PUBLIC NOTICE OF MEETING

SUMMIT COMBINED HOUSING AUTHORITY

BOARD MEETING AGENDA
July 20, 2026
1:00pm – 3:00pm
SCHA Office – 331 W. Main Street, Frisco CO

I. CALL TO ORDER

II. ROLL CALL AND INTRODUCTIONS

III. PUBLIC COMMENTS

IV. CONSENT AGENDA & MINUTES

- Meeting Agenda
- Meeting Minutes – May 18, 2026

V. NEW BUSINESS

- Home Access Shared Equity Program presentation (Sarah Gerber and Katie Briggs)
- Prop123 DPA Program – verbal discussion of grant opportunity

VI. CONTINUING BUSINESS

- HNA Kickoff Update
- Town and County Updates - verbal
- SCHA Updates - verbal
- SCHA Financials
- SCHA Sales Tax Report

VII. OTHER BUSINESS

VIII. EXECUTIVE SESSION

An executive session pursuant to CRS 24-6-402(4)(b) for a conference with the SCHA attorney for the purposes of receiving legal advice on specific legal questions more specifically enforcement of a loan agreement.

IX. **ADJOURNMENT**

*Please note agendas are subject to change

Public Comments may be emailed to info@summithousing.us in advance of the meeting.

MEETING MINUTES

SUMMIT COMBINED HOUSING AUTHORITY

BOARD MEETING AGENDA

May 18, 2026

1:00pm – 3:00pm

SCHA Office – 331 W. Main Street, Frisco CO

I. CALL TO ORDER

- SCHA Board Chair, John Crone, called the meeting to order at 1:01

II. ROLL CALL AND INTRODUCTIONS

- Board Members and Alternates present:
  In person: Maddy Sielu, John Crone, Nathan Johnson, Tom Fisher, Katie Kent, Victor Sinadinoski, Lina Lesmes, Danelle Cook, Vicente Kemp Lobo, and Shannon Haynes
  Virtual: Karl Hanlon, Greg Camp, Brandon Howes and Dave Rossi
- SCHA Staff: Corrie Burr, Vickie Lewis, and Catherine Adair

III. PUBLIC COMMENTS

- None

IV. CONSENT AGENDA & MINUTES

- John Crone called for a motion to approve the May 18th agenda and the March 16th minutes. Tom Fisher called the motion, Nathan Johnson seconded. All approved the agenda and the minutes.

V. NEW BUSINESS

- Corrie Burr presented the Town Council / Board of County Commissioners DRAFT presentation for Board review. Corrie will be presenting to the BOCC on June 23rd and offered to come to town counsel meetings if the jurisdictions would like.
  - The following feedback was given by the Board:
    - Shannon Hayes – Regarding rental properties – specify what we are already doing and what we are working towards
    - Katie Kent – Add “Workforce” to housing
    - Victor Sinadinoski – Add a pie chart to the fund management slide
    - Lina Lesmes – 2026-2027 goals need to be specified as “new” goals. Make it jump out more
    - Corrie Burr – Change on AMI chart – update year to 2000 (from 1999)
    - Corrie Burr – New properties in Summit County, need to edit jurisdictions and add Larkspur Neighborhood

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        - Lina Lesmes – Add housing need assessments and timeframe on the requirements
        - Tom Fisher – Add 5(a) sales tax information
        - Victor Sinadinoski – Add explanation of HNA/Root Policy assessment. Explain why we are doing this and a timeline of history
- Introduced New Staff Member at SCHA – Catherine Adair
- Corrie Burr created a procedure around the AMI Update Review & Procedure Review.
    - There was a 9.6% increase from 2025.
    - Discussion regarding whether we want to continue using AMI to determine affordable pricing and what other options we can explore.
        - Shannon Hayes suggested researching what the negatives of going lower than 30% would be
        - Corrie will check with other communities that moved away from AMI and CHFA representatives to better explain how they determine these numbers. We will revisit in the next Board meeting.
- SRLF Fund only has 2 remining loans as of 5/18/2026, this replenishes every 4 months. Corrie Burr asked the Board members if they would like to put more money into the SLRF fund. The funds could be depleted before July.
    - Will be revisited in July Board meeting

VI. CONTINUING BUSINESS

- HNA update with Root Policy – Heidi wants to meet with the Board or representatives to answer specific jurisdiction questions.
    - The Board agreed to ask Heidi to meet with the Task Force during the next meeting in June.
- Town and County Updates – verbal

Town of Keystone – 6 acres for housing, plans are in process. Drew Nelson, the new Community Development Director, has started.

