



Spring 2004



## From the Operation Manager's Desk

Dear Deer Crest Property Owner,

This winter proved to be one of extremes. Some of the biggest storms and coldest temperatures in ten years got the season off to a great start. The trails that were able to open on Deer Valley's opening day were in great shape and the additional trails that open with Deer Valley's Jordanelle run were opened on December 22<sup>nd</sup>, five days earlier than years past. The snowmaking crew utilized our new larger snow gun and two million more gallons of water in this winter's snowmaking operations. While we entered March with the best conditions in a decade, no one could foresee what was in store for us. The biggest above average warm spell in eighty years hit Utah and "spring conditions" were the rule for the rest of March and April.

We had the opportunity to meet more of our owners this winter as they enjoyed the facilities. We encourage everyone to stop in and meet the crew and tour the Gate Houses or Maintenance Building. As we are taking on more of the operations of Deer Crest, we are very proud of the personnel and equipment we have assembled to keep the property in the condition a development of this caliber deserves.

As we switch seasons at Deer Crest, we hope many of you will be able to take advantage of the beautiful weather and all the amenities that Park City has to offer in the summer. We will be busy with the seasonal maintenance of the property and the ongoing "greening" of Deer Crest, planting more evergreen trees and spreading more grass seed.

The official turnover of ownership of common areas from the developer to the Master Association is proceeding. Board of Trustee Members Bob Sammons and Tom Hodgson and resident Phil Lippencott are heading up a committee, which hired an engineering firm and legal council to oversee this process and assure the owners are receiving quality infrastructure.

Utah is in the midst of a six year drought cycle and is experiencing mandatory water conservation in some areas, but we have good news for Deer Crest Homeowners. Jordanelle Special Service District, which provides your water, has lowered its rates! The old rates were \$55 for the first 12,000 gallons, and \$15 for each additional 1000 gallons used. The new rates are \$32.19 for the first 10,000 gallons, and \$2.37 for each additional 1000. While we should keep in mind that we live in a desert climate and practice conservation when ever possible, you should see some more reasonable water bills this summer.

We are very happy to be the managers of the Deer Crest Master Association and enjoy the scope and variety of work it takes to operate the facilities for you, the owners. We are committed to the success of Deer Crest, look forward to working with you during the coming year and, as always, are interested in your ideas and input.

Best regards,

Don K. Taylor  
Operations Manager

## Employee Profiles

### Gate Attendants



Tracy Cowley came to Deer Crest in July of 2003 as a Gate Attendant and worked his way

up to the Gate Attendant Supervisor in February. He has a wide background of experience including, ten years as a facility manager for Seven Eleven stores. Duties there included, construction management, contract negotiation, capital management, equipment procurement, day to day facilities maintenance management. He covered a five-state region. He owned a facilities maintenance company for eight years that serviced all aspects of convenience stores in the Utah area. His interests are focused on his family. He has three girls and two boys. They have lived in Midway for nine years. They enjoy the outdoors and enjoy living in the mountains. They spend time boating, motorcycling, horseback riding and hiking. The boys are now involved in boy scouts so he spends time backpacking and camping with them. He also enjoys people and looks forward to becoming better acquainted with all the homeowners.

**Enclosed is an information sheet listing key Deer Crest contacts. Please feel free to contact anyone on this list for assistance.**

## Employee Profiles



Mike Pope was born and raised in Texas. He moved to Utah in 1997 to attend Snow College. After graduating in 1999, he transferred to Weber State University. He met his wife through work and married her ten months later. He has two beautiful children; a three-year-old girl and a two-month-old baby boy. You might have seen Mike's car parked at the gatehouse because he works full time with the Utah Highway Patrol. When he is not working he enjoys spending time with his wife and children and playing softball and occasionally working out. Even though he is only working part time, he looks forward to meeting all of the homeowners.

