



Update from the Board

SUMMER 2025

Greetings Grand Elk Neighbors,

We hope you and your family are enjoying summer in Grand Elk and the many activities Grand County has to offer!

Troon® Update

Members of Troon's leadership have been making site visits this summer to implement their standards of service, best practices, and staff training in agronomy, food and beverage, and retail operations. Notable progress is being made, yet we recognize there is still work to be done to improve golf course conditions and elevate the food and beverage experience. Troon's Senior VP of Operations, Matt Malloy will share more details at our upcoming annual meeting.

Pool and Spa

The pool is once again the hub for summertime family fun! The new pool lounge chairs offer more seating around the pool deck for hanging out with a good book or soaking up the sun while the kids splash away. We now have a service contract in place for regular cleaning and maintenance to keep the water sparkling clean and the equipment functioning well.

Friendly reminder: Please check-in at the pro shop before heading down to the pool area. You're welcome to bring family and friends and must remain at the pool with them. Short-term rental hosts, please inform your guests that the pool and spa amenities are reserved for members.

Road Maintenance Project Underway

In May, we evaluated the condition of all Grand Elk roads within GEOA's responsibility to maintain. From there, we established priorities for this year and solicited three bids. Work is now underway for crack sealing, repairs and repaving. This includes Thompson Road, Pioneer Drive, damaged sections of both Buckhorn Drive and Wildhorse Drive, and the damaged entrance to Eagle Ridge at Thompson Road. Please refer to email notifications from CMC for traffic control information.

Total project costs for this year are approximately \$600K. The Town of Granby has agreed to reimburse \$352K from the Grand Elk GID Operations and Maintenance Fund, with the \$248K remainder funded from GEOA reserves.

Lighting Replacement Starting Soon

CMC is replacing the non-functional monument lights at the Grand Elk entrance with solar lights, as well as adding eight new light posts around the community of the same style as existing lights. This project will start early fall with minimal traffic disruption.

Drainage Remediation Project

The 2022 Drainage Study conducted by Alpine Meadows identified several drainage issues to be addressed. The first project will remedy the inadequately-sized pipe causing drainage issues on fairway #7. We expect work to begin after the course closes and be completed before winter sets in.

"Experience The Grand Elk Lifestyle" Marketing Campaign

We recognize the opportunity to grow Grand Elk toward its full potential, beyond the current buildout of about 55%. Lots are currently available for developers and custom home builders, along with new homes and resales, offering many options for buyers seeking an active lifestyle in a premier mountain location. Growth in housing provides additional resources to sustain and enhance our amenities, and a chance to welcome new members to our unique golf club community. In support of this, we've initiated three low-cost marketing efforts:

- "Experience The Grand Elk Lifestyle" full-page spread in [Avid Golfer](#) June, July, and August issues
- Open house for local realtors and builders held in June
- Coming soon, a fresh new look at the Grand Elk Living website

Grand Elk Living Website Changes

In prep for the upcoming website refresh, some content is migrating to the [Smartwebs Resident Portal](#), the same platform used for your GEOA account and dues payments. All GEOA governing documents and meeting archives are now on Smartwebs in the Documents section. The DRB guidelines, applications, and approval process will be migrating to the Smartwebs Architecturals section this fall. For now, these documents can still be accessed from [Grand Elk Living / DRB](#).

Common Area Noxious Weed Control

Our community will receive the second of two summer applications of noxious weed control in common areas and on vacant lots in late August or early September.

Stay Connected

Members are always welcome to attend GEOA board meetings. Dates are posted on the [community calendar](#). You may also reach out to the Board through the [website](#). Please do not reply to this email as it is an unmonitored mailbox. Thanks for your support!

Grand Elk Board of Directors

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