

2024 GRC Homeowner Types

- **Full Benefit Homeowner (“FBH”) and Full Benefit Homeowner Add-On (“FBHA”)**
 - 2 adults and 2 dependents of age 6 to 26, plus any dependent children aged 5-and-under may be designated as FBHs for each property paying the Use and Consumption Fee, as follows:
 - One adult must be the primary designee and **must be on the deed*** to the eligible property.
 - The primary designee may designate a second adult beneficiary (the secondary designee) who is a spouse, significant other, or other immediate relative within one generation up or down as an FBH.
 - All FBHAs age 5-and-under will also be designated as FBHs.
 - FBHA definition: Additional dependents, adult children, parents, or grandchildren of the primary designee or the secondary designee – as well as other owners appearing on the deed who have paid the add-on-fee, and their dependents, parents, and grandchildren, will be classified as Full Benefit Homeowner Add-Ons (“FBHA”).
 - FBHAs will have FBH designation, by paying \$250 on an annual basis, for a qualified dependent age 6 through 26, and \$550 for a qualified adult (the “Additional FBH Fee”).
- **Limited Benefit Homeowner (“LBH”)**
 - All owners of property in GRC not paying the Use and Consumption Fee, and their dependents of age 26-and-under, enjoy the privileges of LBHs.
- LBHs will be entitled to Category 1 benefits listed below. FBHs will be entitled to Category 1 and Category 2 benefits listed below. FBHAs will also be entitled to Category 2 benefits by paying the Additional FBH Fee.

*For those properties co-owned by multiple families or owned in corporate partnerships, please contact the GRC directly for eligibility information.

2024 GRC Homeowner Proposed Benefits

- **Category 1 Benefits** (FBH, FBHA, and LBH):
 - Access Trail Pass for mountain biking, Nordic skiing, and hiking, subject to rules and regulations, seasonal closures, and similar restrictions.
 - Access to fishing through the available fishing program and outfitter.

- **Category 2 Benefits** (FBH and FBHA [with Additional FBH Fee]):
 - Full access to Ranch Hall, Ranch Hall Pool, and designated parking during hours of operation, including homeowner events, as may be offered.
 - Ski Benefits
 - Season ski pass and summer all mountain trail and lift pass.
 - Each ski pass includes three (3) days at Ski Cooper in Leadville for the 23/24 ski season, and new for the 23/24 ski season, each ski pass will also include three (3) days at Loveland. Show your Granby Ranch ski pass at the Ski Cooper and Loveland ticket windows to obtain lift tickets.
 - Fast Rider Program pass.
 - Nordic Trail pass.
 - Ski Discounts (available only to FBHs)
 - 50% off window price of five (5) one-day winter lift tickets. Maximum of five (5) per season, per household. Primary and secondary designee must redeem at ticket window.
 - 10% discount at all ski rental and demo ski outlets.
 - 10% discount on all ski & ride school lessons (group or private).
 - 10% discount at all retail establishments.
 - Golf Benefits
 - Eight complimentary 18-hole rounds of golf with cart.
 - Complimentary access to the golf range when open.
 - Food and Beverage Discounts
 - 10% discount on all food and beverage at the Granby Ranch restaurants (not to include already-discounted Happy Hour pricing).
 - Homeowners Lounge at 8350 Privileges
 - Includes access to 8350 Lounge from 8AM to 3PM during winter season operations. Date and event related restrictions may apply.
 - Short Term Renter Privileges
 - Access privileges for short term rental tenants of FBH to the Ranch Hall Fitness Center, Pool, and Hot Tub, subject to fees, rules, and restrictions.