

CONSOLIDATED GLACIER VIEW MEADOWS ASSOCIATION RULES & REGULATIONS INDEX

1.0 GENERAL: The Consolidated Glacier View Meadows Association (also known as the Glacier View Meadows Association) Office is located at 1417 Green Mountain Dr. at Red Feather Lakes Road and Green Mountain Drive (Gate 8). Office hours are 8:00 A.M. to 4:30 P.M. Monday through Friday. These Rules and Regulations are in conjunction with the Protective and Design Covenants Master Declaration (referred to herein as Protective Covenants) and the Water & Sewer Master Declaration. For additional general information that goes beyond these rules and regulations refer to the Glacier View Meadows Property Owner's Guide.

2.0 ANIMALS: All domestic animals must always be under the control of the owner. Owners shall have control of their dogs with use of a suitable leash or by voice command, and not permitted to run at large. Glacier View Meadows (GVM) Association supports the Larimer County Animal Control Laws and Enforcement. Under the county animal ordinances, "animals causing a disturbance, annoyance, disquiet, agitation, or derangement" to another can be reported. Copies of ordinances concerning animal control can be obtained at the Glacier View Meadows Association Office.

It is unlawful for any person to knowingly or negligently allow or direct an animal which he/she owns, or which is under their control to harass wildlife. To report wildlife harassment, call the Division of Wildlife. If possible, have several neighbors call in or get the animals on video tape as it is very helpful to the responding officer.

Livestock or poultry are not permitted to be housed, raised, or kept on any lot. Horses are allowed only on certain filings. Refer to Protective Covenants Section 4.20 regarding Animals.

3.0 CAMPER/TRAILERS: (Also refer to, Protective Covenants Section 4.15 – Temporary Residences and Section 4.16 – Private Automobiles and Other Vehicles or Machinery, and ARC Regulation VI-H). The Protective Covenants of Glacier View Meadows limit the amount of time temporary dwellings, such as camper/trailers, may occupy vacant GVM lots which is for a period not to exceed six (6) months during any 12-month period. Property owners bringing campers/trailers into Glacier View Meadows must register them at the Association Office.

4.0 FISHING REGULATIONS: The daily bag and possession limits for fish taken from Glacier View Meadows waters (Batterson, Crellin, and Riddle Lakes) is two (2) per angler and eight (4) per lot ownership unit, including members, guests, and children. To keep Glacier View Meadows waters free of trash fish, use or possession of live minnows or dead fish of any species classified as bait fish is prohibited. Chumming or baiting is also prohibited. No more than one (1) rod and line or hand line may be used by any angler, and it must be personally attended. Colorado fishing licenses are not required for fishing in Glacier View Meadows waters but such license or a voucher from the GVM office verifying that the fish were taken from private waters is needed before the fish may be taken from Glacier View Meadows lands. Lacking a license or voucher, persons transporting fish are subject to arrest by officers of the Division of Wildlife. Fish caught more than prescribed limits will be released if alive, or they will be confiscated. Further monetary penalties and restriction of privileges may be assessed.

THE FOLLOWING FISHING REGULATIONS ARE IN EFFECT AS OF 5/16/2007

- DAILY LIMIT 2 FISH PER PERMIT HOLDER AND 4 FISH PER LOT
- LAKES WILL BE CLOSED FOR 3 DAYS AFTER STOCKING
- THE CHARGES FOR GUEST PASSES HAVE CHANGED:
 - \$20.00 FOR A FIVE-DAY PASS,
 - \$5.00 FOR CHILDREN 16 AND UNDER
 - ONE DAY PASS FOR \$5.00
 - THERE WILL BE NO ANNUAL GUEST PASS
 - CHILDREN 6 AND UNDER ARE NOT REQUIRED TO HAVE A PASS PROVIDED THEY ARE WITH A PASS HOLDER AND THEIR CATCH IS COUNTED ON THE PASS HOLDERS POSSESSION LIMIT.
 - IMMEDIATE FAMILY MEMBERS (DEPENDANTS OF MEMBERS AGE 18 AND UNDER) ARE COVERED UNDER THE MEMBER'S PASS ISSUED.

