

WILLOW BROOK METROPOLITAN DISTRICT
TRASH AND RECYCLING ACCEPTABLE USE POLICY

Effective As of April 18, 2025

WHEREAS the Willow Brook Metropolitan District (“District”) is a quasi-municipal corporation of the State of Colorado, providing water, roads, trash and other services to the owners of Ruby Ranch, Silverthorne, Colorado; and

WHEREAS it is the desire of the Board of Directors of the District (“Board”) to define its policies regarding the use of its trash and recycling services and facilities to improve the effective use of those services, reduce the fines and other charges levied against the District by its contractors, and meet the requirements of Summit County’s Universal Recycling Ordinance;

WHEREAS the Board believes past events require it to adopt policy and enforcement mechanisms to ensure its trash and recycling facilities are used correctly, and to reduce fines and assessments levied against the District by its contractors and Summit County: and

WHEREAS the Board wants to update the District’s website with useful information to the community on trash and recycling;

NOW, THEREFORE, BE IT RESOLVED that the Board adopts the following Trash and Recycling Acceptable Use Policy:

Introduction. The District maintains a central location near its barn with two trash and one recycling Dumpsters for the exclusive use of Ruby Ranch community members. The District struggles with improper trash dumping and recycling. This is an ongoing problem that creates financial issues for the District, is unsightly and unsanitary, and disrespectful of the community members who use their best efforts to dispose of their trash and recycling appropriately. As a result, the Board adopts and will enforce this policy strictly.

Permitted Users. The District’s trash and recycling Dumpsters (“Dumpsters”) are for the exclusive *residential* use of Ruby Ranch community members and their guests and invitees. This means that no community member should use Dumpsters for disposal of business-related trash or recycling, including building materials, slash or other non-residential generated materials.

Contractors providing services to community members are not permitted users. Community members are legally and financially responsible for the use of the District’s Dumpsters by anyone in their household, their guests or other invitees, regardless of whether such people are permitted users under this policy.

Restrictions and Violations. The following list of restrictions and violations below is not comprehensive and is subject to change at any time and for any reason.

- **IMPROPER DISPOSAL** - Community members using the District's trash and recycling services must place all items intended for disposal into appropriate Dumpsters. Under no circumstance should anything be left outside on the ground or around the Dumpsters. Dumpsters must not be overfilled. Community members who fail repeatedly to properly dispose of their items into the Dumpsters may be fined at the discretion of the Board.
- **UNIVERSAL STREAM RECYCLING**, as implemented by Summit County, limits what can be placed in the District's recycling Dumpster. Community members must follow the Universal Stream Recycling rules on what can be placed in the District's recycling Dumpster. Community members are asked to review the recycling information on the District's website and to download and keep on hand the recycling information sheet linked there. Repeated violations of the Universal Stream Recycling rules by community members or their guests can result in fines at the discretion of the Board.
- **FAIR USE** – The Dumpsters are provided by the District and billed equally to each community member. Each community member is allowed an equal share of the total volume of the Dumpsters per pickup. Repeated instances of high volumes of refuse from individual community members that result in others being denied access to waste disposal may result in fines at the discretion of the Board.
- **WASTE CONTRACTOR POLICIES** – The current waste contractor policies regarding the pick-up of waste and recycling will be posted on the District website. Community members are responsible for knowing and abiding by the contractor policies. Violation of contractor waste/recycling policy that cause financial penalties to the District may result in fines at the discretion of the Board.
- **HAZARDOUS & PROHIBITED ITEMS** – Under no circumstance should hazardous or prohibited materials be disposed in the Dumpsters. This most commonly includes, but is not limited to, tires, lead-acid batteries, motor oil, petroleum fuels, chemicals, paints, lacquers, solvents, pesticides, asbestos, medical waste, pressurized gas cylinders, and heavy construction materials. Hazardous or prohibited items should be taken to the Summit County Resource Allocation Park. Hazardous or prohibited items placed in the Dumpsters is not only in violation of these rules and regulations, but a violation of Summit County ordinances. Anyone disposing of these items in the Dumpsters may be fined at the discretion of the Board.
- **NON-RESIDENT ACCESS & USAGE** – Any person identified accessing or using the Dumpsters, whether for “dumpster diving” to outright illegal dumping will be fined at the discretion of the Board. Community members who are determined to have facilitated any

such person having access to the District's Dumpsters shall be financially responsible for fines assessed against any such person.

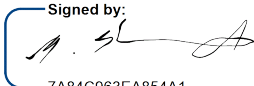
- **ENFORCEMENT AND COLLECTION OF FINES** – If after thirty days of non-payment from the date of the violation notice, the Board reserves the right to assess the fine against property owned by the violator in the District or refer the matter to the District's attorney and/or local law enforcement to pursue civil claims and/or criminal prosecution related to trespassing and illegal dumping.
- **CAMERA SYSTEM.** The Board has concluded that it has no other option other than to install security cameras to track and enforce Dumpster use. As with the security cameras at the entrance gate, the Board will limit access to camera images and recordings to its Ranch Manager, and its District Manager and staff, and routine images and recordings will not be kept for more than two weeks.
- **ENFORCEMENT.** A violation of any of the rules set forth in this policy is subject to any and all civil remedies available to the District under Title 32, C.R.S. or other applicable laws, including a civil penalty as may be established in the District's Rule and Regulations and actual costs and attorneys' fees incurred by the District, after providing the violator with notice of the rule violation, the amount of the fine to be imposed, information on how to pay the fine, and an opportunity to appeal the fine. The District may collect such fine by any means authorized by law.

Website Resources. The District Manager will create a trash and recycling tab on the District's website and post there this policy, together with recycling resources approved by the Board and such other materials as may be mandated by Summit County or High Country Conservation Center under the Universal Stream Recycling ordinance.

Annual Review. Actions taken under this policy shall be reviewed by the Board yearly to make sure it is being implemented in the best interests of the District and the community. This annual review will include a report on fines, assessments or other charges levied against the District by its removal contractors or Summit County. The District shall review and revise as necessary this policy to insure compliance with its contractual and legal obligations.

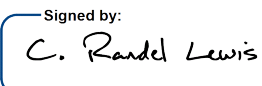
ADOPTED this 18th day of April, 2025.

WILLOW BROOK METROPOLITAN DISTRICT

Signed by:

By: _____
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Vice President

ATTEST:

Signed by:


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Director