

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT

Annual Financial Report
For the Year Ended June 30, 2018

INTRODUCTORY SECTION

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Table of Contents
June 30, 2018

	<u>Page</u>
INTRODUCTORY SECTION	
Table of Contents	i
Official Roster	ii
 FINANCIAL SECTION	
Independent Auditors' Report	1
Management's Discussion and Analysis	4
 BASIC FINANCIAL STATEMENTS	
Government-wide Financial Statements:	
Statement of Net Position	8
Statement of Activities	9
Governmental Fund Financial Statements:	
Balance Sheet – Governmental Fund	10
Reconciliation of the Governmental Fund Balance Sheet to the Statement of Net Position	11
Statement of Revenues, Expenditures, and Changes in Fund Balance – Governmental Fund	12
Reconciliation of Statement of Revenues, Expenditures and Changes in Fund Balance of Governmental Fund to the Statement of Activities	13
Statement of Revenues, Expenditures, and Changes in Fund Balance – Budget and Actual (Non-GAAP Budgetary Basis) - General Fund	14
Notes to the Financial Statements	15
 SUPPLEMENTARY INFORMATION	
Schedule of Depository Accounts	25
Schedule of Collateral Pledged by Depository	26
 COMPLIANCE SECTION	
Independent Auditors' Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with <i>Government Auditing Standards</i>	27
Summary Schedule of Findings and Responses	29
 OTHER DISCLOSURES	
Exit Conference	30

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Official Roster
June 30, 2018

<u>Name</u>	<u>Title</u>
Neal King	Board Chair
Rick Lopez	Vice-Chair, DFA Appointed
Chaz Rockey	Board Member/Co-Treasurer
Nancy Grabowski	Co-Treasurer/Non-Voting
Richard Duffy	Board Member
Thomas Wittman	Board Member

FINANCIAL SECTION



INDEPENDENT AUDITORS' REPORT

State of New Mexico Village of Taos Ski Valley
Tax Increment Development District Board
Taos Ski Valley, New Mexico
and Mr. Wayne Johnson, New Mexico State Auditor

Report on the Financial Statements

We have audited the accompanying financial statements of the governmental activities, the major fund, and the budgetary comparison of the general fund of the Village of Taos Ski Valley Tax Increment Development District, New Mexico (TIDD), as of and for the year ended June 30, 2018, and the related notes to the financial statements which collectively comprise the TIDD's basic financial statements as listed in the table of contents.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes 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.

Auditors' Responsibility

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit 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. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditors' judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements 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 entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Opinions

In our opinion the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the major fund, and the respective budgetary comparison for the general fund of the TIDD, as of June 30, 2018, and the respective changes in financial position for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis on pages 4-7 be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who 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 the 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.

Other Information

Our audit was conducted for the purpose of forming opinions on the financial statements and the budgetary comparison for the general fund that collectively comprise the TIDD's basic financial statements. The other schedules as required by 2.2.2 NMAC, as listed in the table of contents, are presented for the purposes of additional analysis and are not a required part of the basic financial statements. The other schedules required by 2.2.2 NMAC, as listed in the table of contents, are the responsibility of management and were derived from and relate directly to the underlying accounting and other records used to prepare the basic financial statements. Such 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 other schedules as required by 2.2.2 NMAC, as listed in the table of contents, are fairly stated in all material respects in relation to the basic financial statements as a whole.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued our report dated December 12, 2018 on our consideration of the TIDD's internal control over financial reporting and on our tests of its

State of New Mexico Village of Taos Ski Valley
Tax Increment Development District Board
and Mr. Wayne Johnson, New Mexico State Auditor
Page 3

compliance with certain provisions of laws, regulations, contracts and 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 TIDD'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 TIDD's internal control over financial reporting and compliance.


Burt & Company CPAs, LLC

December 12, 2018

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Management's Discussion and Analysis
(Unaudited)
June 30, 2018

As management of the Village of Taos Ski Valley Tax Increment Development District (TIDD), we offer readers of the TIDD's financial statements this narrative overview and analysis of the financial activities of the TIDD for the fiscal year ending June 30, 2018. We encourage readers to consider the financial information presented here in conjunction with the financial statements and accompanying notes which follow this section.

The TIDD is a political subdivision of the State of New Mexico duly created and existing pursuant to Tax Increment for Development Act (Act), Sections 5-15-1 through 5-15-28 NMSA 1978, as amended and Village of Taos Ski Valley (Village) Resolution No. 2015-274.

