

## Colorado Springs Urban Renewal Authority, CO

Tax Increment Revenue Bonds

(United States Olympic Museum Project)

Series 2022

### Pricing Summary

<b>Maturity</b>	<b>Type of Bond</b>	<b>Coupon</b>	<b>Yield</b>	<b>Maturity Value</b>	<b>Price</b>	<b>Dollar Price</b>
09/01/2029	Term 1 Coupon	3.330%	3.330%	22,055,000.00	100.000%	22,055,000.00
09/01/2029	Term 2 Coupon	3.500%	3.500%	4,810,000.00	100.000%	4,810,000.00
<b>Total</b>	-	-	-	<b>\$26,865,000.00</b>	-	<b>\$26,865,000.00</b>

### Bid Information

Par Amount of Bonds	\$26,865,000.00
Gross Production	\$26,865,000.00
Bid (100.000%)	26,865,000.00
Total Purchase Price	\$26,865,000.00
Bond Year Dollars	\$136,846.25
Average Life	5.094 Years
Average Coupon	3.3713293%
Net Interest Cost (NIC)	3.3713293%
True Interest Cost (TIC)	3.3710231%

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### Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
09/01/2023	1,825,000.00	3.330%	827,549.71	2,652,549.71
09/01/2024	2,025,000.00	3.330%	842,009.00	2,867,009.00
09/01/2025	2,220,000.00	3.330%	774,576.50	2,994,576.50
09/01/2026	2,435,000.00	3.330%	700,650.50	3,135,650.50
09/01/2027	2,980,000.00	3.330%	619,565.00	3,599,565.00
09/01/2028	5,750,000.00	3.330%	520,331.00	6,270,331.00
09/01/2029	9,630,000.00	3.415%	328,856.00	9,958,856.00
<b>Total</b>	<b>\$26,865,000.00</b>	<b>-</b>	<b>\$4,613,537.71</b>	<b>\$31,478,537.71</b>

#### Yield Statistics

Bond Year Dollars	\$136,846.25
Average Life	5.094 Years
Average Coupon	3.3713293%
Net Interest Cost (NIC)	3.3713293%
True Interest Cost (TIC)	3.3710231%
Bond Yield for Arbitrage Purposes	3.3710231%
All Inclusive Cost (AIC)	3.6019318%

#### IRS Form 8038

Net Interest Cost	3.3713293%
Weighted Average Maturity	5.094 Years

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### Net Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I	DSR	Existing D/S	Net New D/S
09/01/2023	1,825,000.00	3.330%	827,549.71	2,652,549.71	(88,073.05)	1,709,690.00	4,274,166.66
09/01/2024	2,025,000.00	3.330%	842,009.00	2,867,009.00	(96,115.96)	1,863,070.00	4,633,963.04
09/01/2025	2,220,000.00	3.330%	774,576.50	2,994,576.50	(96,115.96)	2,109,790.00	5,008,250.54
09/01/2026	2,435,000.00	3.330%	700,650.50	3,135,650.50	(96,115.96)	2,346,520.00	5,386,054.54
09/01/2027	2,980,000.00	3.330%	619,565.00	3,599,565.00	(96,115.96)	2,273,260.00	5,776,709.04
09/01/2028	5,750,000.00	3.330%	520,331.00	6,270,331.00	(96,115.96)	-	6,174,215.04
09/01/2029	9,630,000.00	3.415%	328,856.00	9,958,856.00	(4,901,913.96)	-	5,056,942.04
<b>Total</b>	<b>\$26,865,000.00</b>	<b>-</b>	<b>\$4,613,537.71</b>	<b>\$31,478,537.71</b>	<b>(5,470,566.81)</b>	<b>\$10,302,330.00</b>	<b>\$36,310,300.90</b>

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### Sources & Uses

Dated 10/01/2022 | Delivered 10/01/2022

#### Sources Of Funds

Par Amount of Bonds	\$26,865,000.00
Transfers from Prior Issue DSR Funds	4,805,798.00
Transfer from Surplus Fund	3,505,879.00
Bond P&I Account	1,888,694.00
<b>Total Sources</b>	<b>\$37,065,371.00</b>

#### Uses Of Funds

Costs of Issuance	282,825.00
Deposit to Debt Service Reserve Fund (DSRF)	4,805,798.00
Deposit to Current Refunding Fund	27,175,202.50
Deposit to Secondary Purpose Fund	4,800,000.00
Rounding Amount	1,545.50
<b>Total Uses</b>	<b>\$37,065,371.00</b>

