehicle (from Item I.B.1)		3. Road and Street Services:		
c. Total (a + b)		a. Snow and Ice Removal	\$	3,175,876
2. General Fund Appropriations	\$ 13,475,880	b. Other & Traffic Control Operations	\$	5,704,344
3. Other Local Imposts (from page 1, Item II.A3.c)	\$ 29,842,467	c. Total (a + b)	\$	8,880,220
4. Miscellaneous Local Receipts (from page 1, Item I.A4.c)	\$ 9,624,302	4. General Administration & Miscellaneous	\$	1,735,600
5. Transfers from Toll Facilities	\$ —	5. Highway Law Enforcement and Safety	\$	1,255,323
6. Proceeds of Sale of Bonds and Notes:		6. Total (1 through 5)	\$	62,509,920
a. Bonds - Original Issues	\$ —	B. Debt Service on Local Obligations:		
b. Bonds - Refunding Issues	\$ —	1. Bonds:		
c. Notes	\$ —	a. Interest	\$	467,408
d. Total (a + b + c)	\$ —	b. Redemption	\$	672,620
7. Total (1 through 6)	\$ 52,942,649	c. Total (a + b)	\$	1,140,028
B. Private Contributions	\$ —	2. Notes:		
C. Receipts from State government (from page 1, Item II.C.4)	\$ 8,102,776	a. Interest	\$	—
D. Receipts from Federal government (from page 1, Item I.D.3)	\$ 5,933,468	b. Redemption	\$	—
E. Total receipts (A.7 + B + C + D)	\$ 66,978,893	c. Total (a + b)	\$	—
		3. Total (1c + 2c)	\$	1,140,028
		C. Payments to State for Highways	\$	—
		D. Payments to Toll Facilities	\$	—
		E. Total Expenditures (A6 + B3 + C + D)	\$	63,649,948
IV. LOCAL HIGHWAY DEBT STATUS				
(Show all entries at par)				
ITEM	OPENING DEBT	AMOUNT ISSUED	REDEMPTIONS	CLOSING DEBT
A. Bonds (Total)	\$ 12,465,440	\$ —	\$ 672,620	\$ 11,792,820
1. Bonds (Refunding Portion)		\$ —		
B. Notes (Total)	\$ —	\$ —	\$ —	\$ —

Form FHWA-536 Page2

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COMPLIANCE SECTION



City of Fort Collins, Colorado

Federal Awards Supplemental Information December 31, 2025

Independent Auditor's Reports

Report on Schedule of Expenditures of Federal Awards Required by the Uniform Guidance 225

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Report on Schedule of Expenditures of Federal Awards Required by the Uniform Guidance

Independent Auditor's Report

To the Honorable Mayor
and Members of the City Council
City of Fort Collins, Colorado

We have audited the financial statements of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the City of Fort Collins, Colorado (the "City") as of and for the year ended December 31, 2025 and the related notes to the financial statements, which collectively comprise the City's basic financial statements. We issued our report thereon dated June 15, 2026, which contained an unmodified opinion on the financial statements. Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the basic financial statements. We have not performed any procedures with respect to the audited financial statements subsequent to June 15, 2026.

The accompanying schedule of expenditures of federal awards, as required by Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards*, is presented for the purpose of additional analysis and is not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the information is fairly stated in all material respects in relation to the basic financial statements as a whole.

A handwritten signature in black ink that reads "Plante & Moran, PLLC".

June 15, 2026

Report on Internal Control Over Financial Reporting and on Compliance and Other Matters Based on an Audit of
Financial Statements Performed in Accordance with *Government Auditing Standards*

Independent Auditor's Report

To Management, the Honorable Mayor
and Members of the City Council
City of Fort Collins, Colorado

We have audited, in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund, and the aggregate remaining fund information of the City of Fort Collins, Colorado (the "City") as of and for the year ended December 31, 2025 and the related notes to the financial statements, which collectively comprise the City's basic financial statements, and have issued our report thereon dated June 15, 2026.

Report on Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the City's internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, we do not express an opinion on the effectiveness of the City's internal control.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, misstatements on a timely basis. A material weakness is a deficiency, or a combination of deficiencies, in internal control such that there is a reasonable possibility that a material misstatement of the City's financial statements will not be prevented, or detected and corrected, on a timely basis. A significant deficiency is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies, and, therefore, material weaknesses or significant deficiencies may exist that were not identified. We identified a certain deficiency in internal control, described in the accompanying schedule of findings and questioned costs as Finding 2025-001, that we consider to be a material weakness.