The TIDD is governed by the TIDD Board, consisting of five voting members and one nonvoting member. The Board has control over and management supervision of all affairs of the TIDD.

The purpose of the TIDD, pursuant to the Resolution of the Village that formed the TIDD, is to provide financing of the infrastructure improvements set forth in the Tax Increment Development Plan that was approved by the Village as required pursuant to the Act and the Master Development Agreement among the TIDD, the Village and the developer, Taos Ski Valley, Inc. as agent for Twining Development, LLC and Santander Holdings, LLC.

Financial Highlights

The financial statements, which follow the Management's Discussion and Analysis, provide those significant key financial highlights for fiscal year 2018 as follows:

- In the Statement of Net Position, the TIDD's total net position as of June 30, 2018 amounted to \$246,588.
- In the Statement of Activities, the Gross Receipts Tax increment amounted to \$234,475, Ad Valorem tax increment amounted to \$125,866.
- In the Statement of Activities, the TIDD's expenses were \$3,859,284. The primary expenses of the TIDD are for reimbursement to the developer under the TIDD operating plan and administrative expenses.

Overview of Financial Statements

This discussion and analysis is intended to serve as an introduction to the TIDD's basic financial statements. The TIDD's basic financial statements are comprised of: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements.

Government-wide financial statements. The government-wide financial statements are designed to provide readers with a broad overview of the TIDD's finances in a manner similar to a private sector business.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Management's Discussion and Analysis
(Unaudited)
June 30, 2018

The statement of net position presents information on all of the TIDD's assets and liabilities, with the difference between the two reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the TIDD is improving or deteriorating.

The statement of activities presents information showing how the TIDD's net position changed during the fiscal year reported. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods.

In the government-wide financial statements, the TIDD's activities are presented in the following category:

Governmental activities – Governmental activities include the TIDD's basic activities for the construction of certain public infrastructure improvements as provided in the Act and the governing documents of the TIDD, including the Master Development Agreement among the TIDD, the developer and the Village.

In the fund financial statements, 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. The TIDD uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

Governmental funds – Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating the TIDD's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances provide a reconciliation to facilitate this comparison between governmental funds and governmental activities. The reconciliations are part of the basic financial statements and presented as listed in the table of contents.

Notes to the financial statements. The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements. The notes to the financial statements can be found as part of the basic financial statements as listed in the table of contents.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Management's Discussion and Analysis
(Unaudited)
June 30, 2018

Government-wide Financial Analysis

Net position may serve over time as a useful indicator of a TIDD's financial position. The TIDD's assets exceed liabilities by \$246,588 as of June 30, 2018. This represents a decrease in the current year of \$3,490,672 primarily due to the reimbursement to the developer under the TIDD operating plan.

The TIDD was formed, and may reimburse the developer, for the design and construction of infrastructure (consisting of streets, drainage, landscaping, water and wastewater improvements, gas line and other improvements). Overall activities in the current year are similar to those in the prior year as the TIDD is new and currently accumulating assets to reimburse for expenditures in future years.

The following table presents the condensed net position as of June 30, 2018 and 2017:

	<u>2018</u>	<u>2017</u>
Current assets	\$ 249,117	3,738,789
Current liabilities	<u>(2,529)</u>	<u>(1,529)</u>
Net position	\$ <u>246,588</u>	<u>3,737,260</u>

Changes in net position. The following table presents a summary of the changes in net position for the fiscal years ended June 30, 2018 and 2017:

	<u>2018</u>	<u>2017</u>
Expenses		
General government	\$ 3,859,284	15,371
Total expenses	3,859,284	15,371
General revenues		
Gross receipts tax increment	234,475	1,546,905
Ad valorem tax increment	125,866	65,072
Interest income	<u>8,271</u>	<u>10,637</u>
Total general revenues	<u>368,612</u>	<u>1,622,614</u>
Change in net position	\$ <u>(3,490,672)</u>	<u>1,607,243</u>

Financial Analysis of the Government's Funds

The TIDD's revenues in the governmental fund amounted to \$368,612 while expenditures amounted to \$3,859,284. The major expenditures of the TIDD were to reimburse the developer under the TIDD operating plan and administrative expenditures.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Management's Discussion and Analysis
(Unaudited)
June 30, 2018

The TIDD's main sources of revenues for the fiscal year ended June 30, 2018 were gross receipts tax increment and Ad Valorem tax increment. The Village of Taos Ski Valley has dedicated 75% of its gross receipts tax increment and the state of New Mexico dedicated 50% of the state's portion of gross receipts tax increment. The Village of Taos Ski Valley has dedicated 75% of its ad valorem tax increment and Taos County has dedicated 35% of its ad valorem tax increment. As this TIDD is relatively new, it is not possible at this time to determine what effect it will have on commercial activities within the Village of Taos Ski Valley Tax Increment Development District.

