

# LOVELAND MIDTOWN METROPOLITAN DISTRICT WELCOME LETTER

Congratulations on purchasing a home in the Loveland Midtown Metropolitan District. Welcome to the neighborhood! The Loveland Midtown website contains all the information that you need to know: [www.lovelandmidtownmd.live](http://www.lovelandmidtownmd.live)

## **Metro Districts 101: What is a Metropolitan District?**

Special Districts in Colorado are a form of local government regulated by Larimer County and the State of Colorado. Please reference the district's website for more information:

<https://www.lovelandmidtownmd.live/FAQ>

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## **What Services are Provided by Loveland Midtown Metropolitan District?**

- Financing of public improvements necessary to build the development, including the streets, sewers, parks, and trails.
- Operation and maintenance of parks, landscaping and irrigation of common space/open space areas, signage, entrance monuments, covenant controls, and design review.

**Governing documents, current and past budgets, board meeting minutes, and legal documents that make the operations of Loveland Midtown Metropolitan District possible are available on the District website:**

[www.lovelandmidtownmd.live/governance](http://www.lovelandmidtownmd.live/governance)

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## **What Services are Not Provided by Loveland Midtown West Metropolitan District?**

- Snowplowing of public streets are not provided by the District but may be provided by the town of Loveland Please visit the Town's website for more information:  
<https://loveland.org/snow-removal/>
  - Actions involving policing authority such as animal control, vehicles parked on public streets, and enforcement of The Town of Loveland Code.
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## Architectural/Landscaping

- All exterior improvements MUST be approved prior to construction and/or installation. Rear yard landscaping is required within 180 days (6 months) of initial purchase. Violation of the landscape requirements may result in fines being assessed to owners. Submittal forms and more information is available on the District website: [https://www.lovelandmidtownmd.live/Community/Architectural Review](https://www.lovelandmidtownmd.live/Community/Architectural%20Review)
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## Covenants, Conditions, and Restrictions. What do these even mean?

These are guidelines for the appearance of the homes and lots within Loveland Midtown Metropolitan District. Please reference the Governing Documents and the violation process here: [www.lovelandmidtownmd.live/governance](http://www.lovelandmidtownmd.live/governance)

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## How do I Report Covenant Violations or District Maintenance Issues?

- Please email the District at: [info@lovelandmidtownmd.live](mailto:info@lovelandmidtownmd.live) to report any issues.
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## What Fees do I Pay as a Homeowner in the District?

When is my payment due? Will I receive a printed invoice? How can I pay my fees?  
Find answers online at:

[www.lovelandmidtownmd.live/online-payments](http://www.lovelandmidtownmd.live/online-payments)

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## When are the District Board Meetings?

- District Board Meetings are posted on the district website under Notices in the Governance tab: [www.lovelandmidtownmd.live/governance](http://www.lovelandmidtownmd.live/governance)

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