

Shock Hill Overlook POA
Annual Meeting
March 2nd, 2024 9:00 AM Mountain Time

Minutes - DRAFT

- 1) Call to Order. The meeting was called to order by Board President Katy Wright. Total proxies and owners in attendance met quorum requirements.
- 2) Approval of Minutes. Rocky Hardin motioned to approve the 2023 Annual Meeting minutes. Katy Wright seconded the Motion. All were in favor of approving the minutes without changes.
- 3) Management Report: New Board Member. Last fall, Greg Ruckman resigned from the Board of Directors and David Cooper was then appointed by the remaining Board to fill his seat. Greg Ruckman was selected by the Board to serve as the POA Property manager. Mike Giblin stated he believed Greg Ruckman had done a good job so far.
- 4) Management Report: Communications with Owners. Greg Ruckman reviewed the new website and his approach to communicating with owners. He stated he appreciates feedback, both positive and negative. He also reminded owners they can always reach out to the Board members at any time.
- 5) Management Report: Project Updates. Greg Ruckman reviewed the list of all projects with an emphasis on roof repair and leak prevention. He took questions.
- 6) Financial Report: Greg Ruckman stated the POA was able to make the operating budget for 2023. He proposed holding the 2024 operating budget flat for 2024. Mike Gibling motioned to approve the Budget. Katy wright seconded, and the vote was unanimous in favor.
- 7) New Business. Greg Ruckman said there was owner discussion of finishing the sidewalk to the gondola mid station. He will discuss with Vail Resorts and the greater Shock Hill POA and report back to the Board. Concerns about liability and cost were expressed by owners.
- 8) The meeting was adjourned.