General Fund Budgetary Highlights

The TIDD adopts an annual budget, which projects the expected expenditures (based on administrative expenses and construction expenditure reimbursement) and the estimated gross receipts tax increments for each year. There were no changes in the original budget for the fiscal year 2018.

Capital Assets and Debt Administration

The TIDD owns no significant capital assets as of June 30, 2018. It is anticipated that the TIDD will not, in the future, own any capital assets. The capital improvements completed by the developer that are to be financed by the TIDD are all to be dedicated to the Village. It is anticipated that all dedications will be done by the developer directly to the Village, on behalf of the TIDD.

The TIDD has no debt as of June 30, 2018.

Requests for Information

This narrative overview and analysis of the financial activities of the TIDD for the fiscal year ending June 30, 2018 is designed to give its readers a general overview of the TIDD's finances. Questions regarding any information contained in this report or requests for additional information should be addressed to the Co-Treasurer of the Village of Taos Ski Valley Tax Increment Development District, Nancy Grabowski, Village of Taos Ski Valley, P.O. Box 100, 7 Firehouse Rd., Taos Ski Valley, NM, 87525.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Statement of Net Position
June 30, 2018

	Governmental Activities
Assets	
Cash and cash equivalents	\$ 209,592
Taxes receivable	39,525
Total assets	\$ 249,117
 Liabilities	
Accounts payable	\$ 2,529
Total liabilities	2,529
 Net position	
Restricted	246,588
Total net position	246,588
 Total liabilities and net position	\$ 249,117

The accompanying notes are an integral part of these financial statements.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Statement of Activities
For The Year Ended June 30, 2018

	<u>Expenses</u>	<u>Government Activities</u>
Primary government		
General government	\$ <u>3,859,284</u>	<u>(3,859,284)</u>
 Total	 \$ <u>3,859,284</u>	 <u>(3,859,284)</u>
 General revenues:		
Taxes:		
Gross receipts tax increment		234,475
Ad Valorem tax increment		125,866
Investment Interest income		<u>8,271</u>
 Total general revenues		 <u>368,612</u>
 Changes in net position		 <u>(3,490,672)</u>
 Net position, beginning of year		 <u>3,737,260</u>
 Net position, end of year	 \$	 <u>246,588</u>

The accompanying notes are an integral part of these financial statements.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Balance Sheet – Governmental Fund
June 30, 2018

	<u>General Fund</u>
Assets	
Cash and cash equivalents	\$ 209,592
Taxes receivable	39,525
Total assets	\$ 249,117
Liabilities and fund balances	
Liabilities	
Accounts payable	\$ 2,529
Total liabilities	2,529
Fund balances	
Restricted	246,588
Unassigned	-
Total fund balances	246,588
Total liabilities and fund balances	\$ 249,117

The accompanying notes are an integral part of these financial statements.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Reconciliation of the Governmental Fund Balance Sheet
to the Statement of Net Position
June 30, 2018

Fund Balances - governmental funds	\$ <u>246,588</u>
Net position of governmental activities	\$ <u>246,588</u>

The accompanying notes are an integral part of these financial statements.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures, and Changes in Fund Balance -
Governmental Fund
For The Year Ended June 30, 2018

	<u>General Fund</u>
Revenues:	
Taxes:	
Gross receipts tax increment	\$ 234,475
Ad Valorem tax increment	125,866
Investment interest income	8,271
Total revenues	368,612
Expenditures:	
Current:	
General government	3,859,284
Total expenditures	3,859,284
Excess (deficiency) of revenues over expenditures	(3,490,672)
Other financing sources (uses)	
Transfers in	-
Transfers (out)	-
Total other financing sources (uses)	-
Net change in fund balance	(3,490,672)
Fund balance - beginning of year	3,737,260
Fund balance - end of year	\$ 246,588

