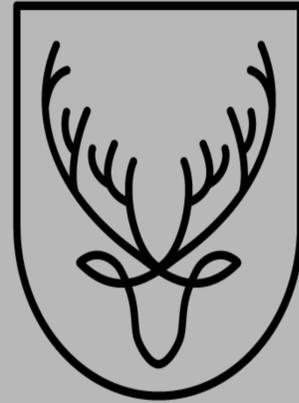
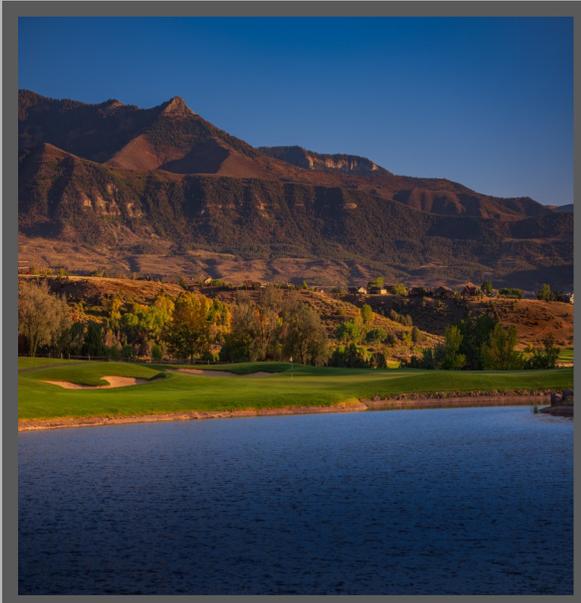


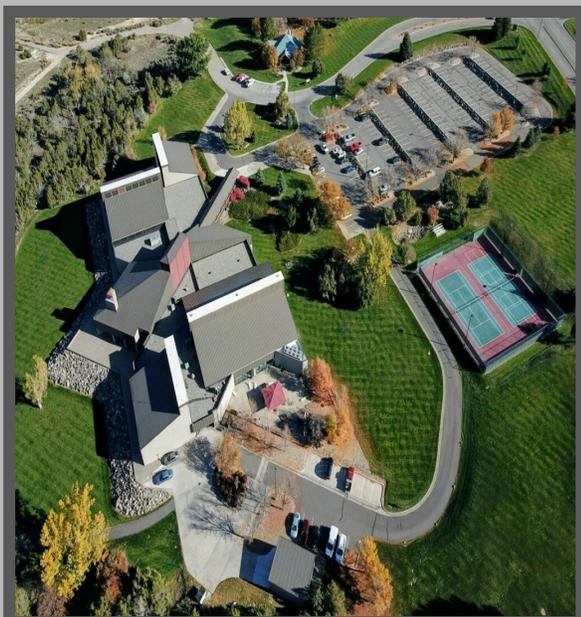
**2025
ANNUAL REPORT**



**PARACHUTE
BATTLEMENT MESA
PARK AND RECREATION DISTRICT**



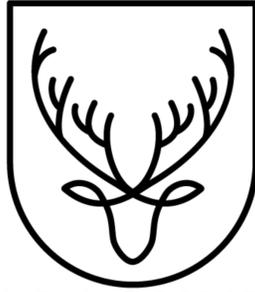
**GRAND VALLEY RECREATION CENTER
(970) 285-9480
www.pbmprd.org**



**BATTLEMENT MESA GOLF CLUB
(970) 285-7274
www.BattlementMesaGolf.com**

**CALLAHAN'S RESTURANT
(970) 285-5786
www.BattlementMesaGolf.com**

**PARKS AND TRAILS
pbmprd.org**



PARACHUTE
BATLEMENT MESA
PARK AND RECREATION DISTRICT

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**BOARD
OF
DIRECTORS**



Wendell Goad

Vice President



Amber Palcer

President



Anne Kellerby

Asst. Vice President



Vincent Tomasulo

Treasurer



Shandice Churchill

Secretary

**Facility
Directors**



Doug Choate
District Manager

Contact Information
dchoate@pbmprd.org



Mary Ochs
Director
Of Golf

Contact Information
mochs@pbmprd.org
Battlement Mesa Golf Club
3930 N. Battlement Pkwy
Battlement Mesa, CO



Steve Matzl
Director
Recreation Center
&
Programs

Contact Information
smatzl@pbmprd.org
Grand Valley Rec Center
398 Arroyo Drive
Battlement Mesa, CO

The District is managed by Doug Choate. Mr. Choate reports to the Board of Directors.

