

RIVER RANCH SERVICE AGREEMENT



DATE _____

APPLICANT: _____ PHONE: _____

ADDRESS (Mailing): _____

SERVICE ADDRESS: _____ UNIT _____ LOT _____

CONTRACTOR: _____ PHONE: _____

- **OOD * PLANT INVESTMENT FEES** (MUST BE PAID IN ADVANCE OF TAP. NO TAPS ARE MADE BETWEEN 11/1 AND 4/15)

SERVICE SIZE: 5/8" WATER: DATE REQ'D: _____ OOD FEE: \$ 15,000.00
(5/8" Standard Single Family Residential)

SEWER: DATE REQ'D: _____ OOD FEE: \$ 15,000.00

- **OOD WATER CONNECTION CHARGE** OOD CONNECTION CHARGE: \$ 2,750.00
- **OOD SEWER CONNECTION CHARGE** OOD CONNECTION CHARGE: \$ 500.00
(CONNECTION CHARGE, WHICH INCLUDES METERING, MUST BE PAID BEFORE TAPS ARE MADE)

TOTAL OOD FEES & CHARGES DUE: \$ 33,250.00
(NON-REFUNDABLE)

- **OOD MONTHLY USERS RATES (FT/PT)** (PAYMENTS ARE DUE BY THE 20TH OF EACH MONTH. ACCOUNTS DELINQUENT FOR SIX MONTHS FORFEIT PLANT INVESTMENT/TAP FEES.)

WATER: \$75.80 FT Minimum (0-3,000 Gals) / \$60.00 PT Minimum (0-1500 Gals)

SEWER: \$61.00 FT / \$30.50 PT

TRASH: \$29.00 FT / \$12.50 PT

= **OOD MONTHLY TOTAL: \$165.80 FT / \$103.00 PT**

River Ranch rates calculated per May 5, 1986 service agreement as amended April 9, 1996 (Resolution 96-06). Rates for River Ranch are set at two times the water/sewer plant investment fees charged within the boundaries of the Forest Lakes Metropolitan District.
* OOD - Out of District.

All fees, rates & charges subject to change as approved by the Forest Lakes Metropolitan District (FLMD) Board of Directors. Please make checks payable to: Forest Lakes Metro District.

RULES & REGULATIONS (Additional rules & regulations apply)

- 1) A shut off valve with draining capabilities and a pressure-reducing valve, located within the structure are required. All toilets shall have a maximum flush of 1.5 gallons and all showers shall have a flow restriction device installed. Alterations to meter pits are prohibited and will result in assessment of a tampering fee and replacement at property owner's expense. In the discretion of FLMD, water system users may be required to install and maintain backflow prevention devices as stated in Article 12 of the *Colorado Cross-Connection Control Manual*.
- 2) User fees shall be implemented upon connection to services. FLMD will not install water or sewer taps until the home on Owner's property is substantially completed and Owner can begin using water and sewer services within 6 months of the date these services are tapped.
- 3) After tapping and upon issuance of a certificate of occupancy or six (6) months, whichever occurs first, the user fees shall be changed to either part time or full-time rates accordingly. THE DISTRICT MAINTAINS SERVICE LINES TO THE METER/CLEANOUT OR PROPERTY LINE, WHICHEVER COMES FIRST.
- 4) Owner is entitled to use FLMD water for domestic use inside one residence and other outbuildings approved by FLMD, reasonable lawn and garden irrigation as approved by FLMD, water features as approved by the FLMD, domestic animals watering, and fire protection. Owner shall submit its landscaping and water use plans to FLMD for approval prior to construction. FLMD may restrict Owner's water uses in the event of drought, water shortages, administration by Division of Water Resources, or for other reasons set forth in the FLMD Rules and Regulations. FLMD has the right to inspect Homeowner's water uses to ensure they are in compliance with this Agreement.
- 5) Owner is authorized to serve one parcel with water and sewer services under this Agreement. If Owner desires to serve additional parcels, Owner will need to purchase additional taps.
- 6) The provisions of this service agreement and the River Ranch service agreement dated May 5, 1986, as amended April 9, 1996, shall be recorded and shall run with the land and be binding on the Parties, and their heirs, successors, and assigns.
- 7) **FLMD does not provide recreation, road maintenance, snow plowing, or fire fighting services.**

I (we) agree to comply with this Agreement, the Forest Lakes Metropolitan District Rules and Regulations, as they may be amended from time to time, and the River Ranch Service Agreement dated May 5, 1986 as amended April 9, 1996 and to pay all charges and fees set forth above and as otherwise required by these documents ("the Service Documents"). Upon Owner's Public/Service Agreements\Service Agreement Template-River Ranch- Rev 090121

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failure to comply with any provisions of the Service Documents, FLMD may pursue any remedies authorized thereunder, including but not limited to disconnecting services, charging late fees, interest and attorney fees, and filing liens for any outstanding charges. I (we) further agree to hold harmless the District, its consultants and contractors, and its successors and assigns, against all liability, loss or damage which may result from this service agreement and/or the services provided hereunder. We further agree not to use, and not to allow our contractors or subcontractors to use the Forest Lakes household trash facilities, and we will require them to have an on-site waste disposal container until construction on our property is completed.

Owner(s): _____
(Signatures)

Forest Lakes Metropolitan District: _____ Date: _____
Manager

LOG: _____ PIF PAID: _____ DEV (1200W/1500S=2700): _____ CC PAID: _____ WORK ORDER: _____

OOD = 2 X IN DISTRICT

(FLMD 10/8/2021)