## Hotel Update

The development team for the hotel has continued to make progress. Last month Park City approved the application for a conditional use permit and a new plat map amendment for the hotel. The hotel has been reconfigured and a change in the plat was necessary in accommodating the new layout. Negotiations are still under way with a new operator for the hotel, but no formal announcement can be made at this time.



## Summer 2004 Market Update - Deer Crest Estates

Deer Crest is proud to be the presenting sponsor of the 11<sup>th</sup> annual Luxury Home Tour on July 31<sup>st</sup>. The tour will feature six spectacular Deer Crest homes. This is a charitable event that supports the Peace House and tickets may be purchased through the Park City Board of Realtors® or the Peace House. For more information on being a sponsor, event volunteer or to purchase tickets please call 435-647-9161. The event runs from 9:00-5:00 and guests should plan on a good 3+ hours to take the tour. We will be running the Gondola throughout the day. Mark your calendar because we will also be hosting a cocktail reception for our Deer Crest homeowners and the Luxury Home Tour committee on Friday July 30<sup>th</sup> from 6:00-8:00pm.

Prudential Utah Real Estate is currently offering 21 remaining ski in/ski out Deer Crest Estates homesites priced from \$645,000 to \$1,250,000. A variety of incredible lake, forest and mountain views are still available. Seven homes in Deer Crest have now sold priced between \$3,495,000 and \$9,900,000 with the last sale this winter. There are currently 8 homes for sale in Deer Crest priced between \$3,995,000- \$9,995,000.

In addition, we sold 3 Deer Crest Townhomes this ski season priced from \$998,000 to \$1,275,000. We now have a furnished model available to tour. These charming ski in/ski out townhomes feature 2 different models with 4 Bedroom, 5 Bath and 3 Bedroom, 4 Bath units with great ski access, views and private hot tubs on their back patios. They offer hickory floors, 8' doors, granite counters, stone fireplaces, attached two car garages and ski access to Deer Crest's Pioche Trail.

To schedule a tour of Deer Crest lots, homes or townhomes contact Ann Mac Quoid or Suzanne Harris at 435-649-7170 or visit our newly remodeled 625 Main Street Real Estate Gallery in historic Park City. Please visit our web site at [www.deercrest.com](http://www.deercrest.com) and take a virtual tour of any of our lots or home currently for sale and learn more about Deer Crest.



*Living room and kitchen in the new Deer Crest townhomes.*



## Events Fill Park City's Summer Schedule

Following a record winter season in terms of skier days, the hills surrounding Park City once again will host a plethora of events and activities during the warmer months sure to offer something for everyone, from outdoor enthusiasts to music lovers and everything in between.

As the snow melts from the slopes of Park City's three resorts, Deer Valley Resort plans to kick off its summer operations June 18 with its popular lift-served hiking and mountain biking, including the Silver Lake Express chair lift from Snow Park Lodge to Silver Lake Village. As well, enjoy al fresco dining at Royal Street Café located mid-mountain in Silver Lake Village, and Deer Valley's children's programs, followed by a summer chock full of music at the Resort's hillside amphitheater outside Snow Park Lodge. In addition to the Utah Symphony performing each Saturday night through July and August and the annual Fidelity Investments Park City Jazz Festival Aug. 27-29, the Resort is hosting a number of concerts including Kenny Loggins and Chris Isaac, as well as the weekly Local Summer Music Series each Wednesday evening from 6 to 8. Music will be heard throughout the town of Park City all summer long, from Main Street to The Canyons.

Following the success of last summer's successful Triple Crown Girl's Fast Pitch World Series tournament, which is returning to Park City July 13-24, Park City is gearing up for other large-scale events bringing in teams and competitors from around the country. The Park City Marathon is off and running June 12 while a new "ultra" event, The Endurance 100, is taking mountain bikers on a 100-mile odyssey on Park City's incredible trail system July 24.

The Park City Cycling Festival, bringing more than 2,500 of the nation's top road cyclists to town Aug. 12-22, features the national championships for most age categories and will crown 100 national champions for the coming year. Also during that time, the National Sevens Rugby Championships features the nation's top rugby players in this fast-paced game Aug. 14-15.

