GLASTONBURY LANDOWNERS ASSOCIATION, INC.

P.O. Box 1862, Bozeman, Montana 59771

OCTOBER 18, 2013

NOTICE TO MEMBERSHIP REGARDING PROJECT REVIEW REQUIREMENTS PER COVENANT 6.01

Dear Landowner,

Please be advised that after researching Covenant 6.01 regarding structures and improvements to property and receiving legal counsel, the board has determined that in order to be in compliance with the Covenants, the association intends to review all building projects, regardless of size.

The policy of not reviewing small projects (200 s.f. or less) was adopted early on by a board previous to this board. Legal counsel has confirmed that until an amendment has been made to the Covenants, all building projects shall be reviewed, even such projects as a dog house or chicken coop.

The board has decided to alter the impact fee schedule to minimize the fees for small projects. The application fee for any project 200 s.f. or less has been reduced to \$10 instead of \$25. And to avoid confusion, what we have been calling a "sanitation bond" is now to be called a "construction bond." There will not be an impact fee or construction bond required for projects 200 s.f. or less.

In accordance with Bylaw XI-C, this is due process notice concerning a change of operating procedures for project reviews. Please provide any comments or input you may have to the board within 30 days of this notice.

Please feel free to contact the Project Review Committee if you have any questions.

Sincerely,

GLA Board of Directors

PROPOSED IMPACT FEE SCHEDULE

PROPOSED CONSTRUCTION BOND SCHEDULE

Bldg Size (s.f.)	Structure/Addition	Was	Residence/Dwelling	Was	Structure/Addition	Was	Residence/Dwelling	Was
	(100 s.f. adds \$10)		(100 s.f. adds \$25)		(100 s.f. adds \$10)		(100 s.f. adds \$10)	
0-200	\$0	0	\$0	0	\$0	0	\$0	0
201-300	\$20	50	\$25	200	\$20	100	\$50	250
301-400	\$30	50	\$50	200	\$30	100	\$60	250
401-500	\$40	50	\$75	200	\$40	100	\$70	250
501-600	\$50	100	\$100	250	\$50	150	\$80	250
601-700	\$60	100	\$125	250	\$60	150	\$90	250
701-800	\$70	100	\$150	250	\$70	150	\$100	250
801-900	\$80	100	\$175	250	\$80	150	\$110	250
901-1000	\$90	100	\$200	250	\$90	150	\$120	250
1001-1100	\$100	150	\$225	300	\$100	200	\$130	250
1101-1200	\$110	150	\$250	300	\$110	200	\$140	250
1201-1300	\$120	150	\$275	300	\$120	200	\$150	250
1301-1400	\$130	150	\$300	300	\$130	200	\$160	250
1401-1500	\$140	150	\$325	300	\$140	200	\$170	250
1501-1600	\$150	200	\$350	350	\$150	250	\$180	250
1601-1700	\$160	200	\$375	350	\$160	250	\$190	250
1701-1800	\$170	200	\$400	350	\$170	250	\$200	250
1801-1900	\$180	200	\$425	350	\$180	250	\$210	250
1901-2000	\$190	200	\$450	350	\$190	250	\$220	250
2001-2100	\$200	250	\$475	400	\$200	250	\$230	250
2101-2200	\$210	250	\$500	400	\$210	250	\$240	250
2201-2300	\$220	250	\$525	400	\$220	250	\$250	250
2301-2400	\$230	250	\$550	400	\$230	250	\$250	250
2401-2500	\$240	250	\$575	400	\$240	250	\$250	250
2501-2600	\$250	300	\$600	450	\$250	250	\$250	250
2601-2700	\$260	300	\$625	450	\$250	250	\$250	250
2701-2800	\$270	300	\$650	450	\$250	250	\$250	250
2801-2900	\$280	300	\$675	450	\$250	250	\$250	250
2901-3000	\$290	300	\$700	450	\$250	250	\$250	250
3001-3100	\$300	350	\$725	500	\$250	250	\$250	250
3101-3200	\$310	350	\$750	500	\$250	250	\$250	250
3201-3300	\$320	350	\$775	500	\$250	250	\$250	250
3301-3400	\$330	350	\$800	500	\$250	250	\$250	250
3401-3500	\$340	350	\$825	500	\$250	250	\$250	250