

## CORDILLERA RANCH FINES / FEES/ DEPOSITS SCHEDULE

<b>MISC</b>	TRANSFER FEE	\$300
	PLAT Amendment Review Fee	\$250 + eng cost
	RESALE CERTIFICATE	\$200 (\$300 IF 24 HR)
<b>ARC FEES</b>	<b>DESIGN REVIEW FEE-</b> (includes Site Analysis Plan, Prelim Architectural Design, Final Architectural Design and Landscape Plan); fee collected with initial submittal to POA. Address Rock Fee is separate and only gets collected upon final submittal.	\$350
	<i>CR DESIGN REVIEW fee is only intended to cover the 4 specific plan submittals and accompanying 3 Design Conferences as outlined in 6.1 of the DG's. Any additional plan submittals /design conferences necessary beyond those (i.e. "resubmittals") are subject to the Resubmittal Fee</i>	
	<b>RESUBMITTAL REVIEW FEE - see Section 6.2 of DG's.</b>	\$125 per submittal
	Additional Design Conferences (fee per additional meeting- to be collected in advance of scheduling meeting)	\$125
	<b>POOL PLAN REVIEW FEE</b>	\$125
	<b>VARIANCE SUBMITTAL REQUEST</b>	\$250
	<b>ADDRESS ROCK Fee *Must be Paid prior to ARC granting final approval for construction</b>	\$175
<b>DEPOSITS</b>	Owner's Construction & Landscape Deposit - REFUNDABLE	\$3,500
	Owner's Construction Non-Refundable Permit Fee	\$1,500
	Building Contractor's Construction Deposit	\$2,500
	Landscape Contractor's Deposit	\$1,000
	Pool Contractor's Deposit	\$2,500
<b>VIOLATIONS / FINES</b>	<b>CONSTRUCTION VIOLATIONS</b>	
	Failure to install or maintain vegetation protection fencing around site and vegetation	\$500
	Failure to maintain soil retention barriers	\$500
	Damage to front, side or rear of NVP	\$250
	Trespassing and/or damage to the adjacent lot(s) NPV	\$250
	Failure to promptly removing soil in street	\$500
	Failure to stabilize construction entrances to site (3" cobble rock)	\$500
	Starting construction without ARC written approval	\$2,000
	Construction of variance item(s) without prior written approval	\$1,000
	Construction not in accordance with approved plans or unapproved changes	\$500
	<b>TREE, BRUSH AND LIMB REMOVAL OR DAMAGE</b>	
Failure to obtain a burn permit prior to any burning	\$500	

<b>VIOLATIONS / FINES</b>	Failure to control a burn in a proper manner	\$500
	Over-clearing, tree removal from a common area, neighboring property or lot, damage to healthy trees (plus cost of restoration)	\$2,000
	<b>UNAUTHORIZED EQUIPMENT AND SIGNAGE</b>	
	Unauthorized trailer or equipment (trash trucks, tractors or mixing equipment not in use)	\$500
	Unauthorized sign or sign language	\$500
	<b>REFUSE RECEPTACLE / DEBRIS REMOVAL</b>	
	Concrete washout placed in any area except the Building Envelope	\$500
	Refuse receptacle missing or in unauthorized location	\$200
	Portable toilet missing or in unauthorized location	\$200
	Failure to remove daily refuse, debris, mud or excess dirt from public or private roadways	\$500
	Failure to pick up all refuse or loose debris at the end of each work day	\$500
	<b>NOISE AND NUISANCE</b>	
	Radio or conversation audible beyond property lines (OSHA regulation)	\$500
	Failure to comply with Daily Hours of Operation, working beyond approved hours	\$500
	<b>JOBSITE SAFETY</b>	
	Possession or discharge of firearm or other weapon (fine and/or withholding of future permits)	\$2,000
	Consumption of alcohol or use of other controlled substances by contractors or laborers (fine and/or withholding of future permits)	\$2,000
	Pets or other domestic animals on site	\$500
	Unauthorized visitor or child (under age 16) on site	\$500
	Unauthorized blasting or trenching	\$2,000
Damange to Common Areas	\$250 + REPAIR COST	
Site Not Properly Maintained *	\$100 PER DAY	
Final Inspection not requested within 90 days of completion	Forfeiture of deposit balance	

**ALL FINES NOTED HEREIN MAY BE DEDUCTED FROM DEPOSIT; DG'S AND DEPOSIT FORM PUT THE BUILDER / OWNER ON NOTICE OF THIS FINE IMPLEMENTATION. THERE SHALL BE NO "WARNING" OR CURE PERIOD REQUIRED.**

\* -72 hour notice will be given to correct violation prior to assessing the first charge. If the violation is not cured within 72 hours following initial notice to Property Owner, then the Cordillera Ranch Property Owners Associatoin may assess additional fines of \$50/day for each day the violation continues. Fines will automatically be charged with no additional pre-notification if the property is in violation 2 or more times for any of the following: trash and/or construction debris on lot, street, and alley, dumpster overflowing or missing, portable toilet missing or not placed properly, construction materials stored on other properties, construction fencing not used, other violations as specified in the Builder Agreement.