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether the City's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements, noncompliance with which could have a direct and material effect on the financial statements. However, providing an opinion on compliance with those provisions was not an objective of our audit, and, accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

To Management and the Honorable Mayor
and Members of the City Council
City of Fort Collins, Colorado

The City's Response to the Finding

Government Auditing Standards requires the auditor to perform limited procedures on the City's response to the finding identified in our audit and described in the accompanying schedule of findings and questioned costs. The City's response was not subjected to the other auditing procedures applied in the audit of the financial statements, and, accordingly, we express no opinion on it.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.



June 15, 2026

Report on Compliance for Each Major Federal Program and Report on Internal Control Over Compliance Required
by the Uniform Guidance

Independent Auditor's Report

To the Honorable Mayor
and Members of the City Council
City of Fort Collins, Colorado

Report on Compliance for Each Major Federal Program

Opinion on Each Major Federal Program

We have audited the City of Fort Collins, Colorado's (the "City") compliance with the types of compliance requirements identified as subject to audit in the U.S. Office of Management and Budget (OMB) *Compliance Supplement* that could have a direct and material effect on each of the City's major federal programs for the year ended December 31, 2025. The City's major federal programs are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

In our opinion, the City complied, in all material respects, with the compliance requirements referred to above that could have a direct and material effect on each of the major federal programs for the year ended December 31, 2025.

Basis for Opinion on Each Major Federal Program

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America (GAAS); the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and the audit requirements of Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (the "Uniform Guidance"). Our responsibilities under those standards and the Uniform Guidance are further described in the *Auditor's Responsibilities for the Audit of Compliance* section of our report.

We are required to be independent of the City and to meet our other ethical responsibilities in accordance with relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion on compliance for each major federal program. Our audit does not provide a legal determination of the City's compliance with the compliance requirements referred to above.

Responsibilities of Management for Compliance

Management is responsible for compliance with the requirements referred to above and for the design, implementation, and maintenance of effective internal control over compliance with the requirements of laws, statutes, regulations, rules, and provisions of contracts or grant agreements applicable to the City's federal programs.

To the Honorable Mayor
and Members of the City Council
City of Fort Collins, Colorado

Auditor's Responsibilities for the Audit of Compliance

Our objectives are to obtain reasonable assurance about whether material noncompliance with the compliance requirements referred to above occurred, whether due to fraud or error, and express an opinion on the City's compliance based on our audit. Reasonable assurance is a high level of assurance but is not absolute assurance and, therefore, is not a guarantee that an audit conducted in accordance with GAAS, *Government Auditing Standards*, and the Uniform Guidance will always detect material noncompliance when it exists. The risk of not detecting material noncompliance resulting from fraud is higher than for that resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Noncompliance with the compliance requirements referred to above is considered material if there is a substantial likelihood that, individually or in the aggregate, it would influence the judgment made by a reasonable user of the report on compliance about the City's compliance with the requirements of each major federal program as a whole.

In performing an audit in accordance with GAAS, *Government Auditing Standards*, and the Uniform Guidance, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material noncompliance, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the City's compliance with the compliance requirements referred to above and performing such other procedures as we considered necessary in the circumstances.
- Obtain an understanding of the City's internal control over compliance relevant to the audit in order to design audit procedures that are appropriate in the circumstances and to test and report on internal control over compliance in accordance with the Uniform Guidance, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control over compliance. Accordingly, no such opinion is expressed.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and any significant deficiencies and material weaknesses in internal control over compliance that we identified during the audit.

Report on Internal Control Over Compliance

A deficiency in internal control over compliance exists when the design or operation of a control over compliance does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, noncompliance with a type of compliance requirement of a federal program on a timely basis. A material weakness in internal control over compliance is a deficiency, or a combination of deficiencies, in internal control over compliance such that there is a reasonable possibility that material noncompliance with a type of compliance requirement of a federal program will not be prevented, or detected and corrected, on a timely basis. A significant deficiency in internal control over compliance is a deficiency, or a combination of deficiencies, in internal control over compliance with a type of compliance requirement of a federal program that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over compliance was for the limited purpose described in the *Auditor's Responsibilities for the Audit of Compliance* section above and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies in internal control over compliance. Given these limitations, during our audit we did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses, as defined above. However, material weaknesses or significant deficiencies in internal control over compliance may exist that were not identified.

