



SUNDIAL  
LODGE



## MARCH 2018 NEWSLETTER



*Photo Taken: Wednesday, February 28th*

### *New HOA Accountant*

We are excited to announce the appointment of Mike Howe as the new Sundial Homeowners Association Accountant. Mike rejoined the All Seasons Resort Lodging team last year as the Sundial General Manager after leaving for six years to work in the public accounting industry.



Mike has a Master of Accountancy degree along with a Bachelor of Science degree in Hospitality Management. He has an incredible passion for the hospitality industry and brings with him a strong knowledge of accrual basis accounting (GAAP). Mike is excited to be working with you as your homeowners association accountant, as well as continuing in his role as the Sundial Lodge General Manager.

### *ANOTHER SNOW STORM HAS ARRIVED IN PARK CITY!*

The 2017/18 winter season started off incredibly warm and dry. We were lucky to receive several snowstorms during the month of February to help with snow conditions, but we certainly hope to continue receiving the much-needed snow.

Owners and guests returning to the the Sundial Lodge this season have been very pleased with the outcome of the renovation. As you likely recall, there were several unanticipated challenges with the installation of the carpet. After several weeks of delay by the manufacturer, the installers misaligned the carpet's pattern in front of several unit doors. These issues will be resolved by the installers when occupancy drops in the spring. The good news is that the manufacturer is crediting the association around \$13,000 for their numerous mistakes.

*We welcome all owners to join the upcoming quarterly Sundial Board of Directors Meeting scheduled for this Friday, March 2 at 2:00 PM (MST).*

The meeting will be held in the board room located on the third floor of the B Building. If you plan to join the meeting, please let us know so that we can ensure sufficient refreshments and materials are provided. If you are unable to attend the meeting, you may dial in using the information below, or review the meeting minutes that are posted to the [sundialhoa.com](http://sundialhoa.com) website after the meeting. The agenda for the meeting is enclosed on the last page of this newsletter.

Dial-in Number: (712) 775-7031  
Access Code: 624352

# Improvements Around the Sundial Lodge

## Artwork

The board continues to work with the interior designer, Susan Monahan, with the installation of the final pieces of artwork.



*The 57" wide trail map in the ski lounge is a very popular feature amongst owners and guests!*

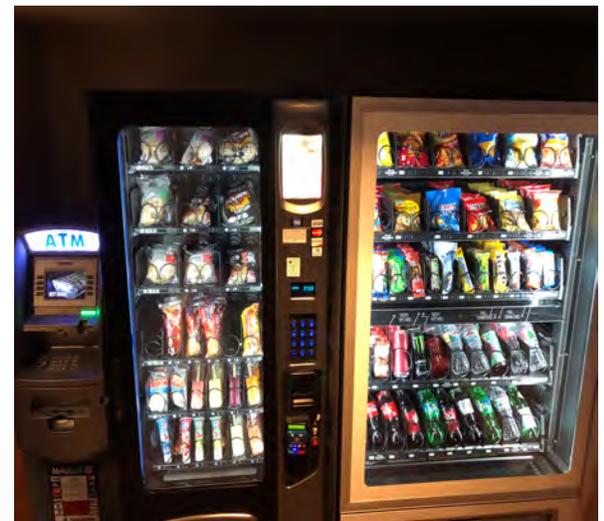


## ATM and New Vending Machines

The Sundial Lodge has upgraded the vending machines at no cost to the association! There are now two new vending machines. One machine is a frozen food machine with frozen sandwiches, burritos, pizzas, ice cream, and popsicles. The other machine provides beverages and snack options, including healthier options such as: Cliff bars, Pure Protein bars, Nature Valley bars, Veggie Straws, and trail mix. Both machines provide better payment options that include: cash, credit card, and Apple Pay options.

In addition to the vendor providing and servicing both upgraded vending machines for free, the association receives revenue share for every product purchased!

The ATM has been hardwired with an ethernet cable and is now operating properly. Similar to the agreement with the vending machine vendor, the ATM is provided and serviced at no cost and is profitable to the association!



## Spring 2018 Projects

- Carpet repairs where pattern alignment issues exist
- Completion of smoke damper replacements in units
- Identify and repair ground level hot tub leak and repair concrete
- Woodwork on forum-facing balconies (begins late-spring of 2018)
- C-building flat roof repairs

## Sundial Traffic Circle

The Sundial traffic circle traffic issues have significantly improved this year. The CVMA has done a great job staffing the area and their employees have proved themselves to be friendly, efficient, and effective. The board will be reviewing proposals to potentially install security cameras to the traffic circle and garage entries and exits.

**PLEASE REMIND YOUR GUESTS TO KEEP GLASS AND CERAMIC DISHES OUT OF THE POOL AREA!**

**Please direct your questions or feedback to:  
Nicole Chastain at [nchastain@asrlodging.com](mailto:nchastain@asrlodging.com) or (435) 200-8105.**



S U N D I A L  
L O D G E

**SUNDIAL LODGE CONDOMINIUM OWNERS' ASSOCIATION, INC.**

**QUARTERLY BOARD MEETING**

**LOCATION: Sundial Board Room (Third Floor B Building)**

**DATE: March 2, 2018**

**TIME: 2:00 PM MST**

**AGENDA**

**12:30 – 2:00 PM: CLOSED EXECUTIVE SESSION**

**2:00 PM:**

Meeting Called to Order

*Bob Flaig*

Welcome and introductions

Additions to agenda

Approval of January 2018 board meeting minutes

HOA Overview Update

*Jim Simmons*

- Introduction of Mike Howe
- Roundabout traffic mitigation efforts
- Front desk check-in processes

Financial Update

*Deborah Scher/Mike Howe*

Common Area Renovation Update

*Jim Simmons/Dave Guyer*

- Final artwork and trail map installation
- Repair of carpet with installation issues
- Potential conversion of laundry room into a gym

Maintenance Updates

*Dave Guyer*

- Chiller update and cost estimates
- Electrical survey and repairs
- Structural engineer's review of beams
- Leaking hot tub

Miscellaneous/Open Discussion

*All*

Adjourn Meeting

*Bob Flaig*