The accompanying notes are an integral part of these financial statements.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Reconciliation of the Statement of Revenues, Expenditures, and Changes in Fund Balance-
Governmental Fund to the Statement of Activities
For The Year Ended June 30, 2018

Net change in fund balance - Total governmental funds	\$ <u>(3,490,672)</u>
Change in net position of governmental activities	\$ <u>(3,490,672)</u>

The accompanying notes are an integral part of these financial statements.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Statement of Revenues, Expenditures, and Changes in Fund Balance
Budget and Actual (Non-GAAP Budgetary Basis) - General Fund
For the Year Ended June 30, 2018

	Budgeted Amounts		Actual	Variances with Final Budget Favorable (Unfavorable)
	Original	Final	(Non-GAAP Budgetary Basis)	
	Original	Final	Budgetary Basis)	
Revenues:				
Gross receipts tax	\$ 685,000	685,000	195,154	(489,846)
Ad Valorem Tax	125,000	125,000	125,662	662
Interest income	3,000	3,000	8,271	5,271
Miscellaneous	-	-	-	-
Total revenues	<u>813,000</u>	<u>813,000</u>	<u>329,087</u>	<u>(483,913)</u>
Expenditures:				
Current:				
General government	4,186,000	4,186,000	3,856,755	329,245
Total expenditures	<u>4,186,000</u>	<u>4,186,000</u>	<u>3,856,755</u>	<u>329,245</u>
Other financing sources (uses)				
Transfers in	-	-	-	-
Transfers (out)	-	-	-	-
Total other financing sources (uses)	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Net change in fund balance	(3,373,000)	(3,373,000)	(3,527,668)	(154,668)
Cash balance - budget basis	3,738,789	3,738,789	-	(3,738,789)
Fund balance - beginning of year	-	-	3,737,260	3,737,260
Fund balance - end of year	<u>\$ 365,789</u>	<u>365,789</u>	<u>209,592</u>	<u>(156,197)</u>
Reconciliation to GAAP basis:				
Adjustments to revenues for receivables			39,525	
Adjustments to expenses for payables			<u>(2,529)</u>	
Change in net position			<u>\$ (3,490,672)</u>	

The accompanying notes are an integral part of these financial statements.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Notes to Financial Statements
June 30, 2018

1. Reporting Entity

The Tax Increment Development District (TIDD) is a political subdivision of the State of New Mexico duly created and existing pursuant to the Tax Increment for Development Act (Act), Sections 5-15-1 through 5-15-28 NMSA 1978, as amended, and Village of Taos Ski Valley (Village) Resolution No. 2015-274.

The purpose of the TIDD, pursuant to the Resolution of the Village that formed the TIDD, is to provide financing of the infrastructure improvements set forth in the Tax Increment Development Plan that was approved by the Village as required pursuant to the Act and the Master Development Agreement among the TIDD, the Village and the developer, Taos Ski Valley, Inc. as an agent for Twining Development, LLC and Santander Holdings, LLC.

GASB Statement No. 61 established criteria for determining the government reporting entity and component units that should be included within the reporting entity. Under provisions of this Statement, the TIDD is considered a *primary* government, since it is a special-purpose government that has a separately appointed body, is legally separate, and is fiscally independent of other state or local government. As used in GASB Statement No. 61, fiscally independent means that the TIDD may, without the approval or consent of another government entity, determine or modify its own budget, levy its own taxes or set rates or change, and issue bonded debt. The TIDD has no component units as defined by GASB Statement No. 61. There are no other primary governments with which the TIDD has a significant relationship.

The TIDD is governed by the TIDD Board, consisting of five voting members and a nonvoting member. The Board has control over and management supervision of all affairs of the TIDD.

2. Summary of Significant Accounting Policies

This summary of significant accounting policies of the TIDD is presented to assist in the understanding of the TIDD's financial statements. The financial statements and notes are the representation of the TIDD's management who is responsible for their integrity and objectivity. The financial statements of the TIDD have been prepared in conformity with accounting principles generally accepted in the United States of America (GAAP) as applied to government units. The Government Accounting Standards Board (GASB) is the accepted standard-setting body for establishing governmental accounting and financial reporting principles. The financial statements have incorporated all applicable GASB statements and Interpretations, Accounting Principles Board Opinions and Accounting Research Bulletins of the Committee on accounting procedures. The more significant of the TIDD's accounting policies are described below.