Our audit was not designed for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, no such opinion is expressed.

To the Honorable Mayor
and Members of the City Council
City of Fort Collins, Colorado

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control over compliance and the results of that testing based on the requirements of the Uniform Guidance. Accordingly, this report is not suitable for any other purpose.

Plante & Moran, PLLC

June 15, 2026

Federal Grantor/Pass-through Grantor/Program or Cluster Title	Direct/ Pass-through	Pass-through Entity	Project/Grant (FAIN) No. Pass-through Entity Identifying Number	Federal Assistance Listing Number	Total Amount Provided to Subrecipients	Total Federal Expenditures
Department of Housing and Urban Development						
Community Development Block Grant Cluster:						
Community Development Block Grants	Direct		B-22-MC-08-0008	14.218	\$ 67,045	\$ 67,045
Community Development Block Grants	Direct		B-24-MC-08-0008	14.218	140,125	318,158
Community Development Block Grants	Direct		B-25-MC-08-0008	14.218	41,102	83,393
Total Community Development Block Grant Cluster					248,272	468,596
Home Investment Partnership Programs:						
Home Investment Partnership Programs	Direct		M-22-MC 08-0209	14.239	182,561	182,561
Home Investment Partnership Programs	Direct		M-23-MC-08-0209	14.239	100,394	100,394
Home Investment Partnership Programs	Direct		M-24-MC-08-0209	14.239	-	36,060
COVID-19 Home Investment Partnership Programs	Direct		M21-MP080209	14.239	504,750	504,750
Home Investment Partnership Programs	Direct		M25-MC080209	14.239	-	36,793
Total Home Investment Partnership Programs					787,705	860,558
Total Department of Housing and Urban Development					1,035,977	1,329,154
Department of the Interior - WaterSMART (Sustain and Manage America's Resources for Tomorrow)						
	Direct		N/A	15.507	-	33,842
Department of Justice						
Edward Byrne Memorial Justice Assistance Grant Program (JAG)	Pass-through	Larimer County	15PBJA-22-GG-02267-JAGX	16.738	-	16,313
Crime Victim Assistance	Pass-through	Colorado Department of Public Safety	2024-VA-25-488-08	16.575	-	14,841
Missing Children's Assistance	Pass-through	City of Colorado Springs	15PJD24GK04188MECP	16.543	-	2,000
Total Department of Justice					-	33,154
Department of Labor WIOA Cluster						
WIOA Adult Program	Pass-through	Colorado Department of Agriculture	POGG1,BMAA,202500001057	17.258	-	4,456
WIOA Adult Program	Pass-through	Colorado Department of Agriculture	POGG1,BMAA,202500001122	17.258	-	4,329
Total WIOA Cluster, Total Department of Labor					-	8,785
Department of Transportation						
Highway Planning and Construction:						
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	SHO M455-124 (21966)	20.205	-	4,359,782
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	STU M455-129	20.205	-	85,213
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	SHO M455-135 (23879)	20.205	-	172,558
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	SHO-M455-137 (23896)	20.205	-	124,703
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	STU 2873-215 (24105)	20.205	-	30,705
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	SHO M455-136 (23881)	20.205	-	142,874
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	TAP M455-133 (23630)	20.205	-	2,328,202
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	SAR-M455-149 (25704)	20.205	-	625,767
