

GLACIER VIEW MEADOWS ASSOCIATION
1417 GREEN MOUNTAIN DRIVE LIVERMORE, CO 80536
970-493-6812 Fax 970-493-4086

BILLING POLICY

07/1/2023

ROAD & RECREATION Fiscal Year runs October 1st through September 30th, billed September 1st. Road & Recreation maintains roads summer and winter, maintains picnic areas, 3 lakes, and stocks these with fish, our guest pass income helps to fund this also.

Annual dues improved lots	\$450.00 / yr* 2023-2024
Annual dues un-improved lots	\$450.00 / yr*
Road Special Members	\$225.00/ yr *
Trash Service (optional, no part time or pro ration)	\$ 65.00 / yr*
Trash Service (special members outside of GVM)	\$215.00/ yr * (not accepting new members)
Compactor fee (one time)	\$ 30.00 / per lot
ARC Application fee	\$ 35.00-150.00 / per application or review
ARC Refundable Deposit	\$250.00 / per application
Guest Passes	\$ 20.00 / each / 5 day pass or \$5.00 / each / 1 day pass
Property Transfer Administrative fee	\$150.00
Annual dues cap to	\$506.09 (based on CPU)

Along with being a member the association makes available to those an RV dump station at a certain point within GVM.

WATER & SEWER : Fiscal Year runs October 1st thru September 30th, billed September 1st. Water & Sewer is a state mandated association to manage our water augmentation plan which allows the drilling of water wells in Glacier View. For the developer to subdivide this development into lots smaller than 35 acres, this augmentation plan was required. The association owns 76 shares in Mountain & Plains Irrigation Company. The cost of the maintenance of water reservoirs and ditches owned by Mountain & Plains is assessed to stockholders. These costs and the cost of reporting and management of the association are offset by dues. Also all well permits must go through GVM.

Annual Dues improved lots	\$234.00 / yr* 2023-2024
Annual Dues un-improved lots	\$117.00 / yr*
Water Haul / 500 gal	\$ 80.00 / per load
Well permits	\$105.00 / per application
Meter	\$115.00 / estimate / upon ARC Approval***
Property Transfer Administrative fee	\$150.00

Along with being a member the association makes available to those water (haul yourself) at certain points within GVM.

This association is also responsible for overseeing our Community System areas. Filings 4, 7, 8 and 9 have lots that are designated to be on our system they cannot have a well or leach field. The fees assessed and collected for this service goes towards maintaining and improving these lines and projects.

Plant Improvement Fee	\$6108.00 / per designated lot / upon ARC approval
User fee / tapped in	\$1305.00 / yr*
Availability fee / line at road	\$655.00 / yr*

Filing 3 has some lots that are designated to be on a Sewer Cluster system, they cannot have a leach field but can drill a well.

Plant Improvement Fee	\$5008.00/ per designated lot / upon ARC approval**
User Fee	\$555.00 / yr
Availability Fee	\$280.00/ yr

Filing 12 has lots that are designated to be on our Water System, that line is in place and the fee is currently due from property owners.

Service Fee	\$5305.00 /per designated lot (<u>new not pre-paid \$6108.00</u>)
User Fee	\$1015.00 / yr
Availability Fee	\$510.00 / yr

Filing 12 has lots that are designated to be on our Sewer System, that is in place and the fee is currently due from the property owners.

Service Fee	\$3,100.00/per designated lot (<u>new not pre-paid \$5305.00</u>)
User Fee	\$575.00/ yr
Availability Fee	\$290.00/ yr

*Dues and fees may vary each year; the Boards based on recommendations from the Budget Committees determine this.

**Plant Improvement Fees are designated to go towards Capital Improvements. These fees will automatically be adjusted by the Consumer Price Index in January.

***Meters need to be installed for every water line to maintain our augmentation agreement! These are read once a year and must be turned in with a report of usage.

*****OUR CURRENT LATE POLICY IS \$15.00/MO ON ALL AMTS PAST DUE *****

****THERE IS A BLANKET LIEN ON ALL PROPERTIES****RETURNED CHECKS \$20.00 PLUS BANK FEES*****