

**ROCKY MOUNTAIN RAIL PARK METROPOLITAN DISTRICT
ANNUAL REPORT FOR REPORT YEAR 2025
ADAMS COUNTY, COLORADO**

This annual report is submitted to the County of Adams consistent with Section 7 of the Service Plan for the Rocky Mountain Rail Park Metropolitan District (the “District”).

1. Boundary changes made or proposed to the District’s boundary as of December 31 of the prior year.

During the report year of 2025, the District did not make or propose any changes to the boundaries of the District.

2. Intergovernmental agreements with other governmental entities either entered into or proposed as of December 31 of the prior year.

During the report year of 2025, the District did not enter into any intergovernmental agreements.

3. Copies of the District’s rules and regulations, if any, as of December 31 of the prior year.

A copy of the rules and regulations can be found on the District website: <https://www.rockymountainrailmd.net/>

4. A summary of any litigation which involves the District public improvements as of December 31 of the prior year.

During the report year of 2025, the District was not involved in any litigation and is not currently involved in any litigation.

5. Status of the District’s construction of the public improvements as of December 31 of the prior year.

During the report year of 2025, the District constructed water, sewer, storm drainage, road, and landscaping improvements and facilities.

6. A list of facilities or improvements constructed by the District that were conveyed or dedicated to the county or municipality.

During the report year of 2025, the District did not convey or dedicate facilities or improvements to the county or municipality.

6. The assessed valuation of the District for the report year.

The assessed valuation as certified by Adams County in 2025 was \$6,702,030.00.

7. Current year budget including a description of the public improvements anticipated to be constructed in such year.

A copy of the budget can be found on the District website: <https://www.rockymountainrailmd.net/>

8. Audit of the District's financial statements, for the year ending December 31 of the previous year, prepared in accordance with generally accepted accounting principles or audit exemption, if applicable.

The District's 2025 audit is not available at the time of this report. The audit will be posted on <https://apps.leg.co.gov/osa/lg> and the District website once available.

9. Notice of any uncured events of default by the District, which continue beyond a ninety (90) day period, under any debt instrument.

None.

10. Any inability of the District to pay its obligations as they come due, in accordance with the terms of such obligations, which continue beyond a ninety (90) day period.

None.

Respectfully submitted this 27th day of May 2026.

SPENCER FANE LLP

By: */s/ Nicole R. Peykov*
Nicole R. Peykov
Attorney for the District