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### Cash Flow Summary

Date	Revenue	DSR	Total Revenues	Scheduled P+I	Existing D/S	Net Cash Flow	Cash Balance
09/01/2023	4,855,132.97	88,073.05	4,943,206.02	2,652,549.71	1,709,690.00	-	580,966.31
09/01/2024	5,264,734.49	96,115.96	5,360,850.45	2,867,009.00	1,863,070.00	-	1,211,737.76
09/01/2025	5,684,576.06	96,115.96	5,780,692.02	2,994,576.50	2,109,790.00	-	1,888,063.28
09/01/2026	6,114,913.66	96,115.96	6,211,029.62	3,135,650.50	2,346,520.00	-	2,616,922.40
09/01/2027	6,556,009.71	96,115.96	6,652,125.67	3,599,565.00	2,273,260.00	-	3,396,223.07
09/01/2028	7,008,133.16	96,115.96	7,104,249.12	6,270,331.00	-	-	4,230,141.19
09/01/2029	6,381,208.94	4,901,913.96	11,283,122.90	9,958,856.00	-	5,554,408.09	-
<b>Total</b>	<b>\$41,864,708.99</b>	<b>\$5,470,566.81</b>	<b>\$47,335,275.80</b>	<b>\$31,478,537.71</b>	<b>\$10,302,330.00</b>	<b>\$5,554,408.09</b>	<b>-</b>

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### Revenue vs D/S

Date	Revenue	DSR	Total Revenues	Scheduled P+I	Existing D/S	D/S Fund	Net Cash Flow	Cash Balance
09/01/2023	4,855,132.97	88,073.05	4,943,206.02	2,652,549.71	1,709,690.00	580,966.31	-	580,966.31
09/01/2024	5,264,734.49	96,115.96	5,360,850.45	2,867,009.00	1,863,070.00	630,771.45	-	1,211,737.76
09/01/2025	5,684,576.06	96,115.96	5,780,692.02	2,994,576.50	2,109,790.00	676,325.52	-	1,888,063.28
09/01/2026	6,114,913.66	96,115.96	6,211,029.62	3,135,650.50	2,346,520.00	728,859.12	-	2,616,922.40
09/01/2027	6,556,009.71	96,115.96	6,652,125.67	3,599,565.00	2,273,260.00	779,300.67	-	3,396,223.07
09/01/2028	7,008,133.16	96,115.96	7,104,249.12	6,270,331.00	-	833,918.12	-	4,230,141.19
09/01/2029	6,381,208.94	4,901,913.96	11,283,122.90	9,958,856.00	-	(4,230,141.19)	5,554,408.09	-
<b>Total</b>	<b>\$41,864,708.99</b>	<b>\$5,470,566.81</b>	<b>\$47,335,275.80</b>	<b>\$31,478,537.71</b>	<b>\$10,302,330.00</b>	<b>-</b>	<b>\$5,554,408.09</b>	<b>-</b>

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### Coverage Ratio

Date	Total Revenues	Total D/S	Coverage
09/01/2023	4,943,206.02	4,362,239.71	1.1331807x
09/01/2024	5,360,850.45	4,730,079.00	1.1333533x
09/01/2025	5,780,692.02	5,104,366.50	1.1324994x
09/01/2026	6,211,029.62	5,482,170.50	1.1329508x
09/01/2027	6,652,125.67	5,872,825.00	1.1326960x
09/01/2028	7,104,249.12	6,270,331.00	1.1329943x
09/01/2029	11,283,122.90	9,958,856.00	1.1329738x
<b>Total</b>	<b>\$47,335,275.80</b>	<b>\$41,780,867.71</b>	<b>-</b>

