

**MINUTES OF THE SPECIAL HOMEOWNERS MEETING OF MILLRIDGE TOWNHOME OWNERS ASSOCIATION HELD OCTOBER 3, 2013 AT THE MILLRIDGE TOWNHOMES CLUBHOUSE LOCATED AT 1610 1/2 NW 143<sup>rd</sup> PORTLAND OR 97229.**

**PRESENT:** Tim Jackson, President  
Sue Seaver, Vice President  
Chris Scheiff, Director  
Charlene Bray, Treasurer  
Rich Leflar, Member At Large

**BY INVITATION:** Lisa Campbell, CAMP, CMCA, AMS, PCAM  
Community Manager  
Elizabeth Hastings, Community Administrator  
**COMMUNITY MANAGEMENT INC., AAMC**

Jason L. Grosz, Attorney  
Vial Fotheringham LLP

**OWNERS PRESENT:** As indicated on sign in sheet

**I. Call To Order**

Tim Jackson called the meeting to order at 7:26 P.M.

**II. Calling Of The Roll And Certifying Of The Proxies**

Lisa Campbell certified in the previous meeting that a quorum of unit owners were present in person. 20 owners present were required to meet the quorum requirement.

54 - owners present  
26 - owners by proxy  
80 - TOTAL OWNERS PRESENT

A quorum was met.

**III. Proof Of Notice Of Meeting Or Waiver Of Notice**

Lisa Campbell presented the proof of notice of meeting at the previous meeting.

**IV. New Business**

**Recall Vote Regarding Director Rich Leflar:**

Rich Leflar had previously tendered his resignation, effective immediately during the recall vote regarding Director Tim Jackson. Since that resignation was effective immediately, Jason Grosz, counsel for the Association, explained that there was no reason to conduct a recall vote since Mr. Leflar had already resigned from the Board. Only a sitting director can be the subject of a recall vote.

Tim Jackson and Rich Leflar each asked chair, Jason Grosz, for the opportunity to address the owners. Chair allowed each a 3 minute statement.

**V. Adjournment**

**AGREED: Upon motion made by Bob Hetzer, seconded by Linda Eggers, and unanimously approved, the meeting was adjourned at 7:32 P.M.**