

# Indian Peaks Filing No. 15 Homeowners Association

## CIC DOCUMENT DISCLOSURE - HOME SALES

WEBSITE: [www.IndianPeaks15HOA.org](http://www.IndianPeaks15HOA.org)

- Annual meeting minutes – most recent year available – PLEASE SEE WEBSITE – MEETING MINUTES/FINANCIALS
- All Board/directors meeting minutes for 2019 – PLEASE SEE WEBSITE – MEETING MINUTES/FINANCIALS
- All Board/directors meeting minutes for 2020 – PLEASE SEE WEBSITE – MEETING MINUTES/FINANCIALS
- All Executive Board meeting minutes for 2019 – PLEASE SEE WEBSITE – MEETING MINUTES/FINANCIALS
- All Executive Board meeting minutes for 2020 – PLEASE SEE WEBSITE – MEETING MINUTES/FINANCIALS
- Fiscal Year-End Annual Financial Statements (including Reserves amount) – PLEASE SEE WEBSITE – MEETING MINUTES/FINANCIALS
- Budget 2021 – PLEASE SEE WEBSITE – FINANCIALS
- Reserve Study – PLEASE SEE WEBSITE – DOCUMENTS – MISC. DOCUMENTS
- Audit/Review Results – PLEASE SEE WEBSITE -
- Insurance Policies Summary – PLEASE SEE WEBSITE – DOCUMENTS – MISC. DOCUMENTS
- Fees and Charges List (Denoting Payment Timing) – See Below

1. How many units/homes are in the HOA: 306 Single Family Homes – 31 Townhome Units
2. Dues amount on this home:
  - a. When are they due (monthly / quarterly / annually / etc): Monthly Assessments
  - b. What are the dues / unit range?: \$120 per Single Family Home, \$350 per Townhome Unit
3. Total Annual Budgeted Dues: \$570,840.00 2021 Annual Budgeted Assessments.
4. Any construction defect actions in process by the HOA? NONE
5. Fees and Charges:
  - a. How much is the Closing Fee / Transfer Fee: \$250 Transfer Fee collected at closing.
  - b. How much is the Working Capital Fee: NA
  - c. Is the Working Capital Fee transferred between the buyer and seller?: NA
  - d. How much is the Status Letter Fee? None – Included in Transfer Fee collected at closing, UNLESS Rush.
  - e. How much are the Status Letter Fee Rush Fees? \$175.00 if needed within 48 Hours
  - f. How much is the Document Fee? None – Included in Transfer Fee collected at closing.
  - g. How much are the Document Rush Fees? None
  - h. How much is the Lender Questionnaire Fee? None – Included in Transfer Fee collected at closing.
  - i. How much are the Lender Questionnaire Rush Fees? None
  - j. How much are other fees and describe what type they are? None
6. Do you maintain a reserves account? HOA DOES maintain a Reserves Account.
7. Do you have any Special Assessments: NO
  - a. Amount:
  - b. Frequency:
  - c. Paid in full date:
  - d. For:
8. What do the dues pay for (landscaping / snow removal / etc): Assessments pay for trash/recycling service, maintenance of all common areas, including five community parks, private alleys, insurance, and Assoc. management. Water is provided by assessment at the townhomes only. A portion of the assessment is sent to Indian Peaks Master Association (as required by CCRs) to provide irrigation water for the common areas, and maintenance of common areas/items maintained by Master Assoc.