

PARK VILLAS NORTH CONDOMINIUM ASSOCIATION, INC.
MINUTES OF THE ANNUAL MEETING
March 24, