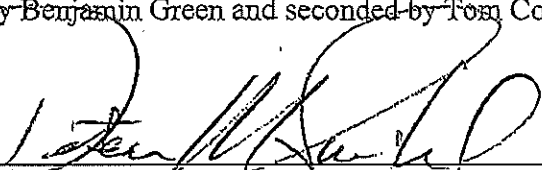


CERTIFICATION:

The undersigned, assistant secretary of the Woodmen Road Metropolitan District hereby confirms and attests that the attached resolution was unanimously adopted the 12th day of December 2001 on motion made by Benjamin Green and seconded by Tom Cone.



Peter M. Susemihl, Assistant Secretary

RESOLUTION

A RESOLUTION OF THE BOARD OF DIRECTORS OF WOODMEN ROAD METROPOLITAN DISTRICT AUTHORIZING THE IMPOSITION OF INFRASTRUCTURE DEVELOPMENT FEES.

WHEREAS, Woodmen Road Metropolitan District, El Paso County, Colorado (the "District") is a quasi-municipal corporation duly organized and existing as a metropolitan district under the laws of the State of Colorado (the "State"), including particularly Title 32 of the Colorado Revised Statutes; and

WHEREAS, the District was formed in order to assist El Paso County with the design, construction and financing of improvements to Woodmen Road from Powers Boulevard to Highway 24; and

WHEREAS, the District has the authority to incur bonded indebtedness and intends to issue bonds for the construction of improvements to Woodmen Road; and,

WHEREAS, the District will require certain platting fees and building permit fees to be assessed against new construction and collected at the time of building permits.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF WOODMAN ROAD METROPOLITAN DISTRICT, EL PASO COUNTY, COLORADO, THAT THE DISTRICT WILL ASSESS AND COLLECT THOSE PLATTING FEES AND BUILDING PERMIT FEES AS SET FORTH ON THE ATTACHED SCHEDULE INCORPORATED HEREIN BY REFERENCE.

PASSED, ADOPTED AND APPROVED by the Board of Directors of Woodmen Road Metropolitan District this 12th day of December 2001.

(SEAL)

DOUG WOODS, PRESIDENT

SCHEDULE OF INFRASTRUCTURE DEVELOPMENT FEES

Platting fee	\$350.00 per single family residential unit
Building permit fee	\$500.00 per single family residential unit

Multi-family properties shall pay the same fees based on the single family equivalency taking into account traffic generation or trips, density, and land use. Commercial and industrial properties shall pay both a platting fee and building permit fee. Properties which are exempt from taxation but which would otherwise contribute to the traffic on Woodmen Road, will be required as a condition of platting, development, or annexation to pay the platting fee, building permit fee, and a fee in lieu of property taxes. Public property used for public purposes and owned by the City, the County, or the Colorado Springs Department of Public Utilities shall be exempt from all fees.

For non-residential properties, the platting fee shall be \$1400 per acre based upon developable acreage net of dedicated public rights-of-way.

The building permit fee would be based upon single family equivalency adjusted for traffic generations based on land use and type and as follows:

Single Family	\$500/Unit
Multi Family	\$350/Unit
Destination retail/hotel	\$1.25 per square foot
Convenience Commercial	\$5.00 per square foot
All Other Uses	\$1.00 per square foot

In determining the building permit fee the appropriate category will be determined by the District using the ITE Trip Generation Manual as amended