

APPROVED

ANNUAL MEETING
FAIRVIEW TERRACE HOMEOWNER'S ASSOCIATION
JANUARY 29, 2009

Page 1 of 1

THE MINUTES OF THE FAIRVIEW TERRACE ANNUAL MEETING HELD ON JANUARY 29, 2009, AT 6:30 PM AT THE FAIRVIEW TERRACE CLUBHOUSE, 2800 NE ARBORCREST DRIVE, FAIRVIEW, OR 97024.

Present: Leland Jaquay, Chairman
Kent Walton, Treasurer
Ken Abbott, Secretary
Allene Murphy, Director
Rick Worthington, Director

By Invitation: Mike Vial, Attorney
Jason Grosz, Attorney
VIAL FOTHERINGHAM, LLP
Nancy La Voie, Community Manager
Heather Bloomquist, Community Administrator
COMMUNITY MANAGEMENT, INC., AAMC

I. CALL TO ORDER

The meeting was called to order at 6:32 PM.

II. QUORUM REPORT

Nancy La Voie certified a quorum was present.

Members present in person	41
Members present by proxy	<u>33</u>
Total	74

III. CERTIFICATE OF MAILING

La Voie certified that a notice of the meeting had been mailed to owners on or about December 19, 2008.

IV. APPROVAL OF TURNOVER MEETING MINUTES

Agreed: Owner Nancy Murdick made a motion to approve the 2008 Turnover Meeting minutes as submitted. The motion was seconded and carried unanimously.

V. ELECTION OF TWO DIRECTORS

The candidates Rick Worthington and Allene Murphy were introduced. Leland Jaquay opened the floor to nominations. Hearing none, nominations were closed.

Agreed: Kent Walton made a motion to accept the slate of candidates by acclamation. The motion was seconded and carried unanimously.

VI. NEW BUSINESS

A. Tax Resolution 70-604 – Nancy La Voie gave a brief explanation of the tax resolution.

Agreed: A motion was made to accept the tax resolution as presented. The motion was seconded and carried with a majority of owners; owner Omer Schneider opposed.

B. Litigation Update – Attorneys Mike Vial and Jason Grosz from firm Vial Fotheringham were introduced. Both gave an update on the construction defect litigation, and fielded questions from owners. Vial outlined a schedule for mediation sessions beginning in August and a possible trial date in November, if the case is not settled before that.

VII. ADJOURNMENT

The meeting was adjourned at 7:44 PM.