



**2017
FEE SCHEDULE**

<u>Membership Price</u> <i>(75% Refundable Upon Sale)</i>	<u>(One-Time Fee)</u> Golf - \$60,000 Social - \$30,000 Town - \$60,000
<u>Flagstaff Ranch Property Owners Association</u> <i>(Paid by all property owners)</i>	<u>(Monthly)</u> Golf - \$182 Social - \$182 Town - N/A
<u>Flagstaff Ranch Golf Club Membership Dues</u>	<u>(Monthly)</u> Golf - \$485 Social - \$241 Town - \$462
<u>Aspen Shadows Condominium Association (ASCA)</u> <i>(Paid by all ASCA property owners in addition to Flagstaff Ranch Property Owners Association Dues)</i>	<u>(Quarterly)</u> <u>(Monthly)</u> Golf - \$425 \$142 Social - \$425 \$142 Town - N/A N/A
<u>The Golf Cottages at Flagstaff Ranch (GCFR)</u> <i>(Paid by all GCFR property owners in addition to Flagstaff Ranch Property Owners Association Dues)</i>	<u>(Quarterly)</u> <u>(Monthly)</u> Golf \$270 \$90 Social - \$270 \$90 Town - N/A N/A
<u>Working Capital Assessment</u> <i>(Payable upon transfer of property)</i>	Flagstaff Ranch POA - \$1,092.00 Golf Cottages - \$540.00
<u>Annual Food & Beverage Minimum</u>	<u>(Yearly)</u> Golf - \$600 Social - \$400 Town - \$600

SEWER FEES

Flagstaff Ranch Mutual Waste Water Company

<u>Mutual Waste Water Co.</u>	<u>(Quarterly)</u>	<u>(Monthly)</u>
	Golf - \$75	\$25
*Payable quarterly for owners without sewer connection	Social - \$75	\$25
	Town - N/A	N/A
	<u>(Variable Monthly Usage Charge)</u>	
*Payable monthly for owners with sewer plus variable monthly sewer charge	0-6,000 gallons = .01 per gallon (\$10.00/1,000 gallons)	6,001+ gallons = \$.005 per gallon (\$5.00/1,000 gallons)
<u>Transfer Fees</u> (Payable upon transfer of property)	FR Mutual Waste Water Co. - \$1,200 Golf Cottages - \$180	
<u>Sewer System Connection</u>	\$4,500	
<u>Reconnection Fee</u>	\$500 minimum (may increase depending on duration of disconnect)	
<u>Grinder Pump</u>	\$3,600	
<u>Grinder Pump Inspection</u>	\$550	
<u>Unplatted Tracts</u>	\$30 per each 7,260 sq. ft. unplatted tract or portion greater than 3,630 sq. ft.	
<u>Refundable Deposit on Transfers</u>	\$400	
<u>Late Fee</u>	\$30	
<u>Flagstaff Ranch Mutual Waste Water Service Personnel</u>	\$75/hour, \$50 each additional hour (Minimum of 1 hour)	

MISCELLANEOUS FEES
Flagstaff Ranch Golf Club

<u>FOB Key Deposit</u> (Entry to Fitness Center and Pool) * Refundable upon move	\$15 each
<u>External Transponder</u> (Entry through Gate House) * \$30 Refundable upon move	\$45 each
<u>Internal Transponder</u> (Entry through Gate House) * Non-refundable	\$30 each
<u>Mailbox Keys</u>	2 - Free Additional \$10 per key
<u>NSF Check Fee</u>	\$25
<u>Monthly Trash Service Fee</u> (Optional - Staff moves trash cans in and out weekly)	\$10/mo.
<u>Dumpster Service</u> (Optional - Use of community dumpster)	\$15/mo.

SECURITY CHARGES

Speeding

First.....	Warning
Second.....	\$100
Third or more.....	\$ 200
Failure to Stop at Stop Sign.....	\$ 50

Parking

First.....	Warning
Second or more.....	\$ 50

Other Violations of CC&Rs

First.....	Warning
Second or more.....	\$ 50

DESIGN REVIEW COMMITTEE (DRC) FEE SCHEDULE

Design Review Fee Schedule; Individual Lots

*Fees are subject to change at the discretion of the DRC

All checks (excluding Waste Water) shall be made payable to Flagstaff Ranch POA.

Review Type	DRC Review Fees	Notes
Pre-Design Conference, Preliminary Design Submittal, & Final Design Submittal	\$3,250	Includes site review, questions, written follow-up
Construction Inspection Fee	\$500	
Waste Water Tap Fee	\$4,500	*Check made payable to Flagstaff Ranch Mutual Waste Water Company
Water Meter Advance Fee	\$1,000	Excluding Aspen Shadows
Total Fees	\$9,250	Aspen Shadows \$8,250
<u>Additions to Existing Homes</u>		
House additions of more than 1,500 sqft.	\$2,000	Assumes no landscaping review
House additions of 600 sqft. to 1,499 sqft.	\$1,000	Assumes no landscaping review
House additions of less than 600 sqft.	\$500	Assumes no landscaping review
Garage additions	\$250	Assumes no landscaping review
Deck, patio or porch additions	\$300	Assumes no landscaping review
<u>Miscellaneous</u>		
House Repainting	\$50	*Repainting fee will be waived for homes that are being repainted with the previously approved color, provided it is in compliance with current standards
Variance/Waiver Request	\$250	Time to review varies depending on nature of request
Modification to Approved Plans	\$250	Time to review varies depending on nature of request
Other (yard art, new roof, lighting etc.)	\$100	
Lot Combination Request	\$250	
<u>Landscaping</u>		
Landscaping plans	\$250	*Only if made as a separate submittal from Final Design plans
Re-submittal of Final Design Plans	\$275	*Includes 2nd and each additional re-submittal