

WESTOWN METROPOLITAN DISTRICT

Snow Removal Policy

Snow removal from Right of Way residential sidewalks and Alleyway shared driveways.

Alleyway shared driveways and W 64th Loop will have a 2-inch accumulation trigger before snow removal services for the entire alleyways commence. Alleyway snow removal will be completed within 24 hours after the snow has ended. The 2-inch trigger will be determined by taking two measurements from two different occupied alleyways. Accumulation of less than 2-inches with wind drifts pushing some areas over the trigger will not be considered to have met the 2-inch trigger unless this condition exists over 50% of the entire property.

Snow removal services for residential Right of Way sidewalks will be cleared within 24 hours after the snow event ends per the City of Arvada, which was approved on July 10, 2006.

Snow removal starting points are at the discretion of District Management and the contractors performing the removal services. Both parties will strategically plan starting points that enable the contractor to safely, efficiently, and effectively move labor and equipment around the District property to remove the areas as quickly as possible.

Snow removal services may include, but are not limited to, hand shoveling, a truck with a plow, ATV with a plow, a skid steer with a pusher, a skid steer with a plow, a skid steer with a bucket, snow blowers, front end loader, road grader and dump truck with plow.

In snow events where there are more than 6-inches of accumulation, excessive winds, and/or high moisture content, additional equipment may be needed, which may extend mobilization and removal service completion times.

Within the 24-hour time-frame category for removal, the removal tasks will be prioritized as follows:

- 1) Alleyway shared driveways, the scope determined by the storm's trigger amounts as delineated above.
- 2) Sidewalks adjacent to the streets beside Townhomes and Condo buildings.

Refer to the attached map for a graphic depiction that delineates each snow removal area and how they are prioritized for removal.

All streets within the District are the City of Arvada Right-of-Way, with the exception of W 64th Loop. Any snow plowing on the streets, including the curb areas adjacent to mailboxes, is done based upon Arvada policies, rules, and priorities, all of which may change from time to time and will not be performed by any of the District contractors.