SPECIAL REGULATIONS – BATTERSON LAKE ONLY

- CATCH AND RELEASE FISHING ONLY
- BARBLESS SINGLE HOOK FLIES AND LURES ONLY
- ABSOLUTELY NO BAIT FISHING

5.0 HORSES: (Also refer to ARC Regulation VI-B, C, Supplemental Covenants for each Filing, Greenbelt Usage Policy, and Water Court Decree 86CW267) Saddle horses and riders are expected to travel on the roads and trails specifically approved for their use. Horses are not to be ridden or led across a private lot without the permission of the owner.

6.0 HUNTING: Hunting, capturing, or killing vertebrate wildlife other than fish is forbidden within the boundaries, including all greenbelts, of Glacier View Meadows always. The only exceptions are actions taken by proper authorities in the interest of public safety, to destroy severely disabled animals, and actions taken to rid structures of vermin. Proper authorities include all law enforcement officials acting in an official capacity and, if delegated by the Colorado Division of Wildlife. Members are reminded that trespassing while hunting is severely punished by the Division of Wildlife and that there are very few rights of ways other than our established roads whereby one can go from GVM to land open to hunting. It is the member's responsibility to inform their guest regarding public vs. private property.

Members and their Guests are not permitted to access a neighbor's property without their permission. Members and Guests must possess a signed letter, from the landowner, giving permission to travel across private land not owned by the member. The letter shall include the date of signature and specific dates that access has been granted for. BLANKET ACCESS LETTERS ARE NOT ACCEPTABLE. Violations will be reported to the Division of Wildlife. Verbal approval is not sufficient proof of the right of access. Violators can be reported to authorities for trespassing. Violations will result in monetary penalties and limitations of privileges.

7.0 NUISANCES: No obnoxious or offensive activities are permitted which may be annoying or a nuisance to your neighbor. Nuisances are defined by Protective Covenants Section 4.17.

8.0 SHOOTING AND FIREWORKS: The shooting of firearms on or over areas within the boundaries, including greenbelts, is always forbidden. Exceptions include only self protection or actions of proper authorities in the interest of public safety or to destroy severely disabled animals. Proper authorities include all law enforcement officers acting in an official capacity and, if delegated by the Colorado Division of Wildlife, the Manager of Glacier View Meadows Association.

No fireworks, including ground displays, of any sort may be discharged on or over areas within the boundaries of Glacier View Meadows at any time.

9.0 TRAFFIC AND VEHICULAR: Glacier View Meadows roads are private roads maintained by and for the members of Glacier View Association. Any member has the authority to remind anyone of apparent violations of these regulations, and to forward details, including the vehicle license number to the Manager.

All vehicles, automobiles, trucks, tractors, motorcycles, motor bikes, scooters, mopeds, all-terrain vehicles, ATV's/UTV's, and snowmobiles must always comply with the following regulations (stated below).

Speed Limit: All Glacier View Meadows roads are 20 miles per hour or as otherwise posted. Speeds should be adjusted for visibility and road conditions. Vehicles must meet all Colorado safety specifications. Specifically, the muffler, brakes, steering, lights (including stop, turn, and backup signals), and horn must be in effective working order. Vehicles must travel only on established roads.

As a special safety precaution, small, low-profile vehicles--all vehicles likely to be operated by children--including motorcycles, scooters, mopeds, all-terrain vehicles, (ATV's /UTV's), snowmobiles, and bicycles must carry pennants. The pole must fly the pennant seven feet above the ground. The pennant's color must be international orange.

All Off-Highway Vehicles (OHV) must be registered at the GVM Office and carry a GVM license plate. Refer to the published OHV Rules and Regulations.

Snow Plowing Procedures: Snowplowing will commence at the Manager's discretion when measured snowfall depth is about 6" or more. Primary roads typically are plowed first. Secondary roads may be plowed after primary roads have been opened, however, this is at the Manager's discretion. Speeds should be reduced below the 20-MPH limit based on existing conditions. Vehicles should be removed from the roads to help facilitate plowing. Refer to the Snow Plowing Procedures on file at the GVM Office.

