

# Telemark Lodge Condominium at Copper Mountain Resort

## Association Summary of Rules

### Owners, Tenants and Guests:

The Telemark Lodge Condominium Association (Association) welcomes you and hopes your stay is relaxing and enjoyable. The Association provides this Summary of Rules for your information and to ensure everyone has a pleasant and uneventful stay at Telemark Lodge Condominiums. Please be aware that Telemark Lodge Condominiums is a privately owned property and **not a hotel**.

**Property Management:** Telemark Lodge Condominiums is managed by the Axiom Management Group. There is a Building Manager on site; however, if the Building Manager is not available, Axiom Management Group staffs a 24/7 help desk at 970-409-0178 or EML: helpdesk@axiommanagement.co to provide assistance.

**Vehicle Registration:** Owners, tenants and guests **must** register their vehicle using the refrigerator mounted Parking Attendant placard **QR code and six-digit passcode** when parking a vehicle on Association property. Rental Management Company issued parking passes **are not** valid. Only **one** vehicle per unit is permitted to be parked on property at any time. **No Exceptions.** Vehicles which are not registered and parked on Association property are subject to be booted or towed without prior warning. Parking on property after 2:00 PM on check-out day and prior to 4:00 PM on check-in day **is not** permitted. Vehicles with a length that exceeds 19 feet or a total height, including roof racks/carriers of six feet (6') eight inches (8"), are not permitted in the garages and **must be** parked in an outside parking space. Should you have a parking question or vehicle registration issue, please contact the building manager or the 24/7 Axiom Management Group help desk for assistance. Copper Mountain Resort does provide overflow parking in the Alpine Lot located adjacent to the Resort entrance at a cost of \$20/day and free bus transportation is available from the Alpine lot to the bus stop east of Telemark Lodge. Instructions for use are available in the wall folio adjacent to the lobby phone.

**Hot Tub Facility Rules:** See reverse side.

### Skis and Snowboards:

- Skis, poles and snowboards **are not** permitted in the units, the elevator, hallways or stairwells. Ski/Snowboard bags must be stored in your rental unit or vehicle and not in the hallways. Ski/Snowboard storage in the lobby is limited to the wooden racks located adjacent to the lobby entrance. Unit lockers are provided on the first floor and are numbered the same as the rental unit number. There should be several locker keys on lanyards in each unit for the assigned unit locker. If a key is not available, contact the building manager or the 24/7 Axiom Management Group help desk. Additional ski & snowboard storage racks are available in the west garage and south lobby level interior stairwell. Locks for wall mounted ski/snowboard racks are available from the building manager or 24/7 Axiom Management Group help desk for a \$20 refundable deposit. Guests are responsible for security of their ski and snowboard equipment. The Association **does not** accept financial liability for stolen ski and snowboard equipment.

**Bicycles & Scooters:** Bicycles and scooters **are not** permitted in the lobby, rental units, elevator, hallways or stairwells. Bicycles and scooters can be stored in the west garage bike racks. **Do not** lock bikes or scooters horizontally to wall mounted bike racks. The Bicycle Cage in the west garage is restricted to Owner and tenant use only. Guests are responsible for securing their bicycle and scooter. The Association **does not** accept financial liability for stolen bicycles and scooters.

### Drugs & Smoking:

- **Telemark Lodge is a drug and smoke-free building.** Illegal drug use and smoking tobacco, vape pens and marijuana **are not** permitted on Association property. The Association does not provide authorized tobacco, vape and marijuana smoking areas on Association property to include stairwells and exterior landings. Tenants and guests should refer to their lease/rental agreement regarding Owner rules regarding tobacco and vaping smoking and marijuana consumption in their rental units.

- Marijuana or Synthetic Marijuana Users (Medical or Recreational): There is no smoking of any substance identified as Marijuana, Hashish, Pot, Ganja, Smoke, Weed, Spice, Joint, Hooter, Hash, Mex, Skunk, Chronic, Bud, Mary Jane and Jay allowed on Association property at any time. If someone is observed smoking marijuana or synthetic marijuana or consuming illegal drugs on Association property, contact the Building Manager or the 24/7 Axiom Management Group help desk who will notify Copper Mountain Security or the Summit County Sheriff to confront the violating guest(s). The Association **will** enforce a **zero-tolerance** policy.

### Pets:

- Guests and short-term tenants **are not** allowed to have pets, to include emotional/comfort support animals, reside at Telemark Lodge Condominiums during their stay. The Association **will** enforce a **zero-tolerance** policy.

- Owners and long-term tenants under a lease agreement may have a domestic pet. Dogs **must** be on a leash or secured to the guest when in a common area, which includes the lobby, elevator, garages, hallways, stairwells, lobby level public bathrooms, the locker room and within 15 feet of the building exterior. Certified service animals are permitted in the building but must wear an identification harness and provide management an explanation regarding service animal training when challenged.

