



Fall 2011 Newsletter

50 Resort Way • Ellsworth, Maine 04605 • (207) 667-6228

BOARD OPENINGS

There will be 2 openings in December for the Board of Directors for the Homeowner's Association. Board member terms are for 3 years. George Burgoyne's term is expiring, and he will be running again for re-election. Phyllis Lema is resigning from the Board due to personal reasons, and the remainder of her term will be open. There are 2 years left on Phyllis's term. Anyone interested must contact Jim Killam at the resort to be placed on the ballot. Please contact Jim by October 15, 2011.

Board members should plan on attending quarterly meetings at the resort to discuss resort issues and make decisions based on the best interests of the resort and its members. These Board positions are completely voluntary and are very important to the continued well-being of Acadia Village Resort. A more detailed breakdown of Board member responsibilities can be found in the Winter 2010 newsletter. A copy of this newsletter can be e-mailed or mailed upon request, just contact the resort!

It takes owners who get involved to make a resort successful. Please let Jim know if you want to run for the Board positions or if you know someone who might be interested.



WEEKS TO BID ON, WHO WANTS THEM?

The HOA has 5 weeks that they will be accepting bids on. The highest bidder on each week becomes the deeded owner of that week! This is not using it for one year, this is deeded ownership! The list of available weeks is at the back of this newsletter, check them out and place a bid to get more vacations at low prices.

Winning bidders will be contacted by the resort after the bidding closes on October 15th at 9pm. Bids must be mailed in, e-mailed in or delivered in person to the resort and received by the deadline. No telephone bids will be accepted! We have some good weeks available, so check them out!

WE STILL HAVE WEEKS FOR SALE!

The HOA still has a few weeks available at below-market prices for any owner wanting to add more vacation time. Prices start at \$400, and may be higher depending on the type of unit and what season it is. All closing costs and deed recording fees are included!

Please contact Lisa at 207-341-0406 or via e-mail at llkmarketing@yahoo.com. This is still a buyer's market, so now is the time to add more weeks. Tell your neighbors, tell your friends, let's get these weeks sold!



REAL ESTATE TAX BILLS!

Tax bills have been sent out recently! Failure to pay these bills will result in tax liens and late fees/interest being added to your account. Any tax payments are always credited to the oldest tax invoice, contact the resort if you have any questions.

ANY INTEREST IN RCI?

We are exploring the possibility of being affiliated with 2 exchange companies, Interval International (II) and Resort Condominiums International (RCI). This would allow owners to have more choices when deciding to exchange their week here for a week at a different location.

For owners who are currently members with Interval International and wish to stay with them, there would be no changes. We have many owners who own at other resorts and are currently members of both organizations. This might allow them to save \$\$\$ and just be a member of one exchange company.

Also, RCI has resorts in areas that II currently does not, so some owners may wish to try RCI to travel to areas thru exchanging their AVR weeks. As some owners already know, Disney exchanges are currently available thru RCI exchanges.

Please fill out the brief questionnaire at the end of this newsletter and return to the resort. We will use this information to help make decisions in the future. If we do decide to affiliate with RCI, we would still keep our affiliation with Interval. Once again, for owners who are happy with II, nothing would change for them.

DOUBLE-CHECK YOUR DATES!

Owners who are coming to AVR this year should make sure they have the correct check-in days. Because 2010 had an extra week (week 52) in Interval International's calendar, the 2011 calendar has been later than normal. We have had a few owners show up a week early, which creates problems for everyone.

Please take a minute to make sure you have the correct dates. The check-in date is included on the invoice the resort sends you for the maintenance fee. Because we go along with the Interval International calendar, you can also check in the Interval book to see the dates for future years. You can always call the resort to verify

CHANGES OF ADDRESS

Please make sure that we have your current address and phone numbers. For owners who receive information via e-mail, please make sure that you are still using that e-mail address on a regular basis. Owners are responsible for their resort payments even if invoices have not been received for whatever reason. The resort sends out invoices and statements as courtesy reminders for resort fees due.

INTERNAL EXCHANGES

In order to help our owners with their vacations, we have a new policy concerning internal exchanges. Whenever possible, we will do internal exchanges for our owners for a \$50 fee. This means that you "give up" the week you own at Acadia Village Resort (for that year only), but that you stay during a different week than what you own. We will not increase the size of any owner's unit for an internal exchange, but will offer smaller units if they are available.

Please remember that these exchanges have to be for comparable seasons. We will not do any exchange for a January owner for a July week, those weeks are not comparable. Please contact Jim or Nora at the resort if you have questions or if you would like to request an internal exchange.

INTERVAL INTERNATIONAL DEPOSITS

This is another reminder for our owners that the resort does NOT deposit weeks for owners. Any owner wishing to use their week for exchange with Interval International must deposit it themselves. The resort accepts no responsibility for owners who ask or expect the resort to do their depositing for them.

Interval International requires that owners must have their resort fees paid in full before any exchanges will be approved. Even if you haven't received an invoice yet, you can always call the resort to pay the maintenance fee for the year being deposited.



AVR OWNER
QUESTIONNAIRE

Please fill out and return to:
Acadia Village Resort HOA
50 Resort Way
Ellsworth, Maine 04605

Would you be interested in adding RCI as another option for an exchange company?

Yes No

If no, please skip this question.

If yes, would you be willing to join for a minimum of 3 years?

Yes No

Are you a current member of Interval International?

Yes No

If no, please skip this question.

If yes, are you satisfied with your Interval International membership?

Yes No

Acadia Village Resort currently allows smoking in the units. Would you be in favor of making Acadia Village Resort a non-smoking resort? (No smoking in the units)

Yes No

Do you think making Acadia Village Resort a non-smoking resort would make us more popular with Interval International?

Yes No



AVR WEEKS TO BID ON

TOWNHOUSE, WEEK 47, EVERY YEAR

This week is usually Thanksgiving week, so it is a great time to get the family together and celebrate!

BID AMOUNT _____

TOWNHOUSE, WEEK 41, EVERY YEAR

This fall week is usually mid-October, maybe the best time of the year to stay at the resort and enjoy the foliage!

BID AMOUNT _____

TOWNHOUSE, WEEK 52, EVERY YEAR

This December week has New Year's Eve every year to look forward to, another holiday week to get the family together!

BID AMOUNT _____

VILLA, WEEK 52, ODD YEARS ONLY

The odd year ownership gives you a chance to host a family gathering every other year, meaning you can visit family the even years!

BID AMOUNT _____

TOWNHOUSE, WEEK 23, EVERY YEAR

This mid-June week is excellent for staying at the resort before the tourists take over. If not, it has great trading power with Interval!

BID AMOUNT _____

Name _____

Address _____

The resort reserves the right to refuse bids from owners not in good standing with their resort fees on units that they currently own. Please contact Jim at the resort if you have any questions. Thanks for bidding!

PLACE
STAMP
HERE




ACADIA
VILLAGE RESORT
HOMEOWNER'S ASSOCIATION

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ACADIA