A. 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 activities of the primary government.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Notes to Financial Statements
June 30, 2018

2. Summary of Significant Accounting Policies (continued)

A. Government-Wide and Fund Financial Statements (continued)

Governmental activities are those which normally are supported by taxes and intergovernmental revenues.

The Statement of Net Position and the Statement of Activities were prepared using the economic resources measurement focus and the accrual basis of accounting. Revenues, expenses, gains, losses, assets, and liabilities resulting from exchange-like transactions are recognized when the exchange takes place. Revenues, expenses, gains, losses, assets, and liabilities resulting from non-exchange transactions are recognized in accordance with the requirements of GASB Statement No. 33, *Accounting and Financial Reporting for Non-exchange Transactions*.

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 identifiable with a specific function or segment. *Direct revenues* include gross receipts taxes as well as interest income from the investment of funds.

B. Measurement Focus, Basis of Accounting, and Financial Statement Presentation

The government-wide financial statements are reported using 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.

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 government considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures generally are recorded when a liability is incurred, as under accrual accounting.

Interest associated with the current fiscal period are all considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. Sales and use taxes are classified as derived tax revenues and are recognized as revenue when the underlying exchange takes place and the revenues are measurable and available, net of uncollectible amounts. Grants and similar items are recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Expenditure-driven grants are recognized as revenue when the qualifying expenditures have been incurred and all other grant requirements have been met and the susceptible to accrual criteria have been met.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Notes to Financial Statements
June 30, 2018

2. Summary of Significant Accounting Policies (continued)

B. Measurement Focus, Basis of Accounting, and Financial Statement Presentation (continued)

Governmental funds are used to account for the TIDD's general government activities, including the collection and disbursement of specific or legally restricted monies, the acquisition or construction of general fixed assets and the servicing of general long-term debt. Governmental funds include:

The *General Fund* is the government's primary operating fund. It accounts for all financial resources of the general governments, except those required to be accounted for in another fund. Revenues are provided through taxes, state sources, charges for services, licenses and fees, and other miscellaneous recoveries and revenue. Expenditures include all costs associated with the daily operation of the TIDD except for items included in other funds.

Under the requirements of GASB No. 34, the TIDD is required to present certain of its governmental funds as major based upon certain criteria. The major fund presented in the fund financial statements include only the General Fund. No other funds were required to be presented as major, or at the discretion of management.

General Fund – The TIDD's primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund. Revenues are provided primarily through gross receipts taxes.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements.

Program revenues reduce the costs of the function to be financed from the TIDD's general revenues. Amounts reported as *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*. When both restricted and unrestricted resources are available for use, it is the government's policy to use restricted resources first, then unrestricted resources as they are needed.

The TIDD reports all direct expenses by function in the Statement of Activities. Direct expenses are those that are clearly identifiable with a function. The TIDD does not currently employ indirect cost allocation systems.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Notes to Financial Statements
June 30, 2018

2. Summary of Significant Accounting Policies (continued)

C. Assets, Liabilities, and Net Position or Equity

Deposits and Investments: The TIDD's cash and cash equivalents are considered to be cash on hand, demand deposits and short-term investments with original maturities of six months or less from the date of acquisition. State statutes authorize the TIDD to invest in Certificates of Deposit, obligations of the U.S. Government, and the State Treasurer's Investment Pool.

Investments for the TIDD are reported at fair value. Fair value is the amount at which a financial instrument could be exchanged in a current transaction between willing parties.

Receivables: All receivables are reported at their gross value and, where appropriate, are reduced by the estimated portion that is expected to be uncollectible.

Capital Assets: As capital assets are constructed, the ownership will be transferred to the Village. As a result, the TIDD does not capitalize any capital assets on its financial statements.

Net Position of Fund Equity: Committed fund balance represents amounts that are useable only for specified purposes by formal action of the governments' highest level of decision-making authority.

Assigned fund balance represents amounts that are intended to be used for specific purpose, but are neither restricted nor committed. Intent is expressed by the governing body or a subordinate high level body or office whom the governing body has delegated.

Restricted fund balance represents amounts with constraints place on the use either by (1) external groups such as creditors, grantors, contributors, or laws or regulation of other governments; or (2) law through constitutional provisions or enabling legislation.

Unassigned fund balance is the residual classification for the general fund and represents the amount that has not been assigned to other funds, and that have not been restricted, committed or assigned to specific purposes.