- Pet owners **must** walk their pet at least fifteen (15) feet from the building exterior or any building entrance/exit and **must** clean-up after their pets. Stocked pet waste containers are located in front of the building, adjacent to the rear lobby entrance and west and north ground floor stairwell entrances. **Dispose of all pet waste in a designated exterior pet waste container only.**

**Quiet Hours:** Telemark Lodge has a quiet hour policy between 10:00 PM and 8:00 AM daily. Guests will refrain from making loud noises, talking loudly, running in hallways and restrict volume levels when listening to music or viewing television. This policy applies to all residential units and common areas to include the lobby, elevator, hot tub facility, hallways, laundry facility, ski locker room, garages, rear deck, rear lobby and stairwell landings and the front parking lot of the building. If there is a quiet hour's violation, contact the 24/7 Axiom Management Group help desk at 970-409-0178 or Copper Mountain Security at 970-390-6888.

## OVER FOR MORE INFORMATION

**Trash Disposal:** There is a trash chute located in the elevator lobby on each floor directly across from the elevator. It is your responsibility to dispose of trash in a sealed plastic trash bag using the trash chute. Do not leave garbage bags or pizza boxes on the trash chute floor. **Do not** stuff pizza boxes down the trash chute. Dispose of pizza boxes in the lobby level east garage trash room

dumpster. Do not dispose of garbage bags in the hallway courtesy trash containers, hallways, stairwells, lobby, entrance vestibule, rear lobby level landing, the east or west garage trash containers or the garage floors nor on Association exterior property.

**Recycle Disposal:** There are four (4) blue/black recycle containers in the east garage and a wall mounted poster detailing eligible recycle material. Unless in brown paper bag, empty the recycle container or plastic bag into the blue recycle container. **Do not** use the four blue recycle containers for trash disposal. Management identified violators may be fined \$20.00.

**Bellman Carts:** **Telemark Lodge is not a hotel.** The Association provides four (4) bellman carts for your convenience. **Do not** keep a bellman cart in your rental unit. Promptly return carts to the lobby cart corral after unloading your belongings in your rental unit. Management identified violators may be fined \$20.00.

**Vero Networks WiFi & TIVO Streaming Service:** The Association provides free rental unit and common area WiFi and TIVO streaming as a courtesy to guests. Each rental unit has a refrigerator mounted placard which provides guest WiFi login credentials for your unit. When transiting building hallways or common areas WiFi is open and available without login credentials. If you have a question or issue with internet access or TIVO streaming television please contact Vero Networks at 970-230-8376.

**24 Hour Security Camera Surveillance:** Telemark Lodge Condominiums common areas, such as the lobby, hallways, elevator, stairwell entrances and exits, garages, laundry facility, locker room, hot tub facility and the rear deck and yard are under 24/7 security camera surveillance. Should you have a security related issue please contact the Building Manager, 24/7 Axiom Management Group help desk or Copper Mountain Security at 970-390-6888.

**Assistance Inside Rental Units:** If there is a front door lock, electrical, plumbing or heating issue in your rental unit, please notify the Building Manager or the 24/7 Axiom Management Group help desk. Remember, **Telemark Lodge is not a hotel**, so if you have an issue with unit cleanliness, appliances, windows, blinds, availability of clean bed, bath and kitchen linens, furnishings, faucets, burnt out light bulbs or household items please contact your VRBO/Air BnB or rental management company point of contact. If you have a question or issue with internet access or TIVO streaming television please contact Vero Networks at 970-230-8376.

## **Telemark Lodge Condominiums Hot Tub Facility**

### **Association rules and hours for Owners, tenants and guests**

**(For additional details, see the Association resolution posted on the inside of the hot tub facility door)**

**Hours:** 10:00 AM-10:00 PM daily during winter and summer season

#### **Summary of Association Rules:**

1. Owners, tenants and guests will comply with the following Association rules when using the Hot Tub Facility:
  - Children under 18 years of age will be supervised by a person(s) 21 years or older
  - No more than eight (8) persons are permitted in the hot tub at the same time
  - No smoking which includes vaping
  - No drugs, which includes marijuana for medical or leisure use and all synthetic forms of marijuana such as spice
  - No alcohol
  - No nude bathing
  - No glasses, bottles or glass containers
  - No climbing on railings or playing on stairs
  - No playing on wheelchair lift
  - No pets of any kind
  - No trash or recyclables left in hot tub room, shower or bathrooms
  - No climbing on hot tub facility furniture
  - No diving into the hot tub
  - Remove all towels and clothing when leaving the hot tub facility. Towels and clothing left behind will be discarded.
2. The Hot Tub Facility and its amenities are provided as a courtesy and will be used at your own risk.
3. The Hot Tub Facility is under 24/7 security camera surveillance.
4. The Association will not be responsible for illness, injury or death if sustained while using the hot tub facility.
5. Consumption of non-alcoholic beverages is permitted when in non-breakable containers with no-spill lids.
6. The wheelchair lift is for use by legally handicapped persons only. Playing on the wheelchair lift is prohibited.
7. Trash and recycle cans are available to dispose of waste.
8. Guest violations of rules will be enforced as set forth in the Association rules will be enforced as set forth in the Association resolution adopting rules and regulations regarding use of the hot tub facility. The current resolution is available on the inside of the hot tub facility entrance door.

#### **Telemark Lodge Building Management Points of Contact:**

Building Manager on site in Building.

Axiom Management Group 24/7 Help Desk Support: 970-409-0178/EML: [helpdesk@axiommanagement.co](mailto:helpdesk@axiommanagement.co)

Copper Mountain Security: 970-230-8376

Summit County Emergency Number: 911. Summit County Non-Emergency Number: 970-668-8600

**UPDATED: 2025**