

Carlsbad Seapointe Resort Owners Association, Inc
Annual Owners' Meeting
Videoconference
Friday, March 5, 2021
11:00 a.m. PST

Agenda

- I. CALL TO ORDER

- II. INTRODUCTIONS
 - A. Board of Directors
 - B. Management Company

- III. APPROVAL OF MINUTES OF PREVIOUS ANNUAL MEETING
September 8, 2020 Annual Owners' Meeting

- IV. ELECTION OF DIRECTORS

- V. REPORTS
 - A. Resort Management
 - B. Election Results

- VI. OPEN FORUM

- VII. ADJOURNMENT

Linda Ruane	877 votes
Robert Shipley	840 votes
Richard Whiting	324 votes
Vanessa Shank	252 votes
Audry Manuel	136 votes

Nigel Lobo, Linda Ruane and Robert Shipley were elected to the Board of Directors for a two (2) year term.

VII. NEW BUSINESS

A. Open Forum

- An Owner asked how often the eaves are repainted near the roofline? Management replied that this is done every five (5) to 10 years and discussed the reserve projects.
- An Owner said they were unable to use their two (2) weeks of GPX Ownership this year and asked if they could transfer their 2020 GPX weeks to Hilton so that they could use the weeks in the Hilton Grand Vacation Club Network as an option? Management replied that GPVS can assist in working to provide options and availability at the resorts the Owner is interested in.
- An Owner commended Management and Associates on the Landscaping.
- An Owner asked how long it takes to receive confirmation emails for upcoming stays? Management reaches out 30 days prior to arrival to confirm and discuss any special requests. An email is received a week prior to arrival to debrief on safety before arrival and asks the Owner to call prior to arrival to go over a pre Check-in process.

VIII. ADJOURNMENT

On consensus, the meeting adjourned at 12:44 p.m. PDT.

Board of Directors Statement of Candidates



CARLSBAD SEAPOINTE RESORT
A GRAND PACIFIC RESORT

David S. Brown *(Incumbent)*

Carlsbad, CA

EDUCATION: B.A. Columbia College, NY; J.D. University of Virginia Law School

QUALIFYING EXPERIENCE: I currently serve as a Board Member at Carlsbad Seapointe Resort and I am Co-President of GPR. Prior to that I was COO of Shell/Winners Circle Resorts in Del Mar, and before that, from 1980 to 1988, I served as general counsel to Vistana Resort in Orlando, Florida. I have worked with the California legislature and Department of Real Estate on matters relating to vacation ownership for the past 30 years. I have also taught resort development at USC for the past 22 years.

OBJECTIVES: This has been a particularly difficult year to navigate, as we were forced to close our resort for over two months. As a Board, we wanted to ensure that **while protecting the resort during the closure, management was keeping in touch with all our wonderful Associates** during their leave of absence so that almost all of them would return upon reopening. We paid **close attention to the financials** and ensured all Owners who could not use their time at the resort were provided alternate accommodations. It has been a challenging time for everyone, and I am so proud of the management team and Associates for doing an excellent job of maintaining a great attitude and applying good decision-making for the health and safety of our Owners and Associates.

My number one objective is to ensure that all Associates, Owners and their families **stay safe**. I will continue to work as a team with the Board to navigate with a steady hand, keep the resort **well maintained and vibrant** with a keen focus on **controlling maintenance fee increases** that would provide all of us the maximum value for our timeshare ownership. I am grateful to be part of this group effort, and I appreciate your support.

Patricia A. Munzert *(Incumbent)*

Glendale, AZ

EDUCATION: B.A. Business, State University of New York at Buffalo

QUALIFYING EXPERIENCE: I currently serve on the Carlsbad Seapointe Resort Board as well as several other boards. Through this experience, I have developed a strong working knowledge of resort operations that include budget reviews, planned projects and expenditures to meet our annual goals.

I retired as Vice President of Personal Lines with Alexander & Alexander Inc., an insurance brokerage firm, after 28 years and started my own business as an Event Planner. As a business owner for 16 years, I understand the importance of a long-term commitment to a healthy capital reserve program to meet unexpected challenges.

OBJECTIVES: One of my goals is to continue to maintain competitive maintenance fees while keeping our "home away from home" beautiful and updated throughout to retain Gold Crown status. We also need to provide our associates with continued education and development because they reflect who we are: a first-class resort. If re-elected, I will continue to work with the Board and Management to use our resources to enhance our resort, while at the same time keeping an eye on cost-controls and budgets.

My personal goal is to have open communication with Owners and to adhere to your ideas and needs, so together we can provide the highest level of service and hospitality. Jeff Brock, one of the best Managers in the Grand Pacific Resort family, and his amazing team provide us with the best possible vacations and memories we can share with family and friends. Their commitment to service and hospitality enhances our vacation experience for all Owners, Exchangers and Guests.

It is an honor to serve on this Board and I ask for your continued support.

Dr. John R. Balfour

Mesa, AZ

EDUCATION: Master's in Architecture, environmental planning; PhD. in Management

(Continued on back)

Board of Directors Statement of Candidates

(Continued)

CURRENT EMPLOYMENT: President High Performance PV (solar electric)

QUALIFYING EXPERIENCE: Extensive experience in energy. 32 years as a contractor, reliability and maintainability. President and VP of my Home Owners Association.

OBJECTIVES: Maintain and improve the facility to be safe, continue its aesthetics appearance and cost effective to manage and operate

OBJECTIVES: Retired Healthcare Coordinator

QUALIFYING EXPERIENCE: Administrative Assistant to Vice Pres. of Children's Hospital, Dept of Human Resources

OBJECTIVES: Help, listen, contribute to the vision of a productive & enjoyable vacation resort experience

Linda Puma

Carlsbad, CA

EDUCATION: Business Admin Degree in Computer Science & Business



CARLSBAD SEAPORTE RESORT
A GRAND PACIFIC RESORT