Interfund Transactions: As there was only one governmental fund during the fiscal year, there were no interfund transactions (transfers/due to/from) with other governmental funds. If in the future, there are interfund transactions between governmental funds, they will be recorded as other financing sources (uses) for transfers and assets/liabilities for due from/to, respectively.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Notes to Financial Statements
June 30, 2018

2. Summary of Significant Accounting Policies (continued)

C. Assets, Liabilities, and Net Position or Equity (continued)

Estimates: The preparation of the financial statements in conformity with accounting principles generally accepted in the United States of America requires management to make estimates and assumptions that affect certain reported amounts and disclosures. Accordingly, actual results could differ from those estimates.

Gross Receipts Tax Increment: The TIDD's main source of revenue for the fiscal year ended June 30, 2018 has been gross receipts tax increment. Various public entities have pledged gross receipts tax increment to the TIDD. The Village dedicated 75% of its gross receipts tax increment. The New Mexico State Board of Finance, on behalf of the state of New Mexico, dedicated 50% of the state's portion of gross receipts tax increment. Given that prior to the formation of the TIDD there was no significant commercial activity within the TIDD, most all commercial activities currently attributable to the TIDD have generated gross receipts tax increment. The gross receipts tax increment is assessed on a monthly basis and distributed to the TIDD in the same manner as distributions are made under the provisions of the State Tax Administration Act.

Ad Valorem (Property) Tax Increment: In addition to gross receipts tax increment, the Village and County of Taos, New Mexico jurisdictions dedicated property tax increment of 75% and 35%, respectively. Assessments of property taxes are made by Taos County as of January 1 of each year, with one-half of the taxes on that assessment due the following November 10 and one-half due April 10 of the next calendar year. The Special Levy Installment due November 10 becomes delinquent on December 11, while the April 10 installment becomes delinquent on May 11.

3. Stewardship, Compliance, and Accountability

Budgetary Information

Annual budgets of the TIDD are prepared prior to June 1 and must be approved by the TIDD Board by resolution, and submitted to the Department of Finance and Administration for State approval. Once the budget has been formally approved, any amendments must also be approved by the TIDD Board and the Department of Finance and Administration. A separate budget is prepared for each fund. Line items within each budget may be over-expended; however, it is not legally permissible to over-expend any budget in total.

These budgets are prepared on the Non-GAAP cash basis, excluding encumbrances, and secure appropriation of the funds for only one year. Carryover funds must be re-appropriated in the budget of the subsequent fiscal year.

The budgetary information presented in these financial statements has not been amended.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Notes to Financial Statements
June 30, 2018

3. Stewardship, Compliance, and Accountability (continued)

Formal budgetary integration is employed as a management control device during the year for the General Fund. The TIDD is required to balance its budgets each year. Accordingly, amounts that are in excess or deficient are presented as changed in cash designated for expenditures, not as an excess or deficiency of revenue over expenditures. The TIDD Board may approve amendments to the appropriated budget, which are required when a change is made affecting budgeted ending fund balance.

The legal compliance for the budget is total expenditures.

The accompanying Statements of Revenues, Expenditures, and Changes in Fund Balance – Budget and Actual (Non-GAAP Budgetary Basis) presents comparison of the legally adopted budget with the actual data on a budgetary basis.

Since accounting principles applied for purposes of developing data on a budgetary basis differ significantly from those used to present financial statements in conformity with Generally Accepted Accounting Principles, a reconciliation of resultant basis, perspective, equity, and timing differences in the excess (deficiency) of revenues and other sources of financial resources for the year ended June 30, 2018 is presented as part of the budgetary statements.

4. Deposits and Investments

State statutes authorize the investment of TIDD funds in a wide variety of instruments including certificates of deposit and other similar obligations, state investment pool, money market accounts, and United States government obligations. All invested funds of the TIDD properly followed State investment requirements as of June 30, 2018.

Deposits may be made to the extent that they are insured by an agency of the United States or by collateral deposited as security or by bond given by the financial institution.

The rate of interest in non-demand interest-bearing accounts shall be set by the State Board of Finance, but in no case shall the rate of interest be less than one hundred percent of the asked priced on United States treasury bills of the same maturity on the day of deposit.

Excess of funds may be temporarily invested in securities which are issued by the State of New Mexico or by the United States government, or by their departments or agencies, and which are either direct obligations of the State or the United States or are backed by the full faith and credit of those governments.

