2027 Preliminary Budget Session

August 10, 2026

Pres 26-146

Commerce CITY

Fund Balance Review

	General Fund	2K Restricted
2025 Ending Fund Balance	**$ 116,652,534**	**$ 16,627,873**
Nonspendable	(269,325)	
TABOR 3% Emergency Reserve	(4,926,091)	
2K Capital and Operations	(16,627,873)	
Operating Reserves	(12,944,011)	
Safeguard Reserves	(19,904,479)	
Defined Contribution Plan	(5,795,016)	
Parks, Recreation & Golf Equipment Reserve	(1,765,222)	
Employee Assisted Housing Program Reserve	(125,345)	
Remaining Unassigned General Fund Balance (at 12/31/25)	**$ 54,295,172**	**$ 16,627,873**
Amount Budgeted to Balance 2026 Budget - Non-2K	(4,244,077)	
Amount Budgeted to Balance 2026 Budget - 2K		(3,973,663)
Ordinance 2756 - Flock Expansion Project	(239,948)	
Ordinance 2782 - Ice Rink	(463,040)	
Remaining Unassigned Fund Balance	**$ 49,348,107**	**$ 12,654,210**

Commerce CITY

Sources & Uses – Total General Fund

General Fund Financial Summary	2025 Actual	2026 Adopted	2026 Revised	2027 Proposed
Beginning Fund Balance	**$ 108,054,518**	**$ 116,652,534**	**$ 116,652,534**	**$ 108,434,794**
Revenues				
Sales & Use Taxes - 3.5%	92,449,474	86,622,448	86,622,448	95,510,522
2K Sales & Use Taxes - 1.0%	25,845,015	21,563,695	21,563,695	28,354,436
2K Sales & Use Taxes - 1.0% (Operating Allocation)	1,601,679	1,732,787	1,732,787	1,840,776
Other Taxes	10,560,670	10,350,570	10,350,570	10,866,059
Licenses and Permits	5,936,595	5,056,833	5,056,833	6,013,280
Intergovernmental	4,370,078	98,079	5,001,899	101,188
Charges for Service	10,935,599	10,408,687	10,408,687	11,057,790
Fines and Forfeitures	1,454,302	1,408,712	1,408,712	1,349,841
Miscellaneous	15,400,694	4,746,413	4,873,914	7,023,567
Total Revenues and Other Financing Uses	**$ 168,554,106**	**$ 141,988,224**	**$ 147,019,545**	**$ 162,117,459**

Commerce CITY

Sources & Uses – Total General Fund

	2025 Actual	2026 Adopted	2026 Revised	2027 Proposed
Expenditures				
Administration	$ 11,027,074	$ 8,305,138	$ 9,019,838	$ 8,869,982
Economic and Community Vitality	-	3,778,622	4,423,085	4,087,370
Human Resources	3,278,166	5,980,111	5,994,984	6,458,325
Finance	8,490,157	8,118,612	8,369,954	8,669,670
Community Development	8,972,593	9,000,886	12,265,770	9,360,492
Public Safety	37,176,525	42,438,294	42,464,765	46,579,250
Public Works	22,891,521	25,220,688	25,140,552	27,743,730
Parks, Recreation & Golf	21,103,447	22,256,711	22,411,435	23,771,328
Legal	2,271,095	2,497,363	2,497,363	2,655,430
Debt Service	1,951,588	1,843,681	1,843,681	1,839,931
Total Expenditures	**$ 117,162,166**	**$ 129,440,106**	**$ 134,431,427**	**$ 140,035,508**

Commerce CITY

Sources & Uses – Total General Fund

	2025 Actual	2026 Adopted	2026 Revised	2027 Proposed
Other Financing Uses (Transfers Out)				
Capital Expenditures Fund - General Fund Balance	$ 27,663,050	$ -	$ 463,040	$ 3,965,621
Capital Expenditures Fund - 2K Capital & Operations	750,000	6,440,000	6,440,000	3,615,000
Capital Expenditures Fund - IT CIP Projects	707,500	1,006,000	1,006,000	-
Capital Expenditures Fund - 2K Capital Allocation	189,933	204,085	204,085	221,769
Debt Service Fund	12,972,432	13,079,293	13,079,293	12,776,242
Elected Officials Retirement Fund	41,760	36,480	36,480	35,040
Benefits Fund	469,249	-	-	-
Information Technology Fund	-	-	239,948	-
URA Fund	-	-	40,000	-
Total Other Financing Uses	**$ 42,793,924**	**$ 20,765,858**	**$ 21,508,846**	**$ 20,613,672**
Total Expenditures and Other Financing Uses	**$ 159,956,090**	**$ 150,205,964**	**$ 155,940,273**	**$ 160,649,180**
Net Change in Fund Balance	**8,598,016**	**(8,217,740)**	**(8,920,728)**	**1,468,279**

