

UTAH MINI RANCHES
HOMEOWNERS ASSOCIATION

BUYER'S INFORMATION

HOA ASSESSMENTS



www.minirancheshoa.com

"Fee Schedule"

The following Regular Assessments shall be levied on all Parcels during the calendar year **2026**:

- **Monthly HOA Dues \$43.00 per lot** (vacant or improved), due on the 21st of each month
- **Monthly Water Use Fee \$37.00 per lot** where a Dwelling is built and a meter is installed, due on the 21st of each month
- Monthly Fine \$2,500.00 for violating CC&Rs Section 6.18 – operating and/or advertising a short-term rental on the property – due upon notification and recurring until abatement
- Monthly Fine \$500.00 per violation per Section for violating any other Section(s) of the CC&Rs, due upon notification and recurring until abatement

The following additional Assessments shall be levied as applicable on Parcels during the calendar year 2026:

- **Late Fee 10% of Assessment amount or \$7.50**, whichever is less, applied on all Assessments 30 or more days past due
- Water Service reinstatement fee \$100.00 if service is terminated for non-payment, due upon notification
- Water Meter Installation Fee \$6,500.00 for new meters (includes meter, labor and installation costs)
- Lien & Release Fee \$120.00 – when a lien is filed for defaulted Assessments, due upon notification of recording by the Duchesne County Recorder

This Fee Schedule is for your information and records. Please visit our website for a complete set of Governing Documents and further details, and to pay online if you prefer.