



Minutes

Annual Meeting

March 22, 2018, 7:00 p.m.

Pursuant to notice duly given the Annual Meeting of the Mountain Park Home Owners Association was held at the Mt. Park Clubhouse on March 22th, 2018, at 7:00 p.m. Directors Kurtus, Kyle, Post, Price, Sacconaghi, Sangrey, and Slaven were present. Executive Director Cook was also present. There were approximately 50 members in attendance.

1. **Establish a Quorum** – President Sangrey called the meeting to order. Executive Director Carol Cook confirmed that the members in attendance and proxy votes exceeded the 257 votes necessary to establish a 10 percent quorum.
2. **Introductions** – President Sangrey introduced the Board of Directors. Executive Director Cook introduced the Standing Committee Chairs, and the MPHOA Staff.
3. **Resolutions:**
 - a. **Resolution to have excess income applied to the following year's assessment** – Secretary/Treasurer Kyle presented the resolution regarding excess income applied to the following year's assessment. WHEREAS, Mountain Park Home Owners Association is an Oregon corporation duly organized and existing under the laws of the State of Oregon; And WHEREAS, the members desire that the corporation shall act in full accordance with the rulings and regulations of the Internal Revenue Service; Now, THEREFORE, the members hereby adopt the following resolution by and on behalf of Mountain Park Home Owners Association: RESOLVED, that any excess membership income over membership expenses for the year ended December 31, 2018, shall be applied against the subsequent tax year member assessments as provided by IRS Revenue Ruling 70-604. This resolution is adopted and made part of the minutes of the Annual Meeting held on March 22nd, 2018.

Director Kyle Price made a motion that the Resolution be adopted as stated for 2018. Bill Roberts seconded the motion and upon vote by the homeowners, the motion was unanimously approved.
4. **Financial Report 2017** – Association auditor, Dave Schwindt with Schwindt & Company, presented the financial report. It was the auditor's opinion that "the financial statements present fairly, in all material respects, the financial position as of December 31, 2017, and the results of operations and its cash flows for the year then ended in conformity with accounting principles generally accepted in the United States of America."
5. **Nomination of Directors** – Director Kurtus introduced two candidates who were running for election. The nominees were: Bob Price and Rick Slaven. There were no nominations from the floor.

6. **Collection of Ballots** – Voting closed at 7:45 p.m.
7. **State of the Association** – Director Sangrey, with the support of designated Board Directors and Executive Director Cook, presented State of the Association, guided by reports from the Board Director facilitators of the Common Property Committee, Architectural Committee, Home Care Committee, Clubhouse Committee, Reserves Committee, and Finance Committee.
8. **Thank You to MPHOA Volunteers** – Executive Director Cook thanked all the MPHOA volunteers and recognized a long-serving Board and Committees member. Director Ellen Lazaris was recognized for serving as a Board Director from March 2013 to August 2017, Compliance Committee Board Liaison from March 2013 to March 2014 and Home Care Committee Board Liaison from April 2014 to August 2017.
9. **Results of Voting** – Director Kurtus reported that a total of 402 or 16% of members voted in person or by proxy and that Incumbent Directors Bob Price and Rick Slaven were elected to fill the two Director positions.
10. **Questions and Answers** – The Board and Staff answered questions from members in the audience. All questions were satisfactorily answered
11. **Adjournment** – The 2018 Annual Meeting of the Mountain Park Home Owners Association was adjourned at 8:45 p.m.


Secretary Treasurer