**Facility
Directors**



Rachel Miles

Director
Food &
Beverage

Contact Information

rmiles@pbmprd.org

Callahan's Restaurant

3930 N. Battlement Pkwy

Battlement Mesa, CO



Ken Overmyer

Director
Parks
&
Trails

Contact Information

kovermyer@pbmprd.org

Battlement Mesa Golf Club

3930 N. Battlement Pkwy

Battlement Mesa, CO



Ashley Rothe

Director
Golf Course
&
Maintenance

Contact Information

arothe@pbmprd.org

Battlement Mesa Golf Club

3930 N. Battlement Pkwy

Battlement Mesa, CO

ORGANIZATIONAL CHART



TAXPAYERS / CUSTOMERS

PARACHUTE and BATTLEMENT MESA



BOARD OF DIRECTORS

Shandice Churchill	Wendell Goad	Amber Palcer	Anne Kellerby	Vincent Tomasulo
Secretary	Vice President	President	Asst. VP	Treasurer



DISTRICT MANAGER

Doug Choate



FACILITY DIRECTORS

Mary Ochs	Steve Matzl	Rachel Miles	Ashley Rothe	Ken Overmyer
Golf Course	Rec Center	Callahan's	Golf Maintenance	Parks & Trails

Facilities and Programs



GRAND VALLEY
RECREATION CENTER

Grand Valley Recreation Center

2025 Rates

Now Includes Fitness Classes

ANNUAL

MONTHLY

PASSES

	In-District	Out of District	In-District	Out of District	Day Pass	Punch Pass
Adult	\$300	\$400	\$30	\$40	\$15	\$75
Youth	\$220	\$290	\$22	\$29	\$10	\$60
Adult Dual	\$540	\$710	\$54	\$71		
Family of Four	\$880	\$1100	\$88	\$110		

Programs & Activities

Volleyball / Wrestling / Basketball / Baseball / Softball / Swim Lessons / Summer Camps / Dance / Tumbling / Running Club / 5k Road Races / Craft Fair / Dodge Ball / Laser Tag

ACTIVITIES



GRAND VALLEY
RECREATION CENTER

In addition to organized sports, the Grand Valley Rec Center's events includes everyone from children to adults.



Skate Party



Foam Party



Boxing



Bingo



Cheer



Bronco Party



5K Buck Fever



Pickleball Tournament



Easter Egg Hunt

CAPITAL IMPROVEMENTS



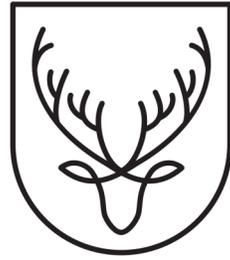
GRAND VALLEY
RECREATION CENTER

Capital Projects and Improvements 2025

Sauna Remodel (FMLD Grant)
Striped Parking Lot (FMLD Grant)
Raised Parking Lot Curbs
Crack Fill and Stripe Pickle / Tennis Courts
New Exercise Equipment
New Domestic Hot Water Heat Exchangers
New Hot Tub Heat Exchanger
New Pool Filter and Chlorinator (FMLD Grant)
New Computers– Previously Windows 7
Furniture & Office Equipment
Interior High Painting Including Gym

Capital Projects and Improvements 2026

Exterior Block Resurface • Exterior Paint • HVAC and Domestic Hot Water Engineering for Future Replacement • Lexan Install Down Gym Hallway for Fall Protection • Crack Fill and Stripe Pickle -Tennis Courts • New Exercise Equipment • Boiler Heat Loop Valve Replacement • Hot Tub Replacement • ADA Lift from Balcony



BATLEMENT MESA
GOLF CLUB



HOLE 2



HOLE 3

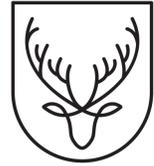


HOLE 5



HOLE 17

MEMBERSHIPS



BATTLEMENT MESA
GOLF CLUB

Gold -\$2,000	Gold Couple - \$3,700 Spouse or significant other residing in same home	Unlimited golf with Cart Included
Silver \$1,500 Walking Silver \$1,800 Includes Trail Fee	Silver Couple - \$3,400 Spouse or significant other residing in same home	Unlimited golf with trail fee
Family Pass \$800	Ten 18-Hole green fees Transferable to family members Limited to 4 –18 rounds per day	Cart included
Friends and Family Pass \$1,500	Twenty 18 –hole green fees Limited to 4 –18 rounds per day Fully transferable	Cart included
Junior Unlimited \$300	Age 17 and under ID Required upon purchase	Cart not included

Range Pass \$450

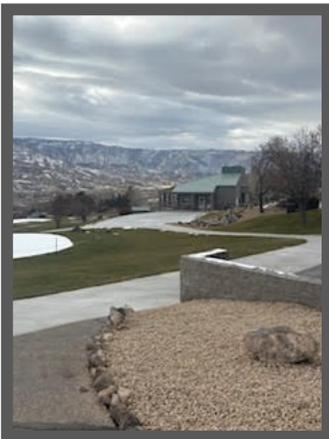
- ◆ One large bucket of balls daily—nontransferable
- ◆ Range cards are available for any incremental purchase of your choice
- ◆ Memberships are not valid for tournament entry fees and are non-refundable



BATTLEMENT MESA
GOLF CLUB

CAPITAL IMPROVEMENTS 2025

- New beverage cart
- 2 New carryalls
- 2 New electric carts
- Walk-in cooler
- 3 New dry storage areas for restaurant
- Gutters were replaced above the pro shop entrance and main entrance doors
 - New fascia and gutters were installed above the cart barn
 - New logo signs for the pro shop and restaurant
- ◆ New alarm systems were installed in the maintenance building, pro shop, and restaurant
- New cart paths around practice facilities, and clubhouse
- New aeration system was installed in number 18 pond



