

**RESOLUTION OF THE BOARD OF DIRECTORS OF  
VILLAS METROPOLITAN DISTRICT  
CONCERNING AMENDMENT OF THE DISTRICT  
OPERATIONS AND MAINTENANCE FEE**

THIS RESOLUTION CONCERNING AMENDMENT OF THE DISTRICT OPERATIONS AND MAINTENANCE FEE (the “Resolution”) is made and entered into by the Villas Metropolitan District (the “District”) to be effective as of the 1<sup>st</sup> day of April, 2023.

WHEREAS, the District is authorized pursuant to §32-1-1001(1)(j)(I) of the Colorado Revised Statutes (“C.R.S.”), to fix and impose fees, rates, tolls, charges and penalties for services, programs or facilities provided by the District which, until paid, shall constitute a perpetual lien on and against the property served; and

WHEREAS, the Service Plan for the Villas Metropolitan District (the “Service Plan”) similarly empowers the District to impose fees, rates, tolls, charges and penalties for services and facilities provided by the District; and

WHEREAS, by Resolution adopted dated November 23, 2021, the District authorized and implemented a quarterly fee to add to and supplement the District’s revenue to pay for services provided by the District (the “District Services”) including operations and administration fees, district maintenance fees for provision of services including landscape maintenance, snow removal and trash removal services including the handling of all HOA-type costs, expenses and services as permitted by statute to be performed by the District (collectively referred to hereinafter as the “Service Fees”).

WHEREAS, the District now desires to amend the Service Fees and effective April 1, 2023 intends to and does assess the new fee of \$125.00 per residential dwelling unit on a monthly rather than quarterly basis. This Resolution amends the Resolution of the Board of Directors of Villas Metropolitan District Concerning the Imposition of District Operations and Maintenance Fees dated November 23, 2021, and recorded in the records of the Clerk and Recorder of Douglas County, Colorado on January 11, 2022, at Reception No. 2022002405.

WHEREAS, the District desires to impose the Amended Service Fees against the residential dwelling units which have been granted certificates of occupancy within the District with the new Service Fees effective April 1, 2023.

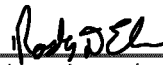
NOW THEREFORE, the Board of Directors of the District hereby RESOLVE as follows:

1. The Amended Service Fees shall be One Hundred Twenty-Five Dollars per month (\$125.00) per dwelling unit and shall be due and payable in monthly installments due on the first day of each month, and shall be assessed against each residential dwelling unit which has been granted a certificate of occupancy. The Service Fees may be adjusted in the future based upon the District’s annual budget.

2. The portions of the Resolution of the Board of Directors of Villas Metropolitan District Concerning the Imposition of District Operations and Maintenance Fees dated November 23, 2021, and recorded in the records of the Clerk and Recorder of Douglas County, Colorado on January 11, 2022 at Reception No. 2022002405 which are not affected by this Resolution of the Board of Directors of Villas Metropolitan District concerning Amendment of the District Operations and Maintenance Fee remain in full force and effect.

ADOPTED AND APPROVED to be effective as of the 1<sup>st</sup> day of April 2023.

**VILLAS METROPOLITAN DISTRICT**



Rodney Elmore (Apr 7, 2023 16:29 MDT)

President

ATTEST:



Fred Blackmon (Apr 7, 2023 19:15 MDT)

Secretary

**EXHIBIT A**

**Map of Property Subject to District Service Fees  
(Villas Metropolitan District)**

