



October 14, 2020

From: Keith Rountree, District Manager
Forest Lakes Metropolitan District
P.O. Box 440
Bayfield, CO 81122

To: Forest Lakes Subdivision Lot Owners (“Owners”)

Subject: Deadline and Conditions to Install Taps for Pre-Paid Tap Fees

Dear Forest Lakes Subdivision Lot Owners:

Under prior FLMD policy and resolutions, Owners, or their predecessors who pre-paid for water and sewer taps had a limited period of time to enter into a Service Agreement and have the physical taps installed for the pre-paid prices. The time for obtaining taps at pre-paid prices has long since expired. Notwithstanding this fact, we understand that some Owners whose lots have pre-paid tap fees may have been told by FLMD staff at the time they purchased their lots that tap fees were paid in full.

For any Owners who were informed by FLMD staff that their tap fees were paid in full, by direction of the Board of Directors, FLMD will honor such representation and will install taps for pre-paid prices provided the following conditions are fully satisfied:

1. The Owner shall submit proof satisfactory to FLMD that he or she was informed by FLMD staff that the Owner’s tap(s) were paid in full based on pre-paid fees.
2. The Owner must enter into an FLMD Service Agreement and the physical taps for both water and sewer must be installed by November 1, 2022; or if FLMD sewer service is not available, the Owner must have a water tap and a San Juan Basin Health approved septic system installed by November 1, 2022.
3. By November 1, 2022, and prior to physical taps being installed, the Owner must have substantially completed a house on his or her lot which will be served by the water and sewer taps, or by the water tap and an approved septic system.
4. The Owner shall not have been delinquent in the payment of any FLMD fees for six months or more since the time he or she was informed by FLMD staff that the tap fees were fully paid, and any delinquent fees shall be paid and brought current upon or prior to execution of a Service Agreement.
5. The Owner shall pay the current connection charge (which is separate from the tap fees) at the time a Service Agreement is executed.

For all Owners who do not satisfy the above conditions, FLMD shall charge the current tap fee prices and connection charges at the time of tap installation, minus any pre-paid tap fees. Thank you for your attention to this matter. If you need additional information, please contact me at 970-884-2925.

Sincerely,

Keith Rountree, Manager
Forest Lakes Metropolitan District