

MARINE CREEK MEADOWS

Homeowners Association

MCM Capitalization Fee Additional Information

The Capitalization Fee that the MCM Board of Directors is proposing is **NOT a fee that any current homeowner will pay**. This is a one-time \$500 fee that will be included with the sell of all homes in our MCM Community and only the **buyers** of the homes will pay the fee as a part of the HOA Fees associated with buying the house. These fees are also able to be combined in the home loan for the buyer as part of the closing cost.

Many other communities around our area have started applying this fee to the sell of their homes and their HOA Communities have seen tremendous benefits. With our community only having just over 350 homes and having 2 pools to maintain along with the recent rising costs, the income from the fee will HELP our community to provide the income needed for future improvements. This additional income will also help to reduce the need for future dues increases as well. Our community needs the help of our community members to approve this fee and HELP our community. Please come learn more at our meeting on December 13th and our full HOA board will be available if you have any questions at all on this fee. All the details and the meeting information can be found at the link below. The MCM HOA Board members ask that you have a full understanding of this fee and proposal before placing your vote. If homeowners are unable to attend the Special Meeting on December 13th and have questions, please email BoardOfDirectors@marinecreekmeadows.com and all questions will be answered. Please also see attached FAQ document.

Also, if you have already voted No without fully understanding what this fee represents and how it will benefit our community, then you can change your vote at any time. Our community needs the help of our homeowners for our MCM community to have a brighter future.

https://www.marinecreekmeadows.com/events/events_scheduled/22-10-29/Special_Meeting.aspx

Contact the Property Management Company
Ryan@legacysouthwestpm.com

Contact the HOA Board of Directors:
BoardOfDirectors@marinecreekmeadows.com

www.marinecreekmeadows.com

