



## DEVELOPER'S STORY

In June 2006, Mount Washington Resort was purchased by Celebration Associates, and their partner Crosland, Inc.

**Celebration Associates**, is a nationally recognized development firm and operator of best of class, master-planned, mixed-use communities. Celebration Associates is renowned for its sensitivity to local communities, thoughtful approach to planning and design and ability to create places of enduring value. Celebration Associates was formed in 1997.

In addition to Mount Washington Resort, current projects include The Village of Baxter, Kingsley Village & Springfield, part of the 7,000-acre Clear Springs Plan in Fort Mill, South Carolina; Bundoran Farm, a 2,300-acre conservation-based farm development in Charlottesville, Virginia; Homestead Preserve in Hot Springs, Virginia; and the Governor's Club, a 2,000-acre development near Chapel Hill, North Carolina.

Celebration Associates has also provided development management and technology services to projects located in Colorado, Arizona, Florida, Tennessee, New York, Mexico, Bermuda, Georgia and California. Celebration Associates has strategic alliances with Crosland, Inc. (Charlotte, NC), The Springs Company (Lancaster, SC), CNL Income Properties (Orlando, FL), and ClubCorp (Dallas, TX).

**Crosland, Inc**, is one of the nation's leading and most diversified real estate companies. Their mission is to design, develop and manage properties, making communities better places to live, work and shop. Crosland traces its roots to the 1930s and its founding family's commitment to community-oriented development and responsible stewardship.

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### **Developer Bios:**

#### **CHARLES ADAMS, Co-Founder and Managing Partner, Celebration Associates; Managing Partner, Mount Washington Resort**

Charles Adams is one of the two founding principals of Celebration Associates, LLC, and presently serves as the firm's managing partner. Celebration Associates and their partner, Crosland Inc., acquired Mount Washington Resort in June of 2006. Charles' role at Mount Washington Resort is Managing Partner. His involvement focuses on strategic alliances and overall project envisioning.

Prior to founding Celebration Associates, Adams served as a Vice President for The Celebration Company and Walt Disney Imagineering until May of 1997 and was a key player in the design and development of award-winning Celebration, Florida, and Little Lake Bryan near Orlando. He also played an instrumental role in planning residential development at EuroDisney near Paris, France. Previously, Adams worked with Trammell Crow Residential, developing luxury apartment communities in and around Orlando, Daytona, and Jacksonville, Florida. From 1997 to 2004, Adams served as an Independent Director for CNL Hotels and Resorts, a \$6 billion public, non-listed real estate investment trust based in Orlando, and also has served as a Council Member on the Resort/Recreation Development Council for the Urban Land Institute. Adams was a Director on the Board of Bath Community Hospital, and on the President's Advisory Board for Marriage and Family Matters.

Charles received a Master of Business Administration from Harvard Graduate School of Business and a Bachelor of Business Administration from Northeast Louisiana University. He resides in Virginia with wife Lauren, three daughters Morgan, Mimi, and Sadie, and son Charley.

#### **DONALD E. KILLOREN, Partner, Celebration Associates**

Don Killoren is a founding principal for Celebration Associates, LLC. Previously, Killoren was Vice President of Community Development for Walt Disney Imagineering and Vice President, General Manager for The Celebration Company. Beginning in 1990, he held overall responsibility for Disney's retail and mixed-used community developments of Celebration, Little Lake Bryan, Crossroads Shopping Center and Magnolia Creek in Florida. He also assisted in the development of EuroDisney's residential strategy and early development.

In addition, Killoren spearheaded the property-wide environmental strategy for The Walt Disney Company, culminating in the creation of The Disney Wilderness Preserve. Before joining Disney in 1990, Killoren

served as Executive Vice President and partner in E. Speer and Associates, a community development firm in Stuart, Florida. He helped develop the ULI award-winning Mariner Sands golf course community. Previously he was President of Lewis-Killoren Properties, a residential building and development company in West Palm Beach, Florida.

Killoren served as Chairman of the Urban Land Institute Community Development Council, and before moving to Charlotte, North Carolina in 1998, served on the Board of Trustees for the Florida Chapter of The Nature Conservancy.

Killoren received a Bachelor of Science in Land Development from Georgia State University in 1972. He lives with his wife Ellen and three children in Homestead Preserve's Sheep Meadow neighborhood in Hot Springs, Virginia.

**MICHAEL BRUNETTI, Partner, Celebration Associates and Director of Development, Mount Washington Resort**

Mike Brunetti serves Mount Washington Resort as the Director of Development. His responsibilities include overseeing all real estate development, sales and marketing, homebuilding, and resort expansion and renovations. Prior to his current role at Mount Washington Resort, Brunetti served Celebration Associates, LLC as the Director of Planning for all company projects, including; Baxter Village, in Ft. Mill, SC and the Homestead Preserve in Hot Springs, VA. His role with Celebration Associates has kept him very involved in all Clear Springs Development Company projects for over nine years. Brunetti is responsible for all master planning, architectural design and project coordination.

Prior to joining Celebration Associates in April 2000, Brunetti was a Project Manager/ Development Coordinator with LandDesign Inc. in Charlotte, North Carolina. During his seven year career with LandDesign, Brunetti managed a design team which conducted master planning, design development and project development/coordination on a variety of projects. These projects included large scale master planned communities, neo-traditional design and development, regional planning, golf course design, urban design and developments incorporating mixed use, commercial, office, single family and multifamily program elements. Brunetti also sits on the architectural review board for Baxter Village and helps oversee the design and implementation of residential and commercial product.

Brunetti earned a BSLA from West Virginia University in 1993 and is registered in both North Carolina (#909) and New York (#1594). He and his wife Kendra reside in Franconia, NH along with their two children, Makayla and Nicholas.