Town of Dillon – The theater site had their second open house last week. It will have 150 units, 20% would be deed restricted with AMI percentage to be determined. In process for 20 buydowns located in Dillon Valley and Keystone (partnering with Summit County). Only one buy down right now. Project in Dillon Valley has some wildlife concerns that need to be addressed before moving forward.

Town of Frisco – The Northwest Goldmen/Granite Park lawsuit has been settled. They are tearing down a building on Main Street. 602 Galina will be move in ready in the fall. 4 Ten Mile units: only have one tenant currently (who will have the option to purchase), close to listing. Mountain side unit – had a lot of trouble selling through Housing Helps and had to dramatically reduce the price. Nexis study for their attorney requirement to decide if they can legally require units or money. Students out of CU Denver are designing property on 8th & Pitkin.

Summit County – In the process of updating housing guidelines, looking into Fair Market rents. Working towards an expansion for Housing Helps that would be fully deed restricted. Days Inn lease is terminated, 23 out of the 52 units are still occupied, they are working with the property owner to stay. Alpine Inn has been leased for another year. Ophir Mountain remediation has been completed, and it is on the market. Soda Creek project will be a partnership with Habitat for Humanity. Wayside is still a work in progress to vacate the building before demolition.

Town of Silverthorne – Purchased the Silver Inn and have been working had to get it cleaned. Moving in could be from early to mid-June. 10 bedrooms for town services like police that will have a less than 30 day stay. This will be open to other jurisdictions if anyone is interested, reach out. 2 Housing Helps applications so far. They are working on the employee housing policy for jurisdiction-owned buildings. On May 28th, ToS and SCHA are teaming up to host a lunch and learn.

Town of Breckenridge – Housing Helps had 12 applications with 5 closings, one buy down. Runway lottery is closed, had huge turnout for the open house on April 29th. SCHA hosted 2 open houses for the lottery. The last unit in the Stables Neighborhood is closing soon.

- SCHA Updates – verbal

  HUD renewal on June 4th, Jesse has been hard at work. Vail has a new AI tool that reads deed restrictions and makes it easy to understand. Cost could be up to $200,000. Miller Flats wants us to run a lottery for the next 10 units. This is the first time a developer has reached out to us for a lottery. We will run this lottery after Runway phases 1.1 wraps up.

- SCHA Financials – January – March, 2026
  - Corrie has edits before presenting to the Board. Will be on the agenda for the next meeting.
- SCHA Sales Tax Report
  - In packet that was emailed out before the Board meeting. The state did not retain any of their net cost of collection in March. 2026 5A Sales Tax revenue is down from 2025 by $424,195 for the first quarter of the year.

VII. OTHER BUSINESS

*Please note agendas are subject to change

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VIII. **EXECUTIVE SESSION –** John Crone called for the motion to move into executive session and Nathan Johnson seconded. All approved to move into executive session. The Board moved into executive session at 2:47. *An executive session for a conference with the Summit Combined Housing Authority attorney pursuant to Colorado Revised Statue §24-6-402(4)(e) - Determining positions relative to matters that may be subject to negotiations, developing strategy for negotiations, and instructing negotiators related to the following matter: potential residential real estate purchase and Colorado Revised Statue §24-6-402(4)(f) - Personnel matters for which no employee who is the subject matter of the executive session has requested be in open session more specifically relating to the position of Assistant Director.*

The Board returned to regular session at 3:08pm. As a result of the executive session the Board provided the Executive Director with direction on staff changes and potential real estate negotiations.

IX. **ADJOURNMENT –** Tom Fisher motioned to adjourn, and John Crone seconded the motion. The meeting was adjourned at 3:09.

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SHARED EQUITY PROGRAM

HOME ACCESS US

Summit Combined Housing Authority

July 20, 2026

AGENDA

TEAM INTRODUCTION

INTRODUCTION TO HOME ACCESS US

SHARED EQUITY SUCCESS STORIES

SHARED EQUITY PATHWAYS

QUESTIONS

HOME ACCESS US

MEET THE TEAM

- SARAH GERBER – MANAGING DIRECTOR
- KATIE BRIGGS
- NATE ERICKSON

HOME ACCESS US

HELPING COMMUNITIES BECOME PLACES WHERE PEOPLE CAN LIVE—NOT JUST WORK.

