



STEAMBOAT GRAND

STEAMBOAT GRAND RESORT HOTEL CONDOMINIUM ASSOCIATION, INC.

NOTICE OF ANNUAL MEETING

Dear Homeowners

The Annual Meeting of the Steamboat Grand Resort Hotel Condominium Association, Inc has been called by the Executive Board of Directors to commence at 2:00 P.M. on Saturday, October 11, 2008, in the Spring Creek Conference Room, Steamboat Grand Resort Hotel, 2300 Mount Werner Circle, Steamboat Springs, Colorado 80487. The agenda for the meeting is as follows:

ANNUAL MEETING AGENDA

1. Call to Order, Determination of Quorum and Certification of Proxies
2. Ratify the Minutes for October 13, 2007
3. Vote of Executive Board Vacancies
4. Financial Presentation
5. Communication Committee Report
6. Facilities Update
7. Old Business
8. New Business
9. Adjournment

If you have questions, please e-mail one of the Executive Board of Directors listed below:

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|--------------|--|
| Joe Fogliano | jefogliano@comcast.net |
| Ron Belin | ronbegolf@aol.com |
| David Zedeck | dlzesq@sbcglobal.net |
| Greg Magee | gimagee@charterinternet.com |
| Steve Traudt | smt@qtire.com |
| Laurie Good | lgood@steamboat.com |
| Mike Lomas | mlomas@steamboat.com |

IF YOU ARE UNABLE TO ATTEND THE ABOVE ANNOUNCED ANNUAL MEETING, PLEASE COMPLETE AND RETURN THE ENCLOSED PROXY IF DESIRED AS INSTRUCTED THEREIN.