According to the Federal Deposit Insurance Corporation, public unit deposits are funds owned by the public unit. Time deposits, savings deposits, and interest bearing NOW accounts of a public unit in an institution in the same state will be insured up to \$250,000 in aggregate and separate from the \$250,000 coverage for public unit demand deposits at the same institution. The TIDD has an interest bearing account.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Notes to Financial Statements
June 30, 2018

4. Deposits and Investments (continued)

NM State Statutes required collateral pledged for deposits in excess of the federal deposit insurance to be delivered, or a joint safekeeping receipt be issued, to the TIDD for at least one half the amount in excess of FDIC coverage on deposit with the institution.

Reconciliation of Cash and Temporary Investments

The schedule listed below discloses the State of New Mexico, Office of the State Auditor's requirements on reporting the insured portion of the TIDD's deposits.

Carrying amounts by fund per financial statement at June 30, 2018 is:

Type	Hillcrest Bank	Total
General checking CD's, interest bearing	\$ 209,647	209,647
Total deposits	209,647	209,647
Less: FDIC Coverage	(209,647)	(209,647)
Total uninsured public funds	-	-
50% Collateral requirement	-	-
Pledged securities	239,557	239,557
(Over) Under collateralized risk-deposits	(239,557)	(239,557)
Uninsured and uncollateralized	-	-
Total deposits	\$ 209,647	209,647

Custodial Credit Risk- Bank. Is the risk that in the event of a bank failure, the government's deposits may not be returned to it. The government does not have a deposit policy for custodial credit risk. As of June 30, 2018, \$0 of the TIDD's bank balance of \$209,647 was exposed to custodial credit risk.

The collateral pledged is listed on Schedule II of this report. The types of collateral allowed are limited to direct obligations of the United States Government and all bonds issued by an agency, district or political subdivision of the State of New Mexico.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Notes to Financial Statements
June 30, 2018

4. Deposits and Investments (continued)

Custodial Credit Risk – Investments. For an investment, custodial credit risk is the risk that in the event of counterparty, the TIDD will not be able to recover the value of its investments or collateral securities that are in possession of an outside party. The TIDD does not have an investment policy for custodial credit risk. The TIDD's investments are in certificates of deposits. The custodial credit risk for the certificates of deposits is contemplated in *Custodial Credit Risk – Bank.*

According to the Federal Deposit Insurance Corporation, public unit deposits are funds owned by the public unit. Time deposits, savings deposits and interest bearing NOW accounts of a public unit in an institution in the same state will be insured up to \$250,000 in aggregate and separate from the \$250,000 coverage for public unit demand deposits at the same institution.

5. Receivables

As of June 30, 2018, the TIDD had taxes receivable of \$39,525.

6. Other Required Individual Fund Disclosures

Generally accepted accounting principles in the United States of America require disclosures as part of the Combining Statements – Overview of certain information concerning individual funds including:

A. Deficit fund balance of individual funds.

None

B. No expenditures exceeded appropriations by fund.

7. Contingent Liabilities

The TIDD is exposed to various risk of loss from torts; theft of, damage to, and destruction of assets; business interruption; and errors and omission and natural disasters. The TIDD is not insured through private carriers for liability, casualty and director and office liability.

8. Tax Abatements

The TIDD negotiated Gross Receipts and Ad Valorem tax abatement agreements with various entities. The TIDD has tax abatement agreements with three entities relating to four different abatements as of June 30, 2018.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Notes to Financial Statements
June 30, 2018

8. Tax Abatements (continued)

Tax Abatement Program	Amount Abated	% Abated
Gross Receipts Tax:		
Village of Taos Ski Valley	\$ 104,344	75%
State of New Mexico	130,131	50%
Ad Valorem:		
Village of Taos Ski Valley	76,585	75%
Taos County	49,281	35%
Total tax abatements	\$ 360,341	

Each of these agreements was negotiated under state and local laws and have been passed by legislation or resolution as applicable. Including the New Mexico Tax Increment for Development Act, Sections 5-15-1 through 5-15-28 NMSA 1978, as amended. The eligibility criteria is for the entity to provide for financing of the infrastructure improvements as set forth in the Tax Increment Development Plan. The state law does not provide for the recapture of abated taxes in the event an abatement recipient does not fulfill the commitment it makes in return for the tax abatement.

9. Memorandums of Understanding

The Pattison Trust and Lake Fork Creek Holdings, LLC, Properties

Purpose: The agreement is for the sole purpose of clarifying what is to be included within the ad valorem tax boundaries of the TIDD related to the Pattison Trust and Lake Fork Creek Holdings, LLC, properties.