HOME ACCESS US PARTNERS WITH MUNICIPALITIES TO DESIGN, IMPLEMENT, AND ADMINISTER TURNKEY SHARED EQUITY PROGRAMS THAT CREATE SUSTAINABLE PATHWAYS TO HOMEOWNERSHIP WHILE BUILDING LONG-TERM COMMUNITY WEALTH.

- SIMPLE FOR MUNICIPALITIES
  A FULLY MANAGED SHARED EQUITY PROGRAM WITHOUT THE NEED FOR ADDITIONAL STAFFING OR ADMINISTRATION.
- SUSTAINABLE BY DESIGN
  PUBLIC INVESTMENT BECOMES A LONG-TERM COMMUNITY ASSET, WITH EQUITY RECYCLED INTO FUTURE HOUSING OPPORTUNITIES RATHER THAN SPENT ONCE THROUGH TRADITIONAL GRANT FUNDING.
- FOCUSED ON HOMEOWNERSHIP
  HELPING LOCAL RESIDENTS BUILD EQUITY AND REMAIN IN THE COMMUNITIES WHERE THEY LIVE AND WORK.
- BUILT FOR GROWTH
  A FLEXIBLE PLATFORM THAT SUPPORTS EXISTING HOMES, NEW DEVELOPMENT, WORKFORCE HOUSING, SENIOR HOUSING, AND FUTURE PROGRAM EXPANSION.

HOME ACCESS US

HOME ACCESS US

- HOME ACCESS US PROVIDES PROGRAM ADMINISTRATION ON BEHALF OF THE MUNICIPALITY OVERSEEING THE ENTIRE PROJECT LIFECYCLE
- TURNKEY SOLUTION ELIMINATES THE NEED FOR DEDICATED INTERNAL STAFF OR RESOURCE ALLOCATION
- PROVIDES ONGOING STRATEGIC GUIDANCE TO SUPPORT PROGRAM GROWTH AND FUTURE EXPANSION
- FOCUS ON LENDING AND INDIVIDUAL, NOT PROPERTY

PROGRAM SUCCESS IN WESTERN AUSTRALIA

AUSTRALIA'S ONLY AFFORDABLE HOME OWNERSHIP PROGRAM NATIONWIDE

- RAN AT A STATE LEVEL IN WESTERN AUSTRALIA (NO LOCAL MUNICIPALITY HANDLES HOUSING)
- 1000 NEW HOMES BUILT FROM JAN-OCT 2025
- PASSED AS A NATIONAL PROGRAM IN NOVEMBER 2025
- A NATIONAL LENDER WAS CREATED TO SUPPORT PROGRAM
- DESIGNED FOR LOW INCOME, ON GOVERNMENT BENEFITS

HOME ACCESS US

SHARED EQUITY - IMPLEMENTATION PATHWAYS

1. EXISTING HOME PRESERVATION (similar to Housing Helps model)

PRESERVE EXISTING HOUSING STOCK BY INVESTING IN OCCUPIED MARKET-RATE HOMES THROUGH A SHARED EQUITY OWNERSHIP MODEL.

2. NEW CONSTRUCTION AND LAND DEVELOPMENT

DEVELOP NEW AFFORDABLE HOUSING BY LEVERAGING GOVERNMENT-OWNED LAND AS AN EQUITY CONTRIBUTION INSTEAD OF TRADITIONAL SUBSIDY.

PATHWAY 1 - EXISTING HOME PRESERVATION

1. HOMEOWNER APPLICATION

- VOLUNTARY ENROLLMENT THROUGH SCHA OR HOME ACCESS US

2. MUNICIPAL INVESTMENT

- A MINORITY OWNERSHIP IS PURCHASED (10-25+% OF MARKET RATE)
- STRUCTURED AS TENANT IN COMMON, NOT A LIEN OR DEED RESTRICTION

3. LONG-TERM/FLEXIBLE WORKFORCE HOUSING PRESERVATION

- HOMES REMAINS IN SUMMIT COUNTY'S ATTAINABLE HOUSING INVENTORY THROUGH OCCUPANCY REQUIREMENTS
- HOME ACCESS US ADMINISTERS COMPLIANCE AND FUTURE TRANSACTIONS
- HOMES CAN BE CYCLED THROUGH MINIMIZING DEFERRED MAINTENANCE

