

# JEROME VILLAGE FEES

Revised 1/14/2026

## Jerome Village Community Authority (JVCA)

### Assessed Valuation Charge

The assessed valuation charge is included on your real estate tax bill sent by the Union County Auditor for the funding and ownership of infrastructure improvements (roads, sanitary sewers, and waterlines), amenities, and essential public services. The charge is calculated at a rate of 9.5 mills based on the assessed value of your property, which is determined by your county auditor. \*First year homeowners in Jerome Village may be billed by the Jerome Village Community Authority. Fee: Rate of 9.5 mills - \$332.50 per \$100,000 of property value

Example:

- A - Property Value: \$500,000
- B - Assessed Value:  $\$500,000 \times .35 = \$175,000$
- C - Annual Millage Charge:  $\$175,000 \times .0095 = \$1,662.50$
- D - Semi-Annual Millage Charge:  $\$1,662.50 / 2 = \$831.25$

A	B	C	D
Property Value	Assessed Value	Annual Millage Charge	Semi-Annual Millage Charge
\$500,000	\$175,000	\$1,662.50	\$831.25

### Community Center Charge

The annual charge is based on the budgeted expenses for the community center(s) within the boundaries of the Jerome Village Community Authority for that year. The amount of this charge for 2026 is \$496.79. The annual cap is subject to increase each year by a percent not to exceed the Consumer Price Index for that year.

### Income Charge – Charge is currently not in effect

This charge may only be levied by the Board in accordance with the Community Authority Declaration. This charge is currently **not** in effect and can only be levied after the Developer is no longer entitled to appoint members of the JVCA Board.

Fee: May be levied at a maximum rate of 2% based on the income of residents and profits of businesses located within the boundaries of the Jerome Village Community Authority each as further defined in the Declaration. While the maximum rate is a 2% charge, the JVCA board can only levy 1%, with the second 1% being implemented by a public vote.

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## Jerome Village Master Property Owners Association

### Residential Property Owners Association (RPO)

Purpose: To cover the expenses of maintaining Jerome Village common areas including common area entries and fences, mowing and fertilizing, mulching and pruning trees, and snow removal and plowing where applicable. Fee: For calendar year 2026, each home will be assessed an annual RPO fee of \$376.00\*, which is billed annually.

\*The following neighborhoods have additional assessments for specialized services which will be billed directly by their sub-association: Britonwood, Canby Court, Cottages at Verbena, Eversole Woods, Gardenia, Plum Ridge Place, and Rock Rose Place.

\*For calendar year 2026, no RPO assessment will be made on any owner in the Courtyards. Contact Epcon Communities at 614-368-1970 for any additional fees that may be assessed as the result of the amenities and/or services provided to the homes located within the subdivision.

### Design Review Board

Purpose: The Design Review Board (DRB) must review and provide written approval for all exterior modifications.

Refer to the Exterior Modification Application for DRB fees and the process to apply for an exterior modification.

Additional resources available in your Resident Center portal under the documents tab.

Visit: <https://columbushospitality.managebuilding.com/resident/portal/login>