

SPREE PARK NEIGHBORHOOD

DUPLEX MAINTENANCE SERVICES SUMMARY

The Maintenance Fee is assessed on Duplex Lot properties specifically described as Lots 1 through 8, Block 1, Lots 1 through 44, Block 2, Lots 1 through 8 Block 3, Lots 1 through 15, Block 4, Lots 1 through 22, Block 5 and Lots 11 through 17, Block 6 Brighton Crossing Filing No. 2, 5th Amendment, Adams County, Colorado.

A purchase of a home in these areas includes the following services listed below.

Duplex Lawn Care Services:

- One spring fertilization.
- One spring aeration.
- Weekly mowing may through September.
- Once monthly edging May to September.
- Mowing may be done in April or October based on need, no more than once every two weeks.
- Front yard turf/lawn only, no bed or other maintenance.
- Irrigation is the responsibility of the homeowner, including start up and winterization.

Duplex Snow Removal:

- Front Sidewalk only.
- 2" tolerance, post storm.
- Alleys plowed at 2" tolerance post storm.
- No driveways.
- Sidewalks to porch are resident's responsibility snow removal.