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	TAP M455-148 (25557)	20.205	-	114,089
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	MTF M455-139 (23946)	20.205	-	195,203
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	SHO M455-145 (25041)	20.205	-	124,860
Highway Planning and Construction	Pass-through	Colorado Department of Transportation	TAP M455-123 (21888)	20.205	-	294,323
Total Highway Planning and Construction					-	8,598,279
Federal Transit Cluster:						
Federal Transit Formula Grants	Direct		CO-2024-034	20.507	-	70,955
Federal Transit Formula Grants	Direct		CO-2024-015	20.507	-	10,016
Federal Transit Formula Grants	Direct		CO-2024-014	20.507	-	57,200
Federal Transit Formula Grants	Direct		CO-2023-015	20.507	-	40,346
Federal Transit Formula Grants	Direct		CO-2025-023	20.507	-	4,861,580
Buses and Bus Facilities Formula, Competitive, and Low or No Emissions Program	Direct		CO-2025-035	20.526	-	1,036
Total Federal Transit Cluster					-	5,041,133
Enhanced Mobility of Seniors and Individuals with Disabilities:						
Enhanced Mobility of Seniors and Individuals with Disabilities	Direct		CO-2022-024	20.513	-	4,465
Enhanced Mobility of Seniors and Individuals with Disabilities	Direct		CO-2023-005	20.513	-	4,386
Enhanced Mobility of Seniors and Individuals with Disabilities	Direct		CO-2024-033	20.513	-	239,272
Enhanced Mobility of Seniors and Individuals with Disabilities	Direct		CO-2025-027	20.513	-	375,548
Total Enhanced Mobility of Seniors and Individuals with Disabilities					-	623,671
Highway Safety Cluster - State and Community Highway Safety						
Railroad Crossing Elimination	Direct	Colorado Department of Transportation	PO#411041308	20.600	-	18,892
Safe Streets and Roads for All	Direct		69A36525421710RCECO	20.327	-	6,246
Strengthening Mobility and Revolutionizing Transportation (SMART) program	Direct		693JJ32540096	20.939	-	523,887
			N/A	20.941	-	309,172
Total Department of Transportation					-	15,121,280
Department of the Treasury						
COVID-19 - Coronavirus Local Fiscal Recovery Fund	Direct		N/A	21.027	173,344	2,752,216
COVID-19 - Coronavirus Local Fiscal Recovery Fund	Pass-through	Colorado Department of Natural Resources	CMS# 191508 CTGG1 2024*4110	21.027	-	157,995
COVID-19 - Coronavirus Local Fiscal Recovery Fund	Pass-through	Colorado Department of Transportation	TAP M455-133 (23630)	21.027	-	199,469
Total Department of the Treasury					173,344	3,109,680
Environmental Protection Agency - Surveys, Studies, Research, Investigations, Demonstrations, and Special Purpose Activities Relating to the Clean Air Act						
	Direct		00109701	66.034	163,577	163,577
Department of Energy						
Energy Efficiency and Conservation Block Grant Program (EECBG)	Direct		IA-0000000726	81.128	-	32,997
State Energy Program	Pass-through	Colorado Department of Energy	DE-EE0007470	81.041	-	800,000
Energy Efficiency and Renewable Energy Information Dissemination, Outreach, Training and Technical Analysis/Assistance	Direct		DE-EE0010948	81.117	146,131	163,082
Total Department of Energy					146,131	996,079
Department of Homeland Security - BRIC: Building Resilient Infrastructure and Communities						
	Pass-through	Colorado Department of Public Safety	23BRIC25-FTCO	97.047	-	88,687
Total Expenditures of Federal Awards					\$ 1,519,029	\$ 20,884,238