4. RESALE AND INVESTMENT

- APPRECIATION IS SHARED THROUGH OWNERSHIP PERCENTAGE
- REDUCES COMMUNITY NEED FOR AFFORDABLE HOUSING
- EQUITY REINVESTED INTO ADDITIONAL HOUSING
- SCHA FIRST RIGHT OF REFUSAL

HOME ACCESS US

PATHWAY 2 - NEW CONSTRUCTION AND LAND DEVELOPMENT

1. IDENTIFY OPPORTUNITY SITES

- COLLABORATE WITH HOME ACCESS US TO HELP IDENTIFY DEVELOPMENT SITES AND ASSIST WITH FEASIBILITY ANALYSIS

2. LAND AS EQUITY CONTRIBUTION

- LANDOWNER LEVERAGES THE ASSESS VALUE OF THEIR LAND AS THE EQUITY CONTRIBUTION
- ADDITIONAL EQUITY CAN BE CONTRIBUTED THROUGH TAP, ENTITLEMENT AND PLANNING FEES

3. RFP PERIOD

- MUNICIPALITY ISSUES RFP (INDEPENDENT OF HOME ACCESS)
- PUBLIC PRIVATE PARNTERSHIP SELECTION

4. MINIMIZE GRANT FUNDING

- COMBINE LAND VALUE WITH PUBLIC/PRIVATE EQUITY OR TRADITIONAL LENDING FOR CONSTRUCTION

DEVELOPMENT DOES NOT RELY ON GRANT FUNDING SAVING TIME AND RESOURCES

HOME ACCESS US

PATHWAY 2 - NEW CONSTRUCTION AND LAND DEVELOPMENT

5. HOMEBUYER QUALIFICATION & EDUCATION

- QUALIFIED BUYERS ARE APPROVED BASED ON INCOME, FINANCING CAPACTIY AND PROGRAM REQUIREMENTS THROUGH BORROWER CENTRIC UNDERWRITING PROCESS

6. SHARED EQUITY OWNERSHIP

- BUYER 80%; MUNICIPALITY 20%

<u>NO DEED RESTRICTION IS NEEDED TO PRESERVE AFFORDABLITY</u>

PERCENTAGES CAN BE ADJUST PENDING COMMUNITY NEEDS AND ADJUSTED PRICE POINTS

7. RFP PERIOD

- MUNICIPALITY ISSUES RFP (INDEPENDENT OF HOME ACCESS)
- PUBLIC PRIVATE PARNTERSHIP SELECTION

WHAT SHARED EQUITY CAN DELIVER

SHARED EQUITY CREATES A SELF-SUSTAINING HOUSING PLATFORM THAT ENABLES MUNICIPALITIES TO CONTINUALLY INVEST IN THE HOUSING NEEDS THAT MATTER MOST TO THEIR COMMUNITY.

WORKFORCE HOUSING
Helping local employees live where they work.

ATTAINABLE HOUSING
Assisting middle-income households who earn too much for traditional affordable housing.

SENIOR HOUSING
Enabling older residents to downsize while remaining in their community.

INTERIM HOUSING
Providing temporary housing solutions during periods of housing instability.

ESSENTIAL WORKER HOUSING
Supporting teachers, healthcare workers, first responders, municipal employees etc

EMPLOYER-ASSISTED HOUSING
Partnering with local businesses to attract and retain staff.

FIRST TIME BUYERS
Creating an affordable pathway into homeownership.

COMMUNITY REVITALIZATION
Preserving existing homes while encouraging strategic redevelopment.

MUNICIPAL BENEFITS THROUGH SHARED EQUITY

SELF-SUSTAINING HOUSING INVESTMENT

Create a revolving housing fund that reduces long-term reliance on grants.

COMMUNITY & MUNICIPAL WEALTH CREATION

Build long-term wealth for both the municipality and local residents while strengthening the local economy.

PRESERVING EXISTING HOUSING STOCK

Encourage homeowners to maintain and improve their homes, reducing deferred maintenance and protecting neighborhood quality.

REDUCING HOUSING DEMAND

Expand sustainable homeownership and reduce long-term demand for publicly subsidized housing.