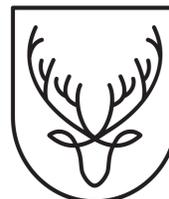
Cart Path

CAPITAL IMPROVEMENTS 2026

- Cart paths: 1-9, around Restaurant, down to tunnel
- Finish renovating fairway bunkers
 - Add 6 golf carts to fleet
 - Level tee boxes
- New groundsmaster 4500 mower
- New outdoor event structure
- Remodel of existing patio



Logo



BATTLEMENT MESA
GOLF CLUB

Callahan's Restaurant

The year 2025 represents a period of substantial progress and achievement for the restaurant. Key operational improvements have been implemented, including the successful transition of back-of-house management and the refinement of staffing strategies to establish a highly capable team across both front and back of house operations. Food cost controls have been optimized, and initial challenges encountered earlier in the year were effectively addressed through strategic adaptability and operational resilience.

The organization has demonstrated a strong capacity to pivot and strengthen processes, ensuring stability and efficiency. While occasional challenges are inherent to the industry, the team has consistently exhibited confidence and competence in navigating and overcoming obstacles. The District's decision to assume operational responsibility has proven to be a highly positive development.

Financial performance continues on an upward trajectory, supported by disciplined management and continuous improvement initiatives. Each operational experience contributes to organizational learning and long-term growth. The team remains fully committed to ensuring the restaurant not only sustains its success but evolves into a cornerstone of the community for years to come.



Back by Popular Demand





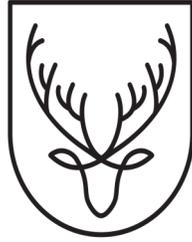
PROJECTED CAPITAL IMPROVEMENTS 2026

Renovation Project

The renovation plan includes enclosing the existing patio and installing a permanent cover over the currently uncovered section. This enhancement will allow for the placement of tables and chairs, creating an all-weather seating area that improves guest comfort and usability throughout the year. Additionally, the project incorporates improved accessibility to the restaurant through the installation of a new door and stairs connecting the patio to the lower structure, ensuring seamless entry and exit for patrons.

Outdoor Structure Rebuild – Event Space Enhancement

The project involves the reconstruction of the outdoor structure to create a versatile large-event area. A durable concrete slab will serve as the foundation, providing stability and long-term functionality. The design includes the capability to enclose the space, ensuring adaptability for various weather conditions. This enhanced venue will accommodate major activities such as large tournaments, weddings, and other significant events, offering a premium experience for guests and expanding the facility's event-hosting capabilities.



Master Plan of Sunset Park and Monument Gulch 2025 & 2026

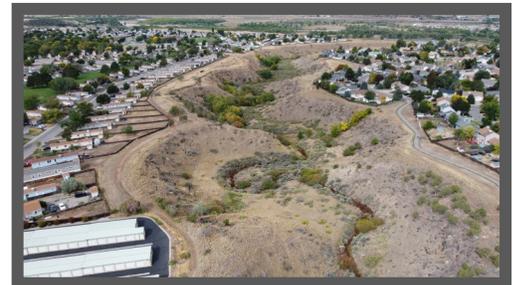
- (GCFMLD Grant) Shade Structure
 - Battlement Parkway Trail
2026 GCFMLD Grant
- Upgrade Sprinkler Clock at Callahan Ballfield 2026
- New Storage Containers at Callahan Ballfield 2026

Sunset Park



Shade Structure

Monument Gulch



FINANCIALS



	<u>2025</u>	<u>% of Total</u>	<u>2024</u>	<u>Difference</u>
INCOME:				
Non-Operating Income (Taxes)	\$ 2,550,563	48.36%	\$ 4,022,124	\$ (1,471,561)
Golf Club, Restaurant & Parks Income	\$ 1,929,756	36.59%	\$ 1,385,403	\$ 544,353
Programs Income	\$ 56,101	1.06%	\$ 62,400	\$ (6,299)
RecCenter Income	\$ 374,733	7.11%	\$ 433,326	\$ (58,593)
Total Operating Income:	\$ 2,360,590	44.76%	\$ 1,881,129	\$ 479,461
Miscellaneous Income (Grants, CTF, ETC)	\$ 363,058	6.88%	\$ 589,974	\$ (226,916)
Total Income	\$ 5,274,211	100.00%	\$ 6,493,227	\$ (1,219,016)
EXPENSE:				
General & Administrative Expenses:	\$ 511,860	12.11%	\$ 455,362	\$ 56,498
Cost of Goods Sold	\$ 468,923	11.09%	\$ 335,060	\$ 133,863
Golf Course, Club, Restaurant & Parks Expense	\$ 484,510	11.46%	\$ 610,189	\$ (125,679)
Programs & Recreation Center Expense	\$ 454,252	10.74%	\$ 591,407	\$ (137,155)
Wages, Benefits & Payroll Taxes	\$ 2,308,655	54.60%	\$ 2,148,581	\$ 160,074
Total Expense:	\$ 4,228,200	100.00%	\$ 4,140,599	\$ 87,601
NET INCOME	\$ 1,046,011	19.83%	\$ 2,352,628	\$ (1,306,617)
Capital Expense	\$ 796,513	15.10%	\$ 3,210,526	\$ (2,414,013)
NET AFTER CAPITAL	\$ 249,498	4.73%	\$ (857,898)	\$ 1,107,396

Notes to Financial Information:

This 2025 financial information is provided prior to the 2025 audit.