Participants: TIDD and the Village.

Responsible Party for Operation and Audit: TIDD.

Beginning and Ending Date of Agreement: Started January 14, 2016 and is indefinite.

Total Estimated Amount of Project and Actual Amount Contributed: None.

10. Related Party Transactions

At year end the TIDD owed \$2,529 to the Village for services performed by Village employees. The Village clerk and finance director provided various identifiable services in fiscal year 2018 in the amount of \$4,982.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Notes to Financial Statements
June 30, 2018

11. Subsequent Events

The TIDD has evaluated subsequent events through December 12, 2018, the date of the Auditors' Report. In the opinion of Management, no events occurring after June 30, 2018, require adjustment or disclosure to the financial statements.

SUPPLEMENTARY INFORMATION

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Schedule of Depository Accounts
June 30, 2018

<u>Bank Account Type/Name</u>	<u>Hillcrest Bank</u>	<u>Total</u>
Checking - General, interest bearing	\$ <u>209,647</u>	<u>209,647</u>
Total on deposit	209,647	209,647
Reconciling items	<u>(55)</u>	<u>(55)</u>
Reconciled balance	\$ <u>209,592</u>	<u>209,592</u>
Total June 30, 2018	\$	<u>209,592</u>

The accompanying notes are an internal part of these financial statements.

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Schedule of Collateral Pledged by Depository for Public Funds
June 30, 2018

Name of Depository	Description of Pledged Collateral	Fair Market Value June 30, 2018	Name and Location of Safe Keeper
Hillcrest Bank	Fannie Mae REMIC Trust 17099 PA, Cusip 3136AY3N1, 3%, 10/25/2042	\$ <u>239,557</u> \$ <u>239,557</u>	FTN Financial, Memphis, TN

The accompanying notes are an internal part of these financial statements.

COMPLIANCE SECTION

INDEPENDENT AUDITORS' 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

State of New Mexico Village of Taos Ski Valley
Tax Increment Development District Board
Taos Ski Valley, New Mexico
and Mr. Wayne Johnson, New Mexico State Auditor

We have audited, in accordance with the 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 major fund, and the budgetary comparison of the general fund of the Village of Taos Ski Valley Tax Increment Development District (TIDD) as of and for the year ended June 30, 2018, and the related notes to the financial statements, which collectively comprise the TIDD's basic financial statements, and have issued our report thereon dated December 12, 2018.

Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the TIDD's internal control over financial reporting to determine the 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 TIDD's internal control. Accordingly, we do not express an opinion on the effectiveness of the TIDD'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 function, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or combination of deficiencies, in internal control such that there is a reasonable possibility that a material misstatement of the entity'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 the 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. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

Compliance and Other Matters

As part of obtaining reasonable assurance about whether the TIDD'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 determination of financial statement amounts. 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*.

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 result of that testing, and not to provide an opinion on the effectiveness of the TIDD'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 entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.


Burt & Company CPAs, LLC

December 12, 2018

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Summary Schedule of Findings and Responses
June 30, 2018

CURRENT YEAR FINDINGS

None

PRIOR YEAR AUDIT FINDINGS

2017-001 Noncompliance with Governmental Conduct Act - Resolved

STATE OF NEW MEXICO
VILLAGE OF TAOS SKI VALLEY
TAX INCREMENT DEVELOPMENT DISTRICT
Exit Conference
June 30, 2018

AUDITOR PREPARED FINANCIAL STATEMENTS

The accompanying financial statements are the responsibility of Management of the TIDD and are based on information from the TIDD's financial records. Assistance was provided by Burt & Company CPAs, LLC to the TIDD in preparing the financial statements.

EXIT CONFERENCE

The contents of the report for the TIDD were discussed on December 12, 2018. The following individuals were in attendance.

Village of Taos Ski Valley Tax Increment Development District

Neal King, Board Chair

Nancy Grabowski, Co-Treasurer

Mark G. Fratrick, Village of Taos Ski Valley Administrator

John Avila, Incoming Village of Taos Ski Valley Administrator

Burt & Company CPAs, LLC

Ronald E. Schranz, CPA, CVA

Misty L. Schuck, CPA, CGMA, CFE, CGFM (telephonically)

Village of Taos Ski Valley

Christof Brownell, Village of Taos Ski Valley Mayor