

**FOSSIL RIDGE METROPOLITAN DISTRICTS NOS. 1-3
SCHEDULE OF FEES EFFECTIVE AS
OF January 2, 2020 approved by the
Board of Directors of Districts Nos. 1-3
at their respective public meetings held
on December 2, 2019.**

Adopted as allowed by the following
Resolution:

Fourth Amended and Restated Joint Resolution of the Board of Directors of the Fossil Ridge
Metropolitan Districts Nos. 1 – 3 Concerning the Imposition of District Fees (December 4, 2018)

FEE TYPE	CLASSIFICATIONS	RATE
Development Fee	Detached Single Family	\$7,150
	Town Home, Condominium or other attached “for sale” residential unit	\$5,350
	Rental unit within an apartment building	\$2,625
Storm Drainage Development Fee	Detached Single Family	\$1,000
	Town Home, Condominium or other attached “for sale” residential unit	\$750
	Rental unit within an apartment building	\$500
Administrative Set-Up Fee	All Classifications	\$261 (effective January 4, 2019)
Operations Fee	All Classifications	\$1400 per year (to be billed quarterly, beginning in January)
Maintenance Fee No. 1 ¹	All Classifications	\$130/quarter per Unit for Standard Services Or \$208/quarter per Unit for Enhanced Services
Maintenance Fee No. 2 ²	All Classifications	\$0/quarter per Unit for Standard Services Or \$15/quarter per Unit for Enhanced Services
Maintenance Fee No. 3 – 15 ³	All Classifications	\$55/quarter per Unit for Standard Services Or \$120/quarter per Unit for Enhanced Services

Maintenance Fee No. 3 – 16N ⁴	All Classifications	\$70/quarter per Unit for Standard Services Or \$170/quarter per Unit for Enhanced Services
Maintenance Fee No. 3 – 16S ⁵	All Classifications	\$74/quarter per Unit for Standard Services Or \$229/quarter per Unit for Enhanced Services

1 - Maintenance Fee 1 – Applies to the following lots in Solterra:
 Lots 1-6, Block 1, Filing No. 1; and
 Lots 51-57, Block 1, Filing No. 2

Fees based on either:

- 1) Standard Services: include snow removal from the FRMD-owned street when snowfall is greater than 8-inches, per storm, not accumulations, snow removal from the sidewalks at a 2-inch/4-inch (2/4 standard), landscape maintenance, gate maintenance, and reserve for future gate repair and replacement, or
- 2) Enhanced Services: include standard services with snow removal from the FRMD-owned street at the 2/4 standard.

2 - Maintenance Fee 2 – Applies to the following lots in Solterra:

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|------------------------------------|-----------------------------------|
| Lots 7-10, Block 1, Filing No.14 | Lots 22-41, Block 4, Filing 14 |
| Lots 10-11, Block 3, Filing 14 | Lots 1-23, Block 1, Filing No. 16 |
| Lots 24-44, Block 3, Filing No. 14 | Lots 1-38, Block 4, Filing No. 16 |

Fees based on either:

- 1) Standard Services: include snow removal from the FRMD-owned alleys and drives when snowfall is greater than 8-inches, per storm, not accumulations, or
- 2) Enhanced Services: include snow removal from FRMD-owned alleys and drives at the 2/4 standard.

3 - Maintenance Fee No. 3-15 – Applies to the following lots in Solterra:
 Lots 1-43, Block 1, Filing No. 15;

Fee based on either:

- 1) Standard Services: include snow removal from the FRMD-owned alleys and drives when snowfall is greater than 8-inches, per storm, not accumulations, snow removal within homeowner plot from the sidewalk to the front of the first step at townhome entrance at a 2-inch/4-inch (2/4 standard), landscape maintenance, or
- 2) Enhanced Services: include the standard services above with snow removal at the 2/4 standard from the FRMD-owned alleys and drives; and, the driveways (garage aprons) within the homeowner plot.

Note: Snow removal will not be provided on stairs or porches.

4 - Maintenance Fee No. 3-16N – Applies to the following lots in Solterra:
 Lots 1-29, Block 6, Filing No. 16

Fee based on either:

- 1) Standard Services: include snow removal from the FRMD owned alleys and drives, and the driveways (garage aprons) within the homeowner plot when snowfall is greater than 8-inches, per storm, not accumulations, snow removal within homeowner plot from the sidewalk to the front of the first step at townhome entrance at a 2-inch/4-inch (2/4 standard), landscape maintenance, and planter box maintenance, and reserve for repair / replacement of sidewalk and driveway (garage apron) within the homeowner plot, or

- 2) Enhanced Services: include the standard services above with snow removal at the 2/4 standard from the FRMD-owned alleys and drives; and, the driveways (garage aprons) within the homeowner plot.

Note: Snow removal will not be provided on stairs or porches.

5 - Maintenance Fee No. 3-16S – Applies to the following lots in Solterra:
Lots 1-42, Block 3, Filing No. 16

Fee based on either:

- 1) Standard Services: include snow removal from the FRMD owned alleys and drives, and the driveways (garage aprons) within the homeowner plot when snowfall is greater than 8-inches, per storm, not accumulations, snow removal within homeowner plot from the sidewalk to the front of the first step at townhome entrance at a 2-inch/4-inch (2/4 standard), landscape maintenance, and planter box maintenance, and reserve for repair / replacement of sidewalk and driveway (garage apron) within the homeowner plot, or
- 2) Enhanced Services: include the standard services above with snow removal at the 2/4 standard from the FRMD-owned alleys and drives; and, the driveways (garage aprons) within the homeowner plot.

Note: Snow removal will not be provided on stairs or porches.

PAYMENTS: Payment for each fee shall be made payable to the Fossil Ridge Metropolitan District No. 1 and sent to the following address for receipt by the Due Date:

Jennie Heinze
Overlook Property Management
6860 S. Yosemite Court, Suite 2000
Centennial, CO 80112
Phone: (303) 991-2192
Fax: (303) 991-2199

Residents should note that pursuant to the District Resolution Concerning the Imposition of Various Fees, Rates, Penalties and Charges for Sanitary Sewer Services and Facilities, fees for sanitary sewer services are additionally imposed by and through the Districts.