

SOUTH TIMNATH METROPOLITAN DISTRICTS NOS. 1-2

**2025 ANNUAL REPORT TO
THE TOWN OF TIMNATH**

Pursuant to the Service Plan, as amended, for South Timnath Metropolitan District Nos. 1-2 (the “Districts”), the Districts are required to submit an annual report to the Town of Timnath, that shall include, but not be limited to, the information on the progress of the Districts and implementation of the Service Plan.

For the year ending December 31, 2025, the District makes the following report:

1. Boundary changes made or proposed to the Districts’ boundaries as of December 31 of the prior year.

No boundary changes were made or proposed during the reporting year.

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

- IGA dated 8/8/2007 between Timnath Development Authority and District Nos. 1-2
- First Amended IGA dated 9/24/2008 between Timnath Development Authority and District Nos. 1-2
- IGA dated 11/12/2015 between Districts Nos. 1-2 and Southwest Timnath Metro District Nos. 1-4 re: operation and maintenance of the Community Center and Pool.
- IGA dated 11/12/2015 between District Nos. 1-2 and Southwest Timnath Metro District Nos. 1-4 re: Community Center and Pool Cost Sharing.
- Amended and Restated IGA dated 2/11/2019 between the Town of Timnath and District No. 1
- Amended and Restated IGA dated 2/11/2019 between the Town of Timnath and District No. 2
- Amended and Restated IGA dated 2/15/2019 between District No. 1 and District No. 2

3. A list of all facilities and improvements constructed by the Districts that have been dedicated to and accepted by the Town as of December 31 of the prior year.

No facilities or improvements were dedicated to the Town during the reporting year.

4. The assessed valuation of the Districts for the current year.

South Timnath Metropolitan District No. 1	\$652,997 (gross); \$18,831 (net)
South Timnath Metropolitan District No. 2	\$29,043,558 (gross); 830,331 (net)

5. Current year budget including a description of the Public Improvements to be constructed in such year.

The 2026 Budgets for the Districts are on file with the Division of Local Government and can be accessed via the following link: [DOLA portal](#).

6. Audit of the Districts, and any entity formed by one or more of the Districts, and 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.

Audits for District Nos. 1 and 2 will be filed by the statutory deadline and copies can be obtained from the Auditor's online portal: [State Auditor Online Portal](#).

7. Notice of any uncured events of default by any of the Districts, which continue beyond a ninety (90) day period, under any Debt instrument.

None.

8. Reasonable information requested by the Town pertaining to usage of any District facilities, including the District Pool, and costs related to such usage, operation and maintenance of such facilities.

Current Resolutions regarding Community Center and Pool Hours and Rates, and all other Rules and Regulations for the Districts, can be found on the Districts' website: [District Website](#).

Contact Information for all Rules and Regulations for the District:
manager@southtimnathmetrodistrict.com.

Dated: June 25, 2026

SPENCER FANE LLP

/s/ David S. O'Leary

David S. O'Leary, Attorney for the Districts