

THIRD CHERRY CREEK TOWNHOUSE CORP.

APPROVED SCHEDULE OF FEES

DESCRIPTION	AMOUNT
1. General - Violation of Rules and Regulations (vehicles, noise, etc.):	
First notice	Warning
Second notice	\$ 25.00
Third notice	\$ 50.00
Fourth notice	\$100.00
Fifth and subsequent notices	\$200.00
2. Dogs – Failure to pick-up after dog:	
First notice	\$ 25.00
Second notice	\$ 50.00
Third notice	\$100.00
Fourth and subsequent notices	\$200.00
3. Trash dumping (or actual cost for contractor’s assistance if more)	\$ 75.00
4. Fireworks – Use or possession	
First Notice	\$300.00
Second Notice	\$500.00
5. Delinquent maintenance fee assessments, unpaid charges and unpaid actual costs:	
<i>(This section will be effective on Jan. 1, 2020.)</i>	
The Late Service Fee charge is \$30.00 each month assessed on the 16 th of the month	
If an outstanding balance remains, interest shall be assessed at a rate approved by	
the Board. The current approved interest rate is 18%.	
6. Foreclosure filing with Board approved attorney	Quote
7. Replace Homeowners’ Manual	\$ 25.00
8. Replace swimming pool Access Card	\$ 25.00
9. Replace missing or damaged patio gate lock (contractor’s portion \$45.00)	\$ 75.00
10. Replace lost maintenance fee payment coupon book	\$ 25.00
11. Clubhouse Rental – 25 person maximum:	
Refundable deposit	\$200.00
Clubhouse Rental Fee	\$150.00

12. Water termination service (based on Governing Documents)

First notice	Warning
Second and subsequent notices	\$100.00
Termination of service (or actual cost for contractor's assistance)	\$175.00
Turn-on service (or actual cost for contractor's fee)	\$175.00

13. Administration charges:

Received – Short check, account & ACH closing & stop payment order by sender \$ 20.00

Replace lost checks to vendors (requires signed indemnification agreement/bank
Stop payment order/purchase of bond requirement)
could be all three

File notarized lien or release with City and County of Denver (billed at attorney's charge)

Any and all work requested for sales, closings, refinancing, condo certs
(billed by Management Company
at their board approved charges)

14. Unit Leasing Permits charges:

- (1). File paperwork to obtain Leasing Permit per Declaration change of 7/31/19 \$ 50.00
- (2) File paperwork to change Lease/Tenant form for existing Leasing Permit holders \$ 25.00
- (3) File paperwork for Hardship Leasing Permit request to lease for one year \$ 50.00

Note: Per the Declaration change of 7/31/19, there is a threshold of no more than 83 Leasing Permits to be issued.