



**Inns of Waterville Valley Association
BOD Minutes of the Meeting- Via Zoom
Mon. July 20,2026 @ 5:30 p.m.**

1. Welcome & Meeting Called to Order @ 5:33 p.m. Christopher Ruggiero, President
2. In Attendance: Roll Call: Christopher Ruggiero, President; Carol Dusablon, Treasurer;
Donna Hoyt, Secretary; Philip Gilbert, BOD Member; Robert Baxter, BOD Member;
Gail Kent, IOWV Manager
3. Approve Minutes of July 20,2026 Meeting: Motion made to approve by Chris Ruggiero;
2nd Robert Baxter; All in favor.
4. Financial Overview: Carol Dusablon, Treasurer
Report discussed for the Annual Meeting on September 19,2026. It was noted
That \$76,000 is needed to pay the regular bills until the end of Dec.2026. An increase in
2027 Maintenance Fees of 15% will give the IOWV an estimate of \$40,000, as a reserve for
emergencies.
The full report will be sent to all owners prior to the meeting. Assessment funds will be
used for the roof and other proposed projects.
5. Facility Overview: Christopher Ruggiero, President
 - a. Roof: Chimney is getting done. Metal roofs on the back of the building will be done
by the end of the season. Completion of the roof will be planned for Spring 2027.
 - b. Deck Replacement: On hold
 - c. Wi-Fi Update: August Gail Kent, Manager
 - d. Digital Signage: At the entrance is up & running for guest info. Gail Kent, Manager
6. Preparation for the 9/19/2026 Annual Meeting: Discussed details and decision to send the
Document Package to all owners 45 day in advance, to encourage early return of proxies.
7. Motion made to Adjourn @ 6:16 p.m. by Chris Ruggiero; 2nd Donna Hoyt; All in favor.