Other Park City summer events include the 35<sup>th</sup> annual Art Festival, Aug. 7-8; monthly Gallery Strolls; weekly Farmer's Market, Film Series and Big Air Show at the Utah Olympic Park; and more. For details of these and all of the other exciting events scheduled this summer, visit [www.deervalley.com](http://www.deervalley.com).

## DEER VALLEY & PARK CITY 2004 SUMMER EVENTS SCHEDULE

### June

Jun. 12	8th Annual Park City Marathon
Jun. 19	Saturday Freestyle Big Air Show - Olympic Park
Jun. 19	Park City Historic Home Tour
Jun. 25	Last Fridays Arts & Eats Gallery Stoll - Main Street
Jun. 26	Park City Jazz SummerSide - Chateaux at Silver Lake



### July

Jul. 4	Park City's 4th of July Parade & Celebration - Old Town
Jul. 4	Utah Symphony - Patriotic Favorites - Deer Valley
Jul. 13-24	Triple Crown Girl's Fast Pitch World Series
Jul. 17	Hike Through History with Hal - Jupiter & Silver King Mines
Jul. 24	The Endurance 100-Mile Mountain Bike Race
Jul. 24	Utah Symphony - Gershwin Tribute - Deer Valley
Jul. 30	Last Fridays Arts & Eats Gallery Stoll - Main Street
Jul. 30	Utah Symphony - New World - Deer Valley
Jul. 31	Utah Symphony - Bela Fleck - Deer Valley
Jul. 31	2004 Luxury Home Tour of Park City

### August

Aug. 6-8	Park City Art Festival - Main Street
Aug. 6	Utah Symphony - Silver Screen - Deer Valley
Aug. 7	Utah Symphony - Broadway Stars - Deer Valley
Aug. 12-22	Park City Cycling Festival
Aug. 13-14	Utah Opera with Lisa Vroman - Deer Valley
Aug. 15	Hike through History with Hal - Daly West Mine
Aug. 18	Utah Symphony - From Mozart to Future - Deer Valley
Aug. 20	Utah Symphony - Olga Kerns Play Rach 2 - Deer Valley
Aug. 21	Utah Symphony - 1812 Overture - Deer Valley
Aug. 27	Last Fridays Arts & Eats Gallery Stoll - Main Street
Aug. 27-29	Fidelity Investments Park City Jazz Festival - Deer Valley

### September

Sept. 4-6	Park City Area Showcase of Homes
Sept. 4	Saturday Freestyle Big Air Show - Olympic Park
Sept. 6	Miner's Day Parade & Celebration - Old Town
Sept. 11	Hike through History with Hal - Flagstaff Mine

For more information please check out these websites:  
[www.deervalley.com](http://www.deervalley.com) • [www.parkcityinfo.com](http://www.parkcityinfo.com)

Schedule Subject To Change  
Please Call 800-453-1360 for Calendar Update

## Design Review

The Design Review Committee has seen a definite increase in activity compared to last year. A total of thirty-two homes have now been completed. The Rothmans on lot # 77 are just finishing their home. The Franco's on lot # 4 and the Gonzolas's on lot #14 have been enjoying their homes and are finishing their landscaping this spring. There are five homes currently under construction with the Taylor home on Lot 58, the Mascatello Home on Lot 87, the Deer Crest Custom Home on Lot 51 and the Reliance Development home on Lot 103. The Mita home on Lot 20 has just been issued a building permit and has started clearing the site. Three more homes on lots 68, 3, 12U, are engaged in the design review process and should be approved by the end of May. Inquiries have been made about several other sites, and they may begin this year as well. On the commercial side, the first two buildings of the Townhomes at Jordanelle Village are completed and the next phase of the project may begin this summer.



*Deer Crest Tree Planting Crew.*



Deer Crest  
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