Most notably, 2025 has a profit of \$249,498 before adjustments to capitalize capital improvements versus 2024 loss of \$857,898 before adjustments to capitalize improvements which reduced reserves built in 2023.

Property Tax Income has decreased over three years beginning with 2023 and ending with 2025. 2023 was the highest year, and 2024 and 2025 respectively have reductions of over 60% each year. Each year represented is disbursed in the following year:

FINANCIALS



PARACHUTE
BATTLEMENT MESA
PARK AND RECREATION DISTRICT

Parachute Battlement Mesa Parks & Recreation District Property for Tax Calculations 2026 Receipts

Type	2025 Valuation	2025 Tax	2024 Valuation	2024 Tax	2023 Valuation	2023 Tax
Vacant	8,157,830	\$ 32,631.32	7,928,380	\$ 31,713.52	7,951,270	\$ 31,805.08
Residential	46,366,090	\$ 185,464.36	36,563,660	\$ 146,254.64	41,372,580	\$ 165,490.32
Multi Fam	2,319,690	\$ 9,278.76	2,320,330	\$ 9,281.32	2,365,690	\$ 9,462.76
Commercial	27,275,050	\$ 109,100.20	27,094,920	\$ 108,379.68	21,080,820	\$ 84,323.28
Renewable Energy	31,980	\$ 127.92	34,290	\$ 137.16	36,500	\$ 146.00
Industrial	4,470,380	\$ 17,881.52	4,540,160	\$ 18,160.64	4,735,700	\$ 18,942.80
AG	216,840	\$ 867.36	255,750	\$ 1,023.00	248,020	\$ 992.08
Nat Resources	540	\$ 2.16	9,460	\$ 37.84	27,160	\$ 108.64
Oil & Gas	290,108,160	\$ 1,160,432.64	479,069,400	\$ 1,916,277.60	853,605,720	\$ 3,414,422.88
State Assessed	12,949,630	\$ 51,798.52	12,725,440	\$ 50,901.76	12,300,350	\$ 49,201.40
Total	391,896,190	\$ 1,567,584.76	570,541,790	\$ 2,282,167.16	943,723,810	\$ 3,774,895.24
Property Taxes Trend with lower Oil & Gas		-60.56%		-56.12%		
Total change in % of Property Taxes Collected		-68.69%		-60.46%		

