



# OPERATING POLICY

<b>POLICY TITLE: RECREATIONAL USE FEE FOR NEW MEMBERS</b>					
<b>SECTION</b>	<b>Fiscal Management</b>	<b>NUMBER</b>	<b>3.11.1</b>	<b>DATE</b>	<b>11/20/2025</b>
REPLACES POLICY NUMBER: 3.11		TITLE: Transfer Fees for Changes of Lot Ownership			
DATE ADOPTED: 5/19/2022					
DATE REVISED: 7/21/08, 7/14/11, 2/18/16, 8/17/17, 10/18/2018, 10/17/2024					
CROSS REFERENCES:					
APPROVED:					
<i>Ken D. Sandy</i> GENERAL MANAGER		<i>11/20/2025</i> DATE			
<i>Tony Vialli</i> SVRA CHAIRPERSON		<i>11/20/25</i> DATE			

Definitions for the following Operating Policy:

1. "Member" shall mean and refer to any person or entity who holds a membership in the Association by reason of purchasing or owning a portion of the Property.
2. "Owner" shall mean and refer to the record owner, whether one or more persons or entities.
3. "Purchaser" shall mean and refer to any person or persons who have entered into a Contract for Deed to purchase or acquire a STAR VALLEY RANCH Lot, and shall include those to whom a Deed or said Lot has not yet been executed and delivered.

In accordance with the purpose held by Star Valley Ranch Association and the Board of Directors, as cited within Article V, Section 1 (b) of the governing By-Laws, the Directors so declare the following;

A one-time recreational use fee of one thousand five hundred dollars (\$1,500.00) per title deed Grantee for any member owned property within the platted confines of the Association, shall be collected from any purchaser or any transfer of a property, with or without consideration, except for transfers to a trust, wherein the grantor is a settlor or trustee of the trust or, transfers to a spouse or domestic partner wherein the grantor retains an interest in the property.

Said fee will be collected by means of one of the following:

1. At time of transactional closing, payable to the Association by way of a title/escrow company and will accompany the county recorded property deed or,

2. Via the Purchaser, due to a private sale transaction, payable to the Association and will accompany the county recorded property deed.

No recreational use fee will be collected for title deed transfers that are ordered by a court of competent jurisdiction or incorporated into a settlement agreement ratified by a decree or judgement of a court of competent jurisdiction provided one name on the deed remains the same.

A copy of the recorded deed/transfer document, judgement and/or statement of consideration is to be provided to Star Valley Ranch Association together with the current contact information of the new owners of records.

This policy will be effective for all properties recorded after November 20, 2025.