See notes to schedule of expenditures of federal awards.

Notes to Schedule of Expenditures of Federal Awards

Year Ended December 31, 2025

Note 1 - Basis of Presentation

The accompanying schedule of expenditures of federal awards (the "Schedule") includes the federal grant activity of the City of Fort Collins, Colorado (the "City") under programs of the federal government for the year ended December 31, 2025. The information in the Schedule is presented in accordance with the requirements of Title 2 U.S. Code of Federal Regulations Part 200, Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards (the "Uniform Guidance"). Because the Schedule presents only a selected portion of the operations of the City, it is not intended to and does not present the financial position, changes in net position, or cash flows of the City.

Note 2 - Summary of Significant Accounting Policies

Expenditures reported in the Schedule are reported on the accrual basis of accounting. Such expenditures are recognized following the cost principles contained in Title 2 U.S. Code of Federal Regulations Part 200, Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards, wherein certain types of expenditures are not allowable or are limited as to reimbursement. The pass-through entity identifying numbers are presented where available.

The City has elected not to use the *de minimis* indirect cost rate to recover indirect costs, as allowed under the Uniform Guidance.

Note 3 - Loan Balances

Loans outstanding at the beginning of the year and loans made during the year are included in the federal expenditures presented in the schedule of expenditures of federal awards. The balances of loans outstanding at December 31, 2025 consist of the following:

Federal Program	Assistance Listing Number	Loan Balances
State Energy Program	81.041	\$ 800,000

Schedule of Findings and Questioned Costs

Schedule of Findings and Questioned Costs

Year Ended December 31, 2025

Section I - Summary of Auditor's Results

Financial Statements

Type of auditor's report issued: Unmodified

Internal control over financial reporting:

- Material weakness(es) identified? X Yes No
- Significant deficiency(ies) identified that are not considered to be material weaknesses? Yes X None reported

Noncompliance material to financial statements noted? Yes X None reported

Federal Awards

Internal control over major programs:

- Material weakness(es) identified? Yes X No
- Significant deficiency(ies) identified that are not considered to be material weaknesses? Yes X None reported

Any audit findings disclosed that are required to be reported in accordance with Section 2 CFR 200.516(a)? Yes X No

Identification of major programs:

Assistance Listing Number	Name of Federal Program or Cluster	Opinion
21.027	COVID-19 - Coronavirus State and Local Fiscal Recovery Funds	Unmodified
20.205	Highway Planning and Construction	Unmodified

Dollar threshold used to distinguish between type A and type B programs: \$1,000,000

Auditee qualified as low-risk auditee? Yes X No

Schedule of Findings and Questioned Costs (Continued)

Year Ended December 31, 2025

Section II - Financial Statement Audit Findings

Reference Number	Finding
2025-001	<p data-bbox="362 531 769 556">Finding Type - Material weakness</p> <p data-bbox="362 581 1482 730">Criteria - Construction in progress (CIP) should include only costs for projects that are incomplete at year end and will be placed into service in a future period. Upon completion, assets should be transferred timely out of CIP and recorded in the appropriate capital asset, lease, or subscription-based information technology arrangement category. Depreciation or amortization should commence at that time.</p> <p data-bbox="362 753 1482 903">Condition - At December 31, 2025, the City had recorded as assets balances from construction in progress that should have been expensed, written off, or previously placed into service in 2025 or previous years, and retained balances within construction in progress that had been placed in service. This resulted in adjustments to capital assets, subscription-based information technology arrangements (SBITAs), and the allocation of cash between funds.</p> <p data-bbox="362 926 1214 951">Context - After further analysis, the City made the following adjustments:</p> <ul data-bbox="362 974 1482 1178" style="list-style-type: none"><li data-bbox="362 974 1482 1031">• Expensed approximately \$530,000 it had recorded as assets for items that were not capitalizable<li data-bbox="362 1054 1482 1113">• Adjusted approximately \$3,720,000 of construction in progress to other completed capital assets and SBITAs<li data-bbox="362 1136 1159 1178">• Adjusted depreciation/amortization by approximately \$2,016,000 <p data-bbox="362 1201 1190 1226">The City also identified but did not record adjustments for the following:</p> <ul data-bbox="362 1249 1482 1453" style="list-style-type: none"><li data-bbox="362 1249 1482 1306">• Approximately \$529,000 for items that had been recorded as assets that should be expensed<li data-bbox="362 1329 1482 1388">• Approximately \$28,813,000 of construction in progress that should be recorded as other completed capital assets and SBITAs<li data-bbox="362 1411 1032 1453">• Approximately \$699,000 of depreciation/amortization <p data-bbox="362 1476 1482 1533">Cause - In 2025, the City did not adequately review construction in progress or the items removed from construction in progress to be placed in service.</p> <p data-bbox="362 1556 1482 1633">Effect - If the City had not made adjustments to balances related to activity from its construction in progress balance, the financial statements would have been materially misstated.</p> <p data-bbox="362 1656 1482 1719">Recommendation - The City should annually review the details of construction in progress to determine that the balance remains properly recorded each year.</p>

Schedule of Findings and Questioned Costs (Continued)

Year Ended December 31, 2025

Section II - Financial Statement Audit Findings (Continued)

Reference Number	Finding
2025-001 (Continued)	<p>Views of Responsible Officials and Planned Corrective Actions - City staff recognize the condition raised and have noted an action plan to address these items that includes:</p> <ul style="list-style-type: none"> • Reallocating workload to provide dedicated capacity for capital asset and SBITA oversight • Implementing enhanced monitoring and communication procedures between project departments and central accounting • Developing training and job aids to clarify roles, responsibilities, and capitalization requirements <p>Management believes these actions will remediate the underlying causes of the finding with this project-level work occurring in the summer and fall of 2026. Given the workload capacity and the rigor of this project, it is possible that the work to clean up the capital assets may occur into 2027. Ultimately, it is the goal of city staff to significantly strengthen the City's capital asset accounting processes going forward while dedicating accounting staff to do a consistent review and oversight of all capital assets on a regular basis.</p>

Section III - Federal Program Audit Findings

Reference Number	Finding	Questioned Costs
Current Year	None	