

WHEN RECORDED RETURN TO:  
Parkside Homeowners Association  
c/o FCS Community Management  
PO Box 5555  
Draper, UT 84020  
801-256-0465  
**disclosure@hoaliving.com**

14351843 B: 11553 P: 731 Total Pages: 2  
02/27/2025 12:09 PM By: salvarado Fees: \$798.00  
Rashelle Hobbs, Recorder, Salt Lake County, Utah  
Return To: FCS COMMUNITY MANAGEMENT  
PO BOX 5555 DRAPER, UT 84020



Space Above for Recorder's Use Only

Parcel #'s:  
27312020050000 through 27312020630000  
27312030010000 through 27312031100000  
27312561450000 through 27312561700000  
27312560040000 through 27312561440000

All future Phases, Lots and/or Units

#### **NOTICE OF ASSESSMENT & NOTICE OF REINVESTMENT FEE COVENANT**

Each Lot or Unit in Parkside Homeowners Association is subject to recurring assessments. Escrow agents, title companies, or others desiring current information as to the status of assessments should contact **FCS Community Management**; PO Box 5555; Draper, UT 84020. The phone number is **801-256-0465**. The email address is **disclosure@hoaliving.com**.

This notice affects the parcels referenced above and any subsequent parcels added to the community via appropriate expansion documentation.

ADDITIONALLY, please note that the Buyer or Seller of a Lot or Unit at Parkside Homeowners Association shall be required to pay to the at the time of closing or settlement of the sale of his or her Lot or Unit a Reinvestment Fee in a sum to be determined by the governing board.

The amount of the Reinvestment Fee may not exceed .5% of the value of the Lot or Unit at the time of closing unless the Lot or Unit is part of a large master planned development and shall comply with the requirements of Utah Code Ann., Section 57-1-46(5) (2010) as amended or supplemented.

The name of the association of owners responsible for the collection and management of the Reinvestment Fee is the Parkside Homeowners Association. (the "Association") and the address is c/o **FCS Community Management**; PO Box 5555; Draper, UT 84020. The phone number is **801-256-0465**. The email address is **disclosure@hoaliving.com**.

The Reinvestment Fee Covenant is intended to run with the Land and to bind successors in interest and assigns thereof.

The existence of this Reinvestment Fee Covenant precludes the imposition of any additional Reinvestment Fee Covenant on the Land or any Lot.

The duration of the Reinvestment Fee Covenant is ongoing until amended or supplemented.

The purpose of the Reinvestment Fee is limited to one or more of the following: common planning, facilities, and infrastructure; obligations arising from an environmental covenant; community programming; resort facilities; open space; recreation amenities; charitable purposes; or association expenses (including, but not limited to, administrative set-up fees).

The Reinvestment Fee required to be paid under the Reinvestment Fee Covenant shall benefit the burdened property.

IN WITNESS WHEREOF, the Association executed this notice on the 18<sup>th</sup> day of February 2025.

Parkside Homeowners Association

By: [Signature]  
Name: Michael Johnson  
Title: Managing Agent

**ACKNOWLEDGMENT**

STATE OF UTAH )  
 )ss:  
COUNTY OF Salt Lake )

On the 18<sup>th</sup> day of February 2025, personally appeared before me Michael Johnson who by me being duly sworn, did say that he is the managing agent of the Parkside Homeowners Association and that the within and foregoing notice was signed in behalf of said Association by authority of its board of trustees, and said Michael Johnson duly acknowledged to me that said Association authorized the same.

[Signature]  
NOTARY PUBLIC