STRENGTHENS LOCAL WORKFORCE

Help employers attract and retain teachers, healthcare workers, first responders, municipal employees, hospitality workers, and local trades by creating realistic pathways to homeownership.

CREATES STRONGER COMMUNITIES

Increase permanent residency, support local businesses, and reduce the gap between permanent residents and vacation-home ownership.

GROWING MUNICIPAL EQUITY

Build an appreciating municipal equity portfolio that can be leveraged to support future housing and community investment.

STRATEGIC CONTROL

Retain long-term influence through shared ownership and first right of refusal on future resales.

HOME ACCESS US PROCESS

CREATION OF PILOT PROGRAM

- CUSTOMIZE THE SHARED EQUITY PROGRAM FRAMEWORK TO MEET THE UNIQUE HOUSING NEEDS AND OBJECTIVES OF EACH MUNICIPALITY.

  ENGAGEMENT FEE TAILORED TO THE SCOPE OF SERVICES AND IMPLEMENTATION REQUIREMENTS.

IMPLEMENTATION OF PROGRAM

- DELIVER THE SHARED EQUITY PILOT PROGRAM IN PARTNERSHIP WITH THE MUNICIPALITY

  IMPLEMENTATION FEE BASED ON PROGRAM SIZE AND COMPLEXITY

MAINTENANCE OF PROGRAM

- PROVIDE ONGOING PROGRAM ADMINISTRATION, COMPLIANCE, AND STRATEGIC SUPPORT TO ENSURE THE LONG-TERM SUCCESS OF THE SHARED EQUITY PROGRAM.

  ANNUAL ADMINISTRATION FEE PLUS A TRANSACTION-BASED ADMINISTRATION FEE ON FUTURE PROPERTY RESALES

HOME ACCESS US

QUESTIONS?

