

# Celebrating 30 years!

It was 30 years ago November when Lance Guterson moved from Aurora, Colorado to the Fraser Valley. He might own one of the most successful real estate companies in Grand County, but there is a very GRAND story to as to how it all happened. Arriving in Winter Park with only seven hundred dollars in his pocket, Lance was truly in need of a new place to live, work and start all over.

Lance developed an early interest in real estate, handed down by his father that pushed him to participate in an experimental intern program with Cherry Creek School's. During high school, he worked as an Intern for one of the first RE/MAX franchises in the country, located in south Cherry Creek. This

experience prompted Lance to become the youngest licensed real estate agent in the state of Colorado at the young age of eighteen.

Over the next several years the Denver real estate market was hot, but things quickly changes when interest rates went to 21% in the early 80's. Lance had gotten in way over his head financially, losing two homes to foreclosure and two cars to the repo man. With no money, no car, no credit and very little self-esteem Lance needed a place to start over and Grand Country was that place. After a number of other jobs in the Valley Lance returned to his passion of real estate in 1996, becoming the top Century 21 Broker in Colorado seven out of the next ten years.

In July 2009 Lance opened his first RE/MAX franchise located in Tabernash when Kristen Meyer from Century 21 and Denise O'Connell from Coldwell Banker both came to RE/MAX Peak

to Peak and combined forces with Lance. This soon changed everything as RE/MAX Peak to Peak began to take considerable share of the Grand County market.

In November 2010, a merger with Granby Ranch Realty Holdings created Lance's second RE/MAX Peak to Peak office located at the base of SKI Granby Ranch. The Granby Ranch Team, consisting of Jennifer Colley, Chuck Haines and Laura Zeitz, all very seasoned and experienced Brokers who know Granby Ranch like the back of their hands. Interestingly, Granby Ranch currently has more new construction under way then anywhere else in the county.

Opening the Winter Park office in 2010 caused a big commotion in the real estate community, quickly growing to over a dozen very respected and experienced Brokers, who's combined experience now exceeds over 200 years. The Winter Park office includes: Kristen & Nick Meyer of Kristen L Meyer & Associates, Brenda Freeman &

Mara Erlandson of the Grand Mountain Group, Irene & Neil Jan's, Carrie & Mac Valan of Winter Park Partners, Loyal & Phyllis Steube of the Steube Team, Adriane Hauck, Monica Anderson, Tina Shearon, Denise O'Connell and Lance are all work as Independents. It should also be noted RE/MAX Peak to Peak was awarded the Most Outstanding Office of the Year in 2010, out of several hundred RE/MAX offices in the Rocky Mountain Region.

Though he spends most of his time selling real estate and managing his offices, Lance is also very involved in his community. Probably most recognized for the dozen years serving on the Winter Park & Fraser Valley Chamber of Commerce Board (ten as President), he also served on the Intriwest Advisory Committee (ten years), the Winter Park Music, Inc. board (ten years) and was recently appointed by the County Commissioners to the Grand County Economics Development Committee which he currently chairs.



Lance has also been the headline sponsor of the annual 4th of July Celebration in Fraser for the past decade and recognized as The Citizen of the Year in 2011.

If you are looking for experience, honesty, dedication and reliability there is no doubt that you will have a GRAND Experience working with Lance and his fine family of Brokers at RE/MAX Peak to Peak.



Mark E. Udall  
U.S. Senator



United States Senate  
Washington, D.C. 20510  
February 23, 2012

Dear Mr. Guterson,  
It is my pleasure to congratulate you as a recipient of the 2011 Citizen of the Year Award. This recognition from the Winter Park & Fraser Valley Chamber of Commerce is a testament to your hard work and well-deserved success as a leader in your community.  
Your hard work and dedication to the Chamber Board and the entire Fraser Valley community over the last 30 years has been recognized and appreciated. I am proud to join with your friends and colleagues in acknowledging and appreciating of your commitment to community service and development.  
Once again, congratulations and best wishes for your continued success.

With regards,  
Mark E. Udall  
U.S. Senator

