

After Recording Return To:
White Bear Ankele Tanaka & Waldron
2154 E. Commons Avenue, Suite 2000
Centennial, Colorado 80122
(303) 858-1800

**AMENDMENT TO THE
RESOLUTION
OF THE
BOARD OF DIRECTORS
OF THE
SADDLER RIDGE METROPOLITAN DISTRICT
CONCERNING THE IMPOSITION OF FEES

(Adoption of New Fee Schedule)**

WHEREAS, the Saddler Ridge Metropolitan District (the “**District**”) is a quasi-municipal corporation and political subdivision of the State of Colorado; and;

WHEREAS, pursuant to § 32-1-1001(1)(h), C.R.S., the Board of Directors of the District (the “**Board**”) shall have the management, control and supervision of all the business and affairs of the District; and

WHEREAS, pursuant to § 32-1-1001(1)(j)(I), C.R.S., the District is authorized to fix and impose and, from time to time, increase or decrease fees, rates, tolls, penalties and charges for services or facilities furnished by the District which, until paid, shall constitute a perpetual lien on and against the property served; and

WHEREAS, on August 15, 2018, the Board adopted the Resolution of the Board of Directors of the Saddler Ridge Metropolitan District Concerning the Imposition of Fees which was recorded on September 25, 2018 at Reception Number 4433679, in the real property records of Weld County, Colorado (the “**Records**”), as subsequently amended on October 17, 2018, recorded on October 29, 2018 at Reception Number 4442281 in the Records, as subsequently amended on July 17, 2019, recorded on July 22, 2019 at Reception Number 4507586, and as subsequently amended on November 18, 2020, recorded on January 21, 2021 at Reception Number 4673726 (collectively, the “**Prior Fee Resolution**”); and

WHEREAS, the Board has determined that modification of the schedule of fees is necessary and in the best interests of the District, present and future property owners within the District and the properties served by the District.

NOW, THEREFORE, be it resolved by the Board as follows:

1. SCHEDULE OF FEES. The schedule of fees set forth in Exhibit A of the Prior Fee Resolution is hereby repealed and replaced in its entirety by the schedule of fees set forth in **Exhibit A** to this Resolution, which is attached hereto and incorporated herein by this reference.

2. PRIOR PROVISIONS EFFECTIVE. Except as specifically amended hereby, all the terms and provisions of the Prior Fee Resolutions shall remain in full force and effect.

3. PRIOR FEES. Any fees, rates, tolls penalties or charges due under the Prior Fee Resolutions, to the extent outstanding and unpaid, shall remain in effect until fully paid and shall not be eliminated hereby.


4. THE PROPERTY. This Resolution shall apply to all property within the District's boundaries, including, but not limited to, the property set forth in **Exhibit B**, attached hereto and incorporated herein by this reference, and any additional property included into the District after the date of this Resolution.

5. EFFECTIVE DATE. This Resolution shall become effective on January 1, 2022.

[Remainder of Page Intentionally Left Blank. Signature Page to Follow].

ADOPTED this 17th day of November, 2021.

**SADDLER RIDGE METROPOLITAN
DISTRICT**, a quasi-municipal corporation and
political subdivision of the State of Colorado




Officer of the District

ATTEST:



APPROVED AS TO FORM:

WHITE BEAR ANKELE TANAKA & WALDRON
Attorneys At Law



General Counsel to the District

*Signature page to Amendment to Resolution Concerning the Imposition of District Fees -
Adoption of New Fee Schedule Effective January 1, 2022*

EXHIBIT A

SADDLER RIDGE METROPOLITAN DISTRICT

**Schedule of Fees
Effective January 1, 2022**

Schedule of Fees		
Fee Type	Classifications	Rate
Operations Fee – Recurring Monthly Payment	Residential Unit Owned by an End- User	\$82/month
	Lot	\$0/month
	Vacant Lot	\$0/month
The Due Date for each Operations Fee – Recurring Monthly Payment is the 1 st day of each month		
Sewer Service Fee– Recurring Monthly or Quarterly Payment	Residential Unit Owned by an End- User	\$61/month
	Lot	\$0/month
	Vacant Lot	\$0/month
	Commercial Unit	\$243/quarter \$3.00/1,000 gallons of metered water use
The Due Date for each Sewer Service Fee – Recurring Monthly Payment is the 1 st day of each month; Recurring Quarterly Payment is the 1 st day of each quarter		
Sewer Availability Fee– Recurring Annual Payment	Residential Unit Owned by an End- User	\$0/annually
	Lot	\$412/annually
	Vacant Lot*	\$412/annually
The Due Date for each Sewer Fee – Recurring Annual Payment is the 1 st day of each January		
*Vacant Lots whereby the owner actively pursues initiating the construction of a Residential Unit (for example, submitting an application to the appropriate governmental entities for a building permit) within the six month period from obtaining title to the Vacant Lot, and continues to actively pursue such construction activities, shall not be charged the Sewer Availability Fee. The determination of what constitutes “actively pursuing initiating the construction of a Residential Unit” shall be in the sole discretion of the District.		
Plant Investment Fee – One-Time Fee	Vacant Lot	\$1,000
The Due Date for the Plant Investment Fee – One-Time Payment is prior to the issuance of a Building Permit		

Sewer Tap Fee – One-Time Fee	Vacant Lot	\$5,000
The Due Date for the Sewer tap Fee – One-Time Payment is prior to the issuance of the Building Permit		

Transfer Fee – Payment Due Upon Each Transfer	Residential Unit	\$150/transfer
	Lot	\$150/transfer
	Vacant Lot	\$150/transfer
The Due Date for each Transfer Fee – Payment Due Upon Transfer is the date upon which the transfer occurs		

Status Letter Fee – Payment Due Upon Each Transfer	Residential Unit	\$200 standard processing/transfer \$250 rush processing/transfer
	Lot	\$200 standard processing/transfer \$250 rush processing/transfer
	Vacant Lot	\$200 standard processing/transfer \$250 rush processing/transfer
The Due Date for the Status Letter Fee – Payment Due Upon Each Transfer is the date upon which the transfer occurs. Rush processing is defined as a status letter request made less than 48 business hours prior to the closing.		

Architectural Design Review Fee – Payment Due Upon Each Request	Residential Unit	\$125/request for residential improvements
	Lot	\$275/request for new home design \$125/request for residential improvements
	Vacant Lot	\$275/request for new home design \$125/request for residential improvements
The Due Date for each Architectural Design Review Fee – Payment Due Upon Each Request is the date upon which an architectural application is submitted to the District		

System Disconnection, Without a Shut-off Valve	Residential and/or Commercial Units	Labor, equipment and materials plus 15% for a total of not less than \$350.00
The Due Date for each System Disconnection Without a Shut-off Valve is the date upon which the services are performed.		
System Disconnection, With a Shut-off Valve	Residential and/or Commercial Units	Labor, equipment and materials plus 15% for a total of not less than \$100.00
The Due Date for each System Disconnection With a Shut-off Valve is the date upon which the services are performed.		

PAYMENTS: Payment for each Fee shall be made payable to the Saddler Ridge Metropolitan District and sent to the following address for receipt by the Due Date:

Marchetti & Weaver, LLC
245 Century Circle, Suite 103
Louisville, CO 80027

EXHIBIT B
BOUNDARY MAP