THANK YOU

	A	B	C	D	E	F	O
1	**2026 Sales Tax Distribution**						
2			JANUARY	FEBRUARY	MARCH	APRIL	**TOTAL**
3			1st	2nd	3rd	4th	
4	Sales Tax Revenue		1,462,404.87	1,782,942.96	1,676,957.24	801,071.32	6,470,315.98
5	Net Cost of Collection		11,334.16	1,391.58	0.00	3,715.58	24,613.52
6	% cost of collection		0.7750%	0.0780%	0.0000%	0.4638%	0.3804%
7							
8	**Net Revenue (2 months in arrea**		**1,451,070.71**	**1,781,551.38**	**1,676,957.24**	**797,355.74**	**6,445,702.46**
9	*Date Received*		*3/9/2026*	*4/8/2026*	*5/8/2026*	*6/8/2026*	
10	**Revenues after collection costs**						
11	0.600% MHA Tax		202,838.36	279,446.49	196,762.07	108,028.71	787,075.63
12	0.125% MHA Tax		44,412.86	58,199.53	41,095.04	22,664.18	166,371.61
13	Share of Collection Costs		(1,916.29)	(263.53)	0.00	(606.19)	(2,786.00)
14	SUMMIT COUNTY		245,334.93	337,382.49	237,857.11	130,086.70	950,661.24
15	0.600% MHA Tax		505,284.57	594,356.87	562,615.86	216,448.02	1,878,705.33
16	0.125% MHA Tax		105,481.41	129,049.87	117,845.44	45,160.07	397,536.78
17	Share of Collection Costs		(4,733.65)	(564.62)	0.00	(1,213.41)	(6,511.68)
18	TOWN OF BRECKENRIDGE		606,032.33	722,842.12	680,461.30	260,394.68	2,269,730.43
19	0.600% MHA Tax		70,274.64	77,411.30	89,549.09	48,733.94	285,968.98
20	0.125% MHA Tax		14,725.92	16,212.01	18,688.46	10,283.82	59,910.20
21	Share of Collection Costs		(658.78)	(73.07)	0.00	(273.74)	(1,005.60)
22	TOWN OF DILLON		84,341.78	93,550.24	108,237.55	58,744.02	344,873.58
23	0.600% MHA Tax		133,935.70	165,279.25	166,401.81	100,918.91	566,535.67
24	0.125% MHA Tax		27,879.48	34,827.66	34,777.30	22,323.95	119,808.39
25	Share of Collection Costs		(1,254.13)	(156.18)	0.00	(571.63)	(1,981.94)
26	TOWN OF FRISCO		160,561.05	199,950.73	201,179.11	122,671.23	684,362.12
27	0.600% MHA Tax		175,553.46	180,209.71	216,143.45	153,590.48	725,497.11
28	0.125% MHA Tax		36,286.34	37,643.69	45,116.97	32,087.52	151,134.51
29	Share of Collection Costs		(1,641.83)	(170.03)	0.00	(861.22)	(2,673.09)
30	TOWN OF SILVERTHORNE		210,197.97	217,683.37	261,260.42	184,816.78	873,958.53
31	0.600% MHA Tax		802.83	518.36	642.64	455.41	2,419.24
32	0.125% MHA Tax		167.26	107.99	134.90	94.88	505.03
33	Share of Collection Costs		(7.52)	(0.49)	0.00	(2.55)	(10.56)
34	TOWN OF MONTEZUMA		962.57	625.86	777.54	547.74	2,913.71
35	0.600% MHA Tax		13,786.20	13,556.22	10,345.91	6,216.64	43,904.97
36	0.125% MHA Tax		2,872.44	2,824.21	2,158.39	1,295.46	9,150.50
37	Share of Collection Costs		(129.11)	(12.78)	0.00	(34.84)	(176.74)
38	BLUE RIVER		16,529.53	16,367.65	12,504.30	7,477.26	52,878.73
39	0.600% MHA Tax		105,588.24	159,887.30	144,447.85	26,334.23	436,257.62
40	0.125% MHA Tax		22,515.16	33,412.50	30,232.06	6,435.10	92,594.82
41	Share of Collection Costs		(992.85)	(150.87)	0.00	(151.99)	(1,295.71)
42	TOWN OF KEYSTONE		127,110.55	193,148.93	174,679.91	32,617.34	527,556.73
43	**TOTAL**		**1,451,070.71**	**1,781,551.38**	**1,676,957.24**	**797,355.74**	**5,706,935.07**
44	**Housing Authority Share**						
45							
46	SUMMIT COUNTY		14,847	14,847	14,847	14,847	178,161.00
48	TOWN OF BRECKENRIDGE		34,333	34,333	34,333	34,333	411,998.00
50	TOWN OF DILLON		6,496	6,496	6,496	6,496	77,946.00
52	TOWN OF FRISCO		12,063	12,063	12,063	12,063	144,756.00
54	TOWN OF SILVERTHORNE		17,631	17,631	17,631	17,631	211,567.00
56	MONTEZUMA		0	0	0	0	0.00
58	Keystone		7,423	7,423	7,423	7,423	89,081.00
60	BLUE RIVER		16,530	16,368	12,504	7,477	52,878.73
62	**TOTAL**		**109,321.95**	**109,160.06**	**105,296.72**	**100,269.67**	**424,048.40**
63							
64	**Jurisdiction Share**		1,341,748.76	1,672,391.32	1,571,660.52	697,086.07	5,282,886.67
65							
66	SUMMIT COUNTY		230,488.18	322,535.74	223,010.36	115,239.95	891,274.24
67							
68	TOWN OF BRECKENRIDGE		571,699.16	688,508.96	646,128.13	226,061.52	2,132,397.77
69							
70	TOWN OF DILLON		77,846.28	87,054.74	101,742.05	52,248.52	318,891.58
71							
72	TOWN OF FRISCO		148,498.05	187,887.73	189,116.11	110,608.23	636,110.12
73							
74	TOWN OF SILVERTHORNE		192,567.38	200,052.78	243,629.84	167,186.19	803,436.20
75							
76	MONTEZUMA		962.57	625.86	777.54	547.74	2,913.71
77							
78	Keystone		119,687.14	185,725.51	167,256.49	25,193.92	497,863.06
79							
80	BLUE RIVER			0.00	0.00	0.00	
81							
82	**TOTAL ACH**		**1,341,748.76**	**1,672,391.32**	**1,571,660.52**	**697,086.07**	**5,282,886.67**
83							
84	**Grand Total**		**1,451,070.71**	**1,781,551.38**	**1,676,957.24**	**797,355.74**	**5,706,935.07**
94	**Notes: State of Co did not retain fees for December 2025. They will be assessed in January 2026 reporting**						
95	**Notes: State of Co did not retain fees for March 2026.**						