

Phone: (800)228-1025 Fax: (970)726-8004
www.lionsgatepines.org



LION'S GATE PINES LODGE INTERVAL OWNERS ASSOCIATION

Lion's Gate Policies and Procedures

Housekeeping Services: You will receive one trash pickup and a towel exchange on Tuesday. Additional housekeeping services are available for a nominal fee.

Interval Rental Program: We do offer an Interval Rental Program for owners. The high seasons for rental are December through March, July and August. Off-season weeks usually do not rent well, If you would like to attempt to rent your week, please contact Linda at linda@staywinterpark.com Phone: [\(970\)726-6258](tel:(970)726-6258), Fax: [\(970\)726-8004](tel:(970)726-8004).

Ownership Change: In order to process an ownership change, you must provide Condominium Management Company with a copy of the recorded deed transferring title. This deed must be recorded at the Grand County Clerk, PO Box 120, Hot Sulphur Springs, CO 80451. There is a fee to do this. Call the courthouse at (970)725-3347 for details. If you wish to show your unit to a potential buyer, you may do so by appointment only with

Condominium Management Company and only on Fridays between 10 a.m. and 4 p.m.

Sleeping Capacity: All the 2 bedroom units will sleep a maximum of 6 people including one queen, two twins and a queen-sized sofa sleeper. Three bedroom units will sleep 8 with one queen bed, 4 twins and a queen-sized sofa sleeper. Please do not exceed the maximum capacity of your unit.

No Pets Allowed. No animals of any kind are allowed on the property. Exceptions may be made for certified and documented service animals. Violators of this rule will be charged a fine of \$250. Pet boarding is available at Byers Park. There is a veterinary clinic in Fraser. Their phone number is (970)-726-8384.

Payment Policy: You will be billed four times annually for your association dues. January 1, April 1, July 1, October 1. Payment is due 30 days from the billing date. Your maintenance fee account for all the

weeks you own must be current before you can use your week(s) or bank it with an exchange company. The mailing address for payments is Condominium Management Company, PO Box 3095, Winter Park, CO 80482-3095. Credit cards are accepted with a processing fee.

Reminders: As a service to our owners, Condominium Management Company will send out a reminder letter 4 weeks before your arrival. This will allow you time to deposit your week with an exchange company. If you have booked with an exchange company or put your week on rental, you will not receive a letter.

Exchange Options: Lion's Gate is affiliated with Interval International for domestic and international trades. Red weeks are 1-15, 21-39 and 46-52. Green weeks are 16-20 and 40-45. Contact Interval International for additional information at (800)843-8843 or online at www.interval-intl.com