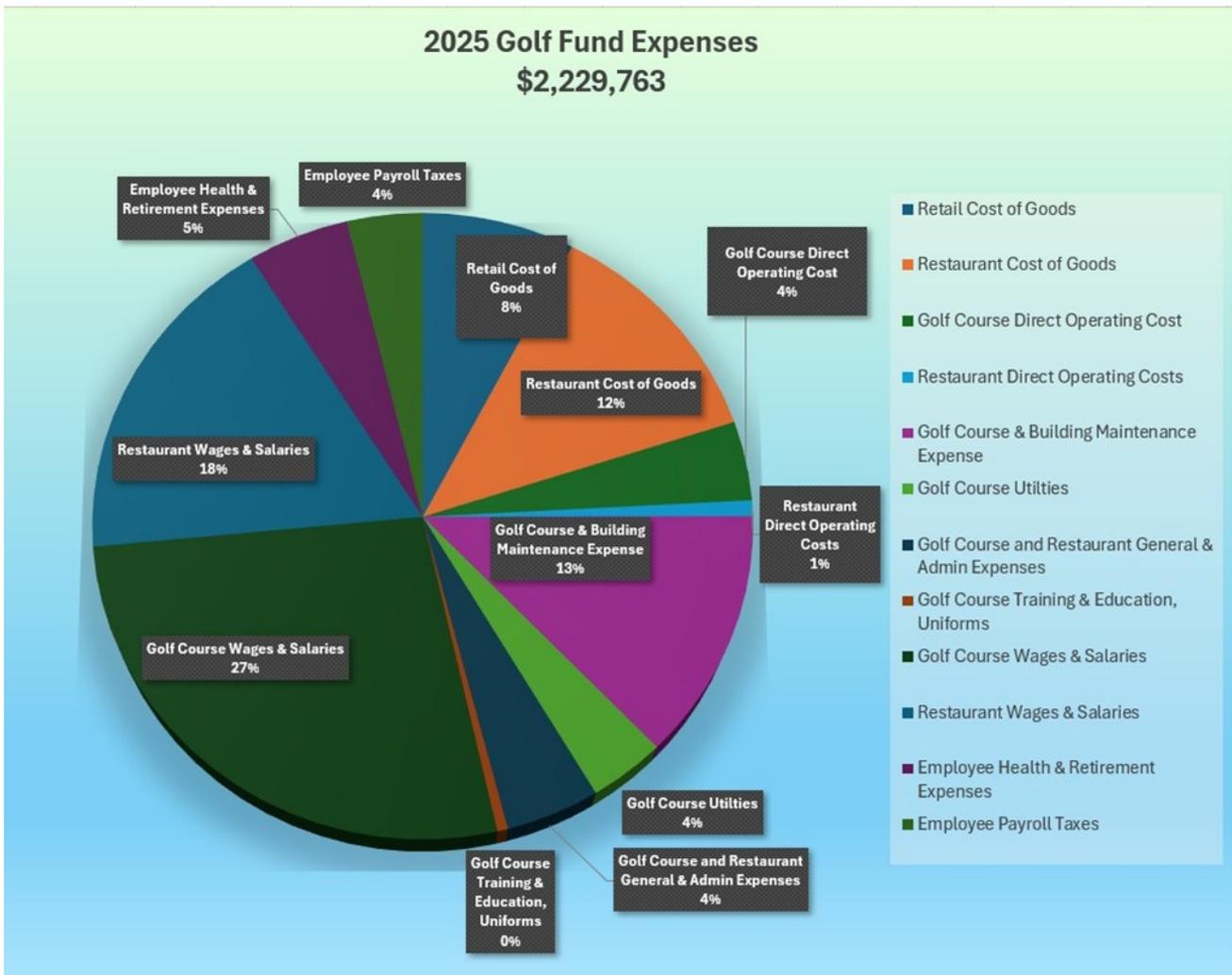
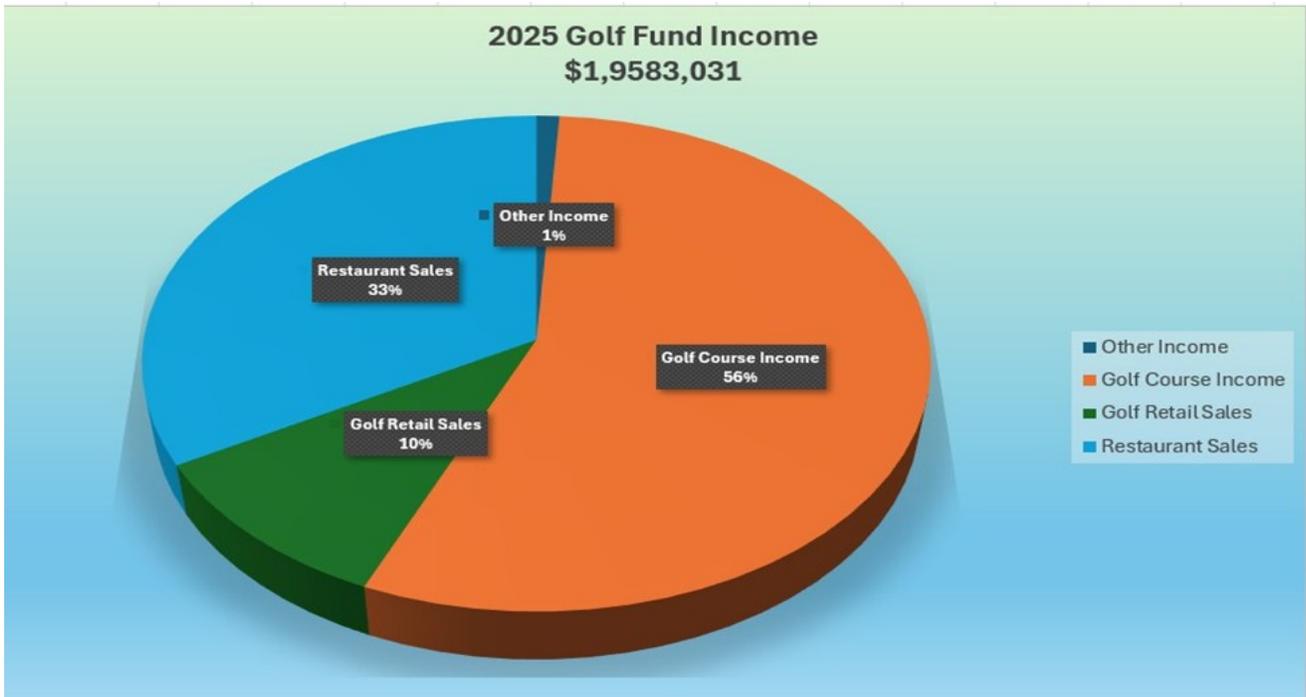
The District performed required capital improvements to replace aging infrastructures, buildings, and equipment. Over the last three years the following was spent to replace or make life extending repairs to the following areas:

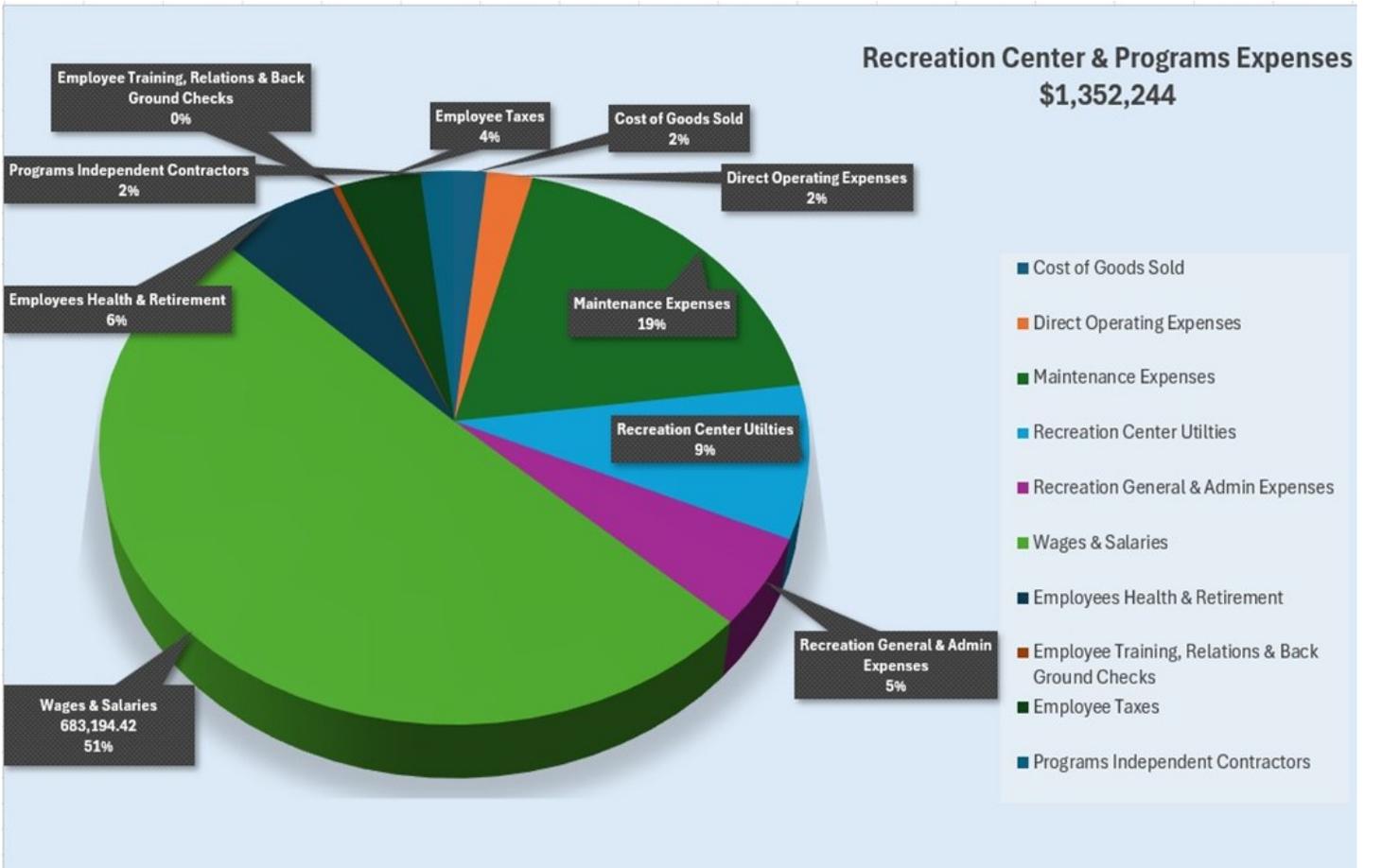
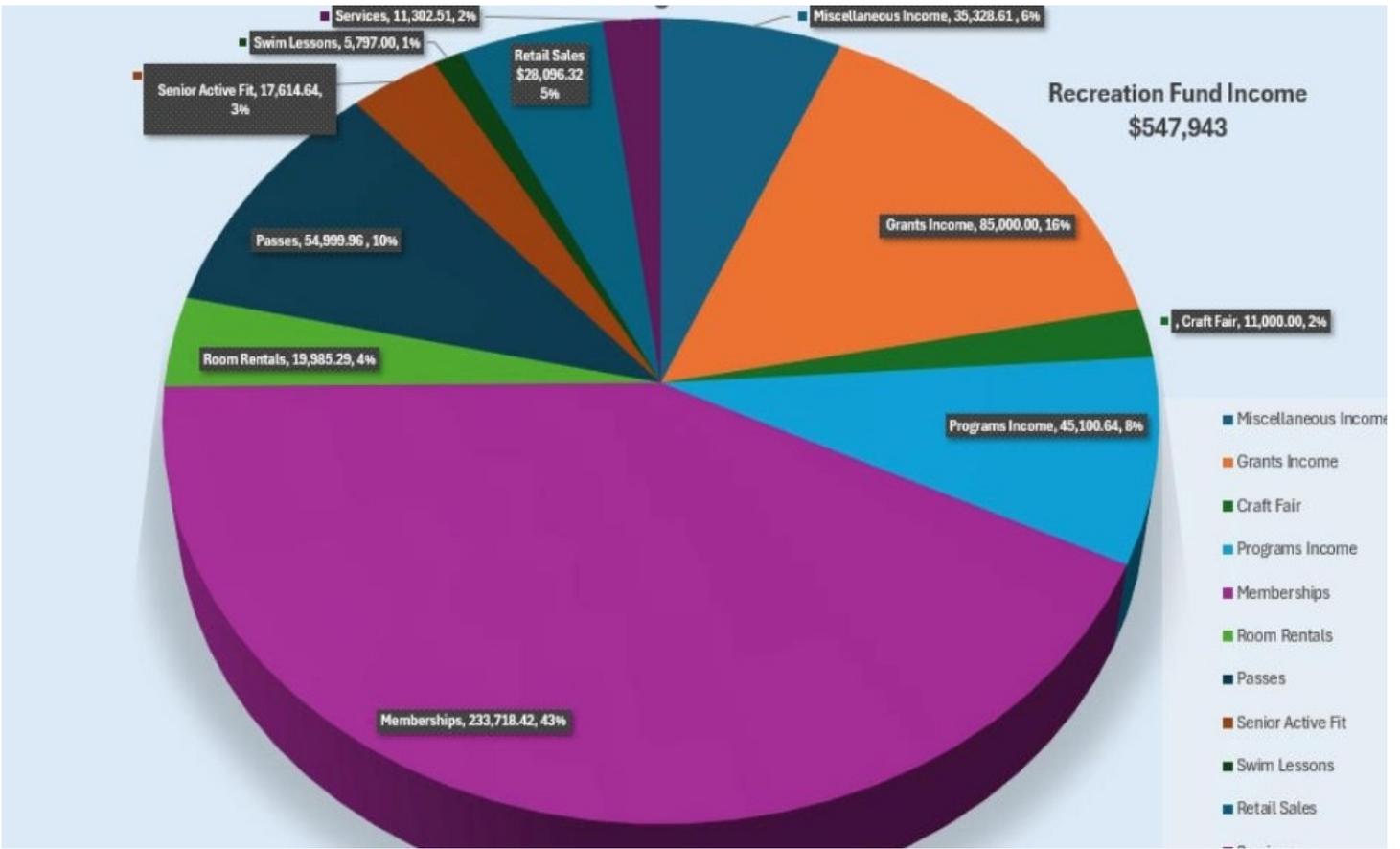
Capital Improvements	2025	2024	2023
Butler Building Purchase		\$ 405,880.00	
Accounting Software Development	\$ 19,257.00		
Master Plan	\$ 63,842.00	\$ 112,926.00	
Golf Course & Restaurant	\$ -		\$ -
Golf Club Building	\$ 95,684.00	\$ 1,259,918.00	\$ 77,785.00
Cart Paths	\$ 131,544.00	\$ 51,416.00	\$ 74,932.00
Carts	\$ 67,448.00	\$ 19,628.00	\$ 397,341.00
Golf Maintenance Equipment	\$ 11,483.00	\$ 228,416.00	\$ 19,658.00
Irrigation Systems & Pumps	\$ 8,620.00	\$ 42,410.00	\$ -
Ponds	\$ 16,509.00	\$ 15,891.00	\$ -
Tent Event Center	\$ 2,000.00	\$ 1,000.00	\$ -
Parks			
Sunset Park (Dog)	\$ 40,104.00		
Ball Fields	\$ 9,798.00	\$ 35,000.00	\$ 61,000.00
Community Park	\$ 40,050.00		\$ 9,666.00
Monument Gulch	\$ 8,768.00		
Golf Course Fencing	\$ 7,987.00		
Parks Grooming Equipment	\$ 64,555.00		
Trails	\$ 30,068.00	\$ 1,258.00	\$ -
Recreation Center			
Pool	\$ 92,347.00	\$ 27,611.00	
Building	\$ 38,159.00	\$ 220,262.50	\$ 808,160.00
Recreation Equipment	\$ 34,327.00	\$ 38,299.00	\$ 45,650.00
Tennis & Pickle Ball Courts	\$ 13,965.00	\$ 5,076.00	\$ 9,400.00
Irrigation Systems	\$ -	\$ -	\$ 36,156.00
Water Transfer	\$ -		\$ 13,308.00
	\$ 796,515.00	\$ 2,464,991.50	\$ 1,553,056.00

2024 was the highest year for capital improvements due to higher property tax receipts. The majority of the District's income from property taxes is received typically in the month of April and June of each year.



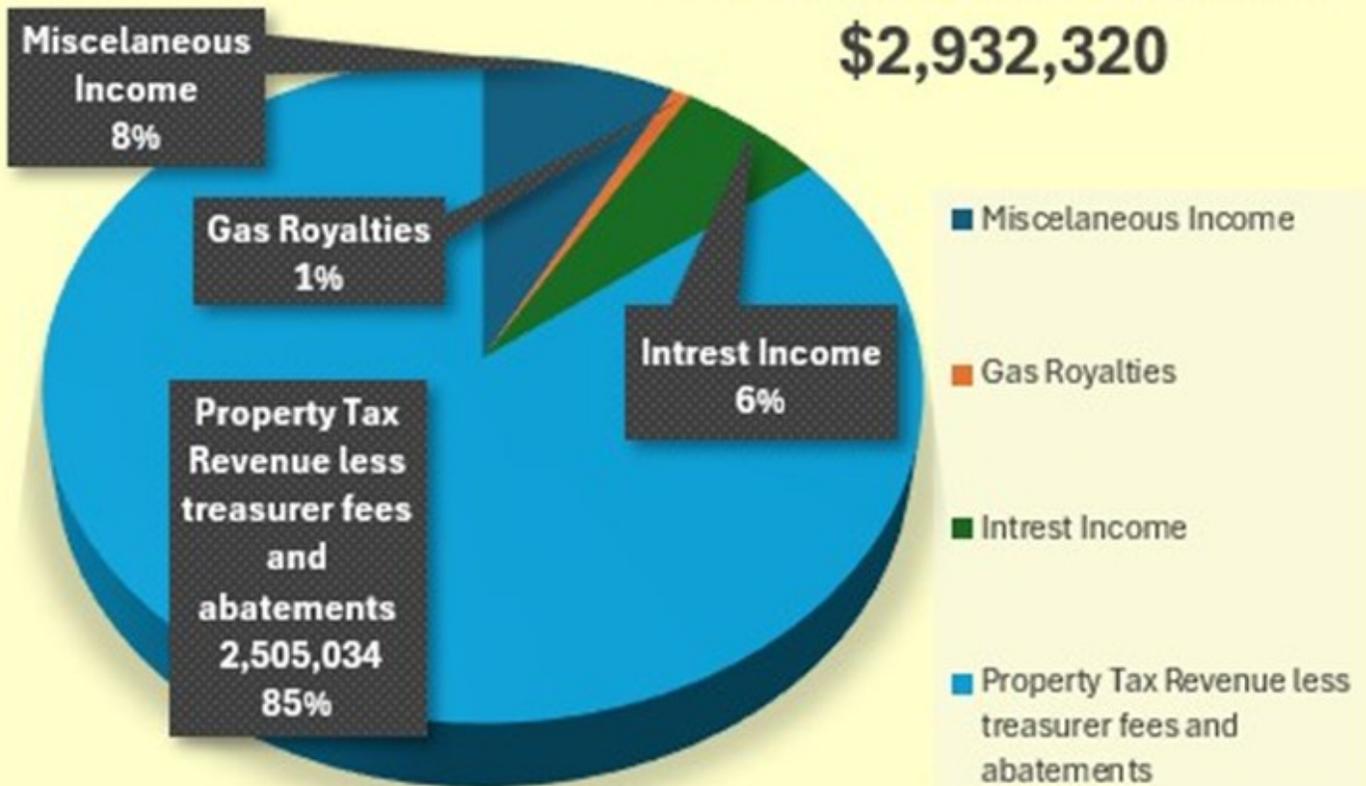
Income and expense percentages by fund (excluding capital expenses):





General Fund Revenues

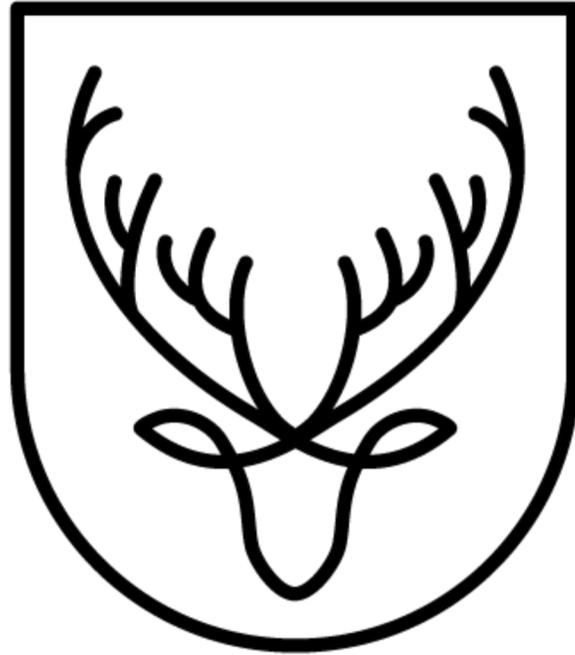
\$2,932,320



Enterprise Funds are business type activities. The District’s Enterprise funds are the Golf & Park Fund and the Recreation and Programs Fund. These funds Revenues are increasing through thoughtful strategies to increase usage of all facilities. Part of this is from improving facilities through replacing aged buildings and systems. 2024 was the highest year for capital outlays, renewing the facilities at both the Battlement Mesa Golf Club and the Grand Valley Recreation Center. The new restaurant Callahan’s at Battlement Mesa Golf is a vital part the guest experience – increasing visits, increasing events, and increasing revenues as a complement to our business type activities. The restaurant also does on site special events for weddings, birthday parties, luncheons, and supplies food for conferences and events at the Grand Valley Recreation Center, when requested by our guests.

FINANCIALS





PARACHUTE
BATTLEMENT MESA
PARK AND RECREATION DISTRICT