

**SECOND AMENDMENT  
TO THE RESOLUTION OF THE  
BOARD OF DIRECTORS OF  
BRIGHTON CROSSING METROPOLITAN DISTRICT NO. 7  
CONCERNING THE IMPOSITION OF FACILITIES FEES  
(Adoption of New Fee Schedule)**

WHEREAS, Brighton Crossing Metropolitan District No. 7 (the “**District**”) is a quasi-municipal corporation and political subdivision of the State of Colorado; and

WHEREAS, pursuant to § 32-1-1001(1)(h), C.R.S. the Board of Directors of the District (the “**Board**”) shall have the management, control and supervision of all the business affairs of the District; and

WHEREAS, pursuant to § 32-1-1001(1)(j)(I), C.R.S., the District is authorized to fix, and impose fees, rates, tolls, penalties and charges for services and facilities furnished by the District which, until such fees, rates, tolls, penalties and charges are paid, shall constitute a perpetual lien on and against the property served; and

WHEREAS, on April 15, 2019, the Board adopted the Resolution Concerning the Imposition of Facilities Fees, which was recorded on August 6, 2019, at Reception No. 2019000063146 in the real property records of Adams County, Colorado, as amended on November 9, 2021 (collectively the “**Fee Resolution**”); and

WHEREAS, having reviewed the information provided by its Accountant, the Board has determined that an increase to the Facilities Fee is reasonable and in the best interest of the District’s property owners and taxpayers.

NOW, THEREFORE, be it resolved by the Board as follows:

1. Amendment. The District’s Schedule of Fees is hereby amended and restated as set forth in **Exhibit 1**, attached hereto and incorporated herein by reference.
2. Prior Provisions Effective. Except as specifically amended herein, all the terms and provisions of the Fee Resolution shall remain in full force and effect.
3. Prior Fees. Any fees, rates, tolls, penalties or charges due under the Fee Resolution, to the extent outstanding and unpaid, shall remain in effect until fully paid and shall not be eliminated hereby.
4. Effective Date. This Resolution shall become effective January 1, 2025.

*[Remainder of Page Intentionally Left Blank. Signature Page to Follow].*

ADOPTED this 25th day of February, 2025.

BRIGHTON CROSSING METROPOLITAN  
DISTRICT NO. 7, a quasi-municipal corporation  
and political subdivision of the State of Colorado

Stephen Parker

Stephen Parker (Apr 3, 2025 07:57 MDT)

Officer of the District

ATTEST:

Timothy R. Wagley

Timothy R. Wagley (Apr 3, 2025 12:15 MDT)

APPROVED AS TO FORM:

WHITE BEAR ANKELE TANAKA & WALDRON  
Attorneys At Law

Jon Wagner

Jon Wagner (Apr 2, 2025 14:59 MDT)

General Counsel to the District

*Signature Page to Second Amendment to the Resolution Concerning the Imposition of Facilities  
Fees*

**EXHIBIT 1**

BRIGHTON CROSSING METROPOLITAN DISTRICT NO. 7  
Schedule of Fees  
Effective: January 1, 2025

Schedule of Fees		
Fee Type	Classifications	Rate
Facilities Fee collected by District	Single-Family Attached, Single-Family Detached, Low Density Multi-Family	\$3,000/Unit Due Upon Issuance of Building Permit
	Build-to-Rent*	\$1,500/Unit Due Upon Issuance of Building Permit

\*The Build-to-Rent classification exclusively applies to all single-family attached, single-family detached, and low density multi-family units within PA6 and PA9, as defined below. Map of PA6 and PA9 attached as **Exhibit 1-A**.

**PA6:** LOT 1, BLOCK 19 of the BRIGHTON CROSSING FILING NO. 2, 3RD AMENDMENT, recorded in Adams County, Colorado, Reception # 2015000094404, and TRACTS G and GG of the BRIGHTON CROSSING FILING NO. 2, 4TH AMENDMENT, Recorded in Adams County, Colorado, reception # 2017000089857.

**PA9:** LOT 1, BLOCK 1 of the BRIGHTON CROSSING FILING NO. 2, 12TH AMENDMENT, recorded in Adams County, Colorado, Reception # 2024000042183.

- Payments by check made out to Brighton Crossing Metro District No. 7 may be mailed to:

Pinnacle Consulting Group, Inc.  
550 W. Eisenhower Blvd.  
Loveland, CO 80537

**EXHIBIT 1-A**