10.0 TRASH FACILITY: The trash facility is located in the first filing east of the association office. The facility is on a payer use basis, which is charged once a year.

The Compactor is for household garbage and trash only. Cardboard or corrugated boxes are allowed but must be broken down flat before being placed in the compactor. The following items shall not be disposed of in the compactor:

Hazardous Materials, such as Paints, Stains, & Finishing Varnishes/Lacquers, Motor Oil, and Household Chemicals, as well as, Construction Materials, Iron or Metal, Tree Branches (Slash), Appliances & Electronics, Furniture, Sinks & Toilets, or Automobile parts/tires. Penalties may be incurred for disposing of Hazardous Materials. For other than household trash please call the Larimer County Landfill at 970-498-5770. The Association may provide a dumpster service on a pay-per-use basis for non-household trash (only) during summer months. Check with the GVM Office for dumping cost.

Recycling: A recycling bin is provided by Larimer County and is located at Gate 8 next to the trash facility. The bin is for newspapers, aluminum & metal cans, glass jars and bottles and #1 & #2 plastics.

Recycled aluminum cans supplement the Glacier Gals fund-raising activities. Please read the posted rules at the dumpster as Larimer County may amend the rules from time to time.

11.0 FIRE PITS/OPEN FIRES: All fires and burning material shall be contained in an approved fire pit. Traditional campfires and bonfires, including the burning of slash piles are prohibited. Refer to the Fire Pit Specifications and Open Fire Bans Policy for additional information and restrictions, including following Larimer County or State periodic fire restrictions.

12.0 STRUCTURES AND LAND USE: Structures, buildings, sheds, fences, etc. are to be harmonious with the general physical and aesthetic character of the area. The Architectural Review Committee (ARC) has adopted certain rules and regulations to uphold the Protective and Design Covenants. The Architectural Review Committee is charged with reviewing and either approving or disapproving architectural plans for all structures and alterations thereto in Glacier View Meadows, including size, height, location, time for construction, exterior materials, exterior lighting, roof appurtenances, driveways, building envelopes, garages, outbuildings, gates and entries, and horse stables. Refer to the Architectural Review Committee Rules and Regulations for more specific information and restrictions. For application requirements and fees refer to ARC Application Form.

13.0 WATER RIGHTS AND USES: All wells in the boundaries of the GVM subdivision are restricted to ***Household Use Only*** by the State Division of Water Resources. All residents and improved property owners of Glacier View Meadows must comply with the Water Court Augmentation Decree. Water use regulations are enforced by the State of Colorado, and compliance is monitored by the GVM. Once a year your water meter reading should be submitted to the GVM office. These rules and regulations are stated in the document: Water and Sewer Association Rules and Regulations For All Water Users in Glacier View Meadows Water Augmentation Plan.

14.0 OPEN SPACE/GREENBELT: There are designated open spaces or greenbelts in Glacier View Meadows. These areas are designated on the GVM Community Legend (Map) by 'green' areas. These are areas for everyone to enjoy the wildlife, flowers, forest, and other aspects of open spaces in GVM. Refer to the Greenbelt Usage Policy for information and restrictions pertaining to its use.

15.0 ENFORCEMENT OF COVENANTS AND RULES: Refer to the Policy for Enforcement of Covenants and Rules.

16.0 PENALTIES: Penalties or fines may be imposed for violations of these rules and regulations, as well as the Protective Covenants. Refer to Policy for Enforcement of Covenants and Rules, Section 4, Fine Policy, Notice and Hearing Procedures. Also, refer to Policy for Collection of Unpaid Assessments.

In accordance with the By-Laws of the Consolidated Glacier View Meadows Association, Article VII, Section 2, members are responsible for all penalties levied because of the action of the member or the member's guest(s). These By-Laws are to promote the general welfare, benefit, and enjoyment of the Association members.

*** Rules & Regulations revised by both W&S and R&R Board motion: 05/23 **