

THE GLEN OF PACIFIC GROVE HOMEOWNERS ASSOCIATION
ANNUAL MEETING MINUTES
Forest Grove Clubhouse
October 25, 2011

CALL TO ORDER: The Annual Meeting of The Glen of PG Homeowners Association was called to order by President Candy Pollock at 6:04 P.M. Mrs. Pollock welcomed everyone and thanked them for attending the annual meeting.

MEMBERS PRESENT:

OTHERS PRESENT: Etna Monsalve, Thelander Management Company.

QUORUM: The Election Inspection Committee confirmed that a quorum has been achieved.

NEW BUSINESS:

Secretary Mr. Grossman read the minutes of the October 5, 2010 annual meeting. Mrs. Pollock called for a voice vote to accept the minutes.

Mr. Grossman disagreed that a quorum was achieved for an annual meeting to be conducted and therefore, he felt, the adoption of the minutes was not correct. He proposed that he prepare a written statement and submit it as a summary of the events with no vote taken to accept the summary.

Management stated that quorum was achieved for an annual meeting by counting ballots submitted properly, proxies and members in attendance who did not submit a ballot or proxy. Management cited the Davis-Stirling Statutes 1363.03.

M/S/C: Shelstad/Morley/Unanimous: to adopt the minutes as presented.

ELECTION INSPECTORS: Mrs. Pollock announced that homeowner, Mr. Morley and two other homeowners, Connie Shelstad and Betty Lauritzen, would tabulate the ballots.

PRESIDENT'S REPORT: Mrs. Pollock reported that it has been a year of changes and growth with new full management. The reserve study was completed and the disclosure and summary was distributed to the homeowners with the annual disclosures. Several successful community gatherings have been organized by homeowners, Lindsay and Patti Munoz. Electronic consents submitted by homeowners have allowed for distribution by email of required notices as well as courtesy notices. This has allowed the Association to increase communication with homeowners and save time and money on the materials and post mailing.

OPEN FORUM:

One resident asked about the difference between an Annual (Member) Meeting and a Board Meeting. Mrs. Pollock responded that the annual meeting is a meeting of all the homeowners while a board meeting is a meeting of the Board members that can be attended by all homeowners.

ELECTION RESULTS:

Mr. Morley reported that Mr. Axt, Mr. Grossman and Mr. Field had won the election by the following vote count in favor of election;

Rodger Axt – 44

Terry Field – 26
Glen Grossman – 40
Dorothy Price – 19
Meeting adjourned at 6:41 PM.

Respectfully submitted by,

Etna Monsalve
Recorder