RTA TIF History - United States Olympic Museum

2.50%

13.08%

52%

Actual TIF History					
Year	Tax Revenue Above Base Year	C4C Allocation (13.08%)	YOY % Change	Allocation to USOM	Allocation to UMB's Note
2014	\$ 5,815,229.93	\$ 760,632.07	3.43%	\$ 395,528.68	\$ 152,120.33
2015	\$ 16,574,494.69	\$ 2,167,943.91	6.14%	\$ 1,127,330.83	\$ 433,571.44
2016	\$ 20,842,170.66	\$ 2,726,155.92	2.29%	\$ 1,417,601.08	\$ 545,209.38
2017	\$ 27,785,617.42	\$ 3,634,358.76	3.65%	\$ 1,889,866.55	\$ 726,842.68
2018	\$ 38,504,075.14	\$ 5,036,333.03	5.43%	\$ 2,618,893.17	\$ 1,007,226.31
2019	\$ 38,325,593.22	\$ 5,012,987.59	-0.10%	\$ 2,606,753.55	\$ 1,002,557.41
2020	\$ 32,612,007.95	\$ 4,265,650.64	-2.75%	\$ 2,218,138.33	\$ 853,096.00
2021	\$ 59,775,010.14	\$ 7,818,571.33	13.44%	\$ 4,065,657.09	\$ 1,563,651.72
<b>Total</b>	<b>\$ 240,234,199.15</b>	<b>\$ 31,422,633.25</b>	<b>3.94%</b>	<b>\$ 16,339,769.29</b>	<b>\$ 4,720,623.55</b>

\$ 120,500,000.00 Maximum State Sales Tax Increment Revenues  
 \$ 62,660,000.00 Maximum Pledged Revenues

Hall of Fame MEAP 42%  
 Southwest Infrastructure Percentage 10%  
 52%

	Total Revenues	Baseline	Tax Revenues above baseline	State Sales Tax Increment Revenues	USOM Allocation
2014	\$ 175,318,407.57	\$ 169,503,177.64	\$ 5,815,229.93	\$ 760,632.07	\$ 395,528.68
2015	\$ 186,077,672.33	\$ 169,503,177.64	\$ 16,574,494.69	\$ 2,167,943.91	\$ 1,127,330.83
2016	\$ 190,345,348.30	\$ 169,503,177.64	\$ 20,842,170.66	\$ 2,726,155.92	\$ 1,417,601.08
2017	\$ 197,288,795.06	\$ 169,503,177.64	\$ 27,785,617.42	\$ 3,634,358.76	\$ 1,889,866.55
2018	\$ 208,007,252.78	\$ 169,503,177.64	\$ 38,504,075.14	\$ 5,036,333.03	\$ 2,618,893.17
2019	\$ 207,828,770.86	\$ 169,503,177.64	\$ 38,325,593.22	\$ 5,012,987.59	\$ 2,606,753.55
2020	\$ 202,115,185.59	\$ 169,503,177.64	\$ 32,612,007.95	\$ 4,265,650.64	\$ 2,218,138.33
2021	\$ 229,278,187.78	\$ 169,503,177.64	\$ 59,775,010.14	\$ 7,818,571.33	\$ 4,065,657.09
2022	\$ 235,010,142.47	\$ 169,503,177.64	\$ 65,506,964.83	\$ 8,568,311.00	\$ 4,455,521.72
2023	\$ 240,885,396.04	\$ 169,503,177.64	\$ 71,382,218.40	\$ 9,336,794.17	\$ 4,855,132.97
2024	\$ 246,907,530.94	\$ 169,503,177.64	\$ 77,404,353.30	\$ 10,124,489.41	\$ 5,264,734.49
2025	\$ 253,080,219.21	\$ 169,503,177.64	\$ 83,577,041.57	\$ 10,931,877.04	\$ 5,684,576.06
2026	\$ 259,407,224.69	\$ 169,503,177.64	\$ 89,904,047.05	\$ 11,759,449.35	\$ 6,114,913.66
2027	\$ 265,892,405.31	\$ 169,503,177.64	\$ 96,389,227.67	\$ 12,607,710.98	\$ 6,556,009.71
2028	\$ 272,539,715.44	\$ 169,503,177.64	\$ 103,036,537.80	\$ 13,477,179.14	\$ 7,008,133.16
2029	\$ 279,353,208.33	\$ 169,503,177.64	\$ 109,850,030.69	\$ 12,271,555.66	\$ 6,381,208.94
2030	\$ 286,337,038.54	\$ 169,503,177.64	\$ 116,833,860.90		
2031	\$ 293,495,464.50	\$ 169,503,177.64	\$ 123,992,286.86		
2032	\$ 300,832,851.11	\$ 169,503,177.64	\$ 131,329,673.47		
2033	\$ 308,353,672.39	\$ 169,503,177.64	\$ 138,850,494.75		
2034	\$ 316,062,514.20	\$ 169,503,177.64	\$ 146,559,336.56		
<b>Total</b>				<b>\$ 120,500,000.00</b>	<b>\$ 62,660,000.00</b>