Commerce CITY

2027 Decision Package Proposals

- Thoughtful and data-driven approach to the funding of budget requests.
- Key factors to keep Commerce City financially and economically healthy:
  - **Long-term Financial Plan (LTFP)** projections show expenditure growth is beginning to outpace revenue growth and indicates a structural deficit within the 10-year outlook (in 2031)
  - Funding capacity for key capital priorities that are being considered for 2027 CIP
  - Funding capacity to sustain Advancing Commerce City Together (ACT) program areas that are currently funded with ARPA dollars that expire at the end of 2026

Commerce CITY

Approved Decision Packages

Request Title	Request Priority	Amount Approved
City Manager's Office		
PD Hiring Strategy - CM	1	693,832
Community Programs and Services - CWB	1	258,500
Tree Canopy Workshops, C3 Soil Education and Plantings - Grow the Community Tree Canopy Program - E3	2	20,000
Colorado Communities for Climate Actions (CC4CA) Membership - E3	3	10,300
CM - City Manager Total		**$ 982,632**
Economic and Community Vitality		
Marketing Budget Request - ED	1	$ 50,000
ECV - Economic and Community Vitality		**$ 50,000**
Information Technology		
Infrastructure Modernization - Cloud Migration and Disaster Recovery Project - Year 2	1	$ 600,000
Broadband Program	2	50,000
IT - Information Technology Total		**$ 650,000**

Request Title	Request Priority	Amount Approved
Legal		
Updated Software for Litigation Holds & Westlaw Co-Counsel AI Research Tool	1	$ 70,000
Legal Total		**$ 70,000**
Parks Recreation & Golf*		
Deputy Director PRG - Recreation Administration	1	$ 97,571
Facility Assistant - Rentals (Recreation & Golf)	2	$ 39,474
PRG - Parks, Recreation and Golf Total		**$ 137,045**
Public Works		
Capital Investment Program Support	1	$ 110,400
Fleet Maintenance Service Delivery Improvement	2	79,200
PW - Public Works Total		**$ 189,600**
Grand Total		**$ 2,079,277**

*$75,087 of the approved PRG positions are covered by 2K restricted funding. Of the $2,079,277 Grand Total needed for approved Decision Packages, $2,004,190 is funded by the General Fund and $75,087 is funded by 2K restricted funded.

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Impacts on Fund Balance

	General Fund	2K Restricted
Remaining Unassigned Fund Balance	**$49,348,107**	**$12,654,210**
2027 Revenues		
Sales/Use Tax	95,510,522	28,354,436
Other Revenues	34,148,600	2,263,125
Operating Allocation	1,840,776	-
Total	**$131,499,898**	**$30,617,561**
2027 Expense		
Operations	128,133,283	11,902,225
Debt Service/Elected Officials Retirement Fund Transfers	2,997,841	10,035,210
CIP Project Transfer	3,965,621	3,615,000
Approved Decision Packages	2,004,190	75,087
Total	**$137,100,935**	**$25,627,522**
2027 Net Change in Fund Balance	**($5,601,037)**	**$ 4,990,039**
Remaining Unassigned Fund Balance	**$43,747,070**	**$17,644,249**

Sources and Uses
Internal Service Funds

Type of Fund	Internal Service	Internal Service	Internal Service	Internal Service
2026 Preliminary Budget	Fleet Services	Facility Management	Information Technology	Benefits
Beginning Fund Balance	**$ 14,616,441**	**$ 2,494,482**	**$ 5,891,220**	**$ 454,953**
Revenues				
Allocated Charges	$ 7,299,889	$ 7,016,614	$ 15,217,225	$ 8,609,000
Charges for Service	-	-	-	1,636,000
Fund Balance Transfer	5,414,641	-	-	-
Total Revenues	**$ 12,714,530**	**$ 7,016,614**	**$ 15,217,225**	**$ 10,245,000**
Expenditures				
Operations	$ 7,299,889	$ 6,906,614	$ 6,677,047	$ 10,245,000
Capital Outlay	5,414,641	110,000	8,540,178	-
Total Expenditures	**$ 12,714,530**	**$ 7,016,614**	**$ 15,217,225**	**$ 10,245,000**
Projected Ending Fund Balance	**$ 14,616,441**	**$ 2,494,482**	**$ 5,891,220**	**$ 454,953**

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Sources and Uses
Capital Expenditures Fund

Type of Fund	Capital
2027 Preliminary Budget	Capital Expenditures
Beginning Fund Balance	**$ 154,318,542**
Revenues	
Transportation tax	$ 3,319,657
Road and Bridge	1,213,118
HUTF	2,656,015
ADCO Open Space	1,173,208
PEG Fees	35,174
Fund Balance Transfer	655,867
Transfer In	
General Fund	3,965,621
General Fund 2K	3,615,000
Solid Waste	1,465,000
Conservation Trust	615,800
CIP Indirect Allocation	221,769
Total Revenues	**$ 18,936,229**
Expenditures	
Capital Projects	18,761,421
Transfer to Fund Balance	174,808
Total Expenditures	**$ 18,936,229**
Ending Fund Balance	**$ 154,318,542**

Commerce CITY

Sources and Uses
Other Funds

Type of Fund	Special Revenue	Special Revenue	Fiduciary	Capital
2027 Preliminary Budget	Solid Waste Management	Conservation Trust	Elected Officials Retirement	Water Rights Acquisition
Beginning Fund Balance	**$ 1,145,590**	**$ 438,678**	**$ 290,578**	**$ 11,575,217**
Revenues				
Solid Waste Fee	$ 1,470,651	$ -	$ -	$ -
Lottery Revenue	-	780,486	-	-
Water Acquisition Fee	-	-	-	-
Transfer In	-	-	35,040	-
Fund Balance Transfer	271,413	199,514	-	-
Total Revenues	**$ 1,800,000**	**$ 980,000**	**$ 36,480**	**$ -**
Expenditures				
Retirement Fund	$ -	$ -	$ 35,040	$ -
Agreement Expense		-	-	-
Transfer Out - CIP	1,465,000	615,800	-	-
Transfer to Fund Balance	5,651	164,686	-	-
Total Expenditures	**$ 1,800,000**	**$ 980,000**	**$ 36,480**	**$ -**
Projected Ending Fund Balance	**$ 1,145,590**	**$ 438,678**	**$ 290,578**	**$ 11,575,217**

Commerce CITY

Sources and Uses
Impact Fees Fund

Type of Fund	Capital
2027 Preliminary Budget	**Impact Fees**
Beginning Fund Balance	**$ 26,998,000**
Revenues	
Impact Fees - Parks/Open Space	$ 1,553,737
Impact Fees - Roads	2,110,820
Impact Fees - Drainage	704,310
Impact Fees - Facilities	782,979
Total Revenues	**$ 5,151,846**
Expenditures	
Restricted Impact - Parks/Open Space	$ 1,028,737
Restricted Impact - Roads	2,110,820
Restricted Impact - Drainage	704,310
Restricted Impact - Facilities	782,979
Transfer Out - CIP	525,000
Total Expenditures	**$ 5,151,846**
Ending Fund Balance	**$ 26,998,000**

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Sources and Uses
Debt Service Fund

Type of Fund		Debt Service
2027 Preliminary Budget		**Debt Service**
Beginning Fund Balance	**$**	**2,256,993**
Revenues		
KSS reimbursement	$	352,147
Transfer in GF		12,776,242
Transfer in URA		492,321
Total Revenues	**$**	**13,620,710**
Debt - 2026	$	3,585,500
Debt - 2022 A/B/C		10,035,210
Total Expenditures	**$**	**13,620,710**
Ending Fund Balance	**$**	**2,256,993**

Commerce CITY

Legislative 2027 Base Budget

- Legislative – 9.0 Councilmembers

Revenues and Expenditures	2026 Adopted Budget	2027 Base Budget	% Incr/Decr
Total Revenues	$ -	$ -	0.0%
Expenditures			
Salaries	$ 145,517	$ 148,864	2.3%
Benefits	13,289	13,553	2.0%
Vehicle Reimbursement	28,200	28,200	0.0%
Services & Charges	652,825	704,980	8.0%
Materials & Supplies	9,500	14,500	52.6%
Total Expenditures	$ 849,331	$ 910,097	7.2%

Commerce CITY

Legislative YTD at a Glance

2026 COUNCIL CONFERENCE & TRAVEL				
Account Name	Councilmember	2026 Budget	2026 YTD Actual Exp	% Budget Used
Career Development - Mayor	S, Douglas	$7,000	$5,609	80.1%
Career Development - Mayor Pro Tem	S. Noble	$7,000	$1,361	19.4%
Career Development - Councilmember 1	J. Guardiola	$7,000	$5,626	80.4%
Career Development - Councilmember 2	R. Teter	$7,000	$5,698	81.4%
Career Development - Councilmember 3	J. Sandoval	$7,000	$5,223	74.6%
Career Development - Councilmember 4	C. Kim	$7,000	$4,917	70.2%
Career Development - Councilmember 5	C. Dukes	$7,000	$6,708	95.8%
Career Development - Councilmember 6	S. Trujillo	$7,000	$5,559	79.4%
Career Development - Councilmember 7	L. Young	$7,000	$5,621	80.3%

2026 GOLF TOURNAMENTS & SPONSORSHIPS			
Account Name	2026 Budget	2026 YTD Actual Exp	% Budget Used
Non-City Agency Grant Program Golf Tournaments	$8,150	$0	0.0%
Non-City Agency Grant Program Non-City Agency Grants (Sponsorships)	$37,700	$35,500	94.2%

Commerce CITY

Subject to Change

1. Final Position Budgeting Refresh
2. Incorporation of vacancy savings factor
3. Final Internal Service Fund & 2K Allocations Update
4. Remaining contract updates
5. Incorporation of General Transfer of Opioid Funding to URA to continue Bridge House contract, if desired
6. Final Revenue Revisions

Commerce CITY

Budget Calendar Next Steps

Date	Activity
08/10/26	Preliminary Budget Session
08/17/26	Preliminary Budget Session (If needed)
09/14/26	Council Budget Workshop
10/19/26	Open Public Hearing on Budget
11/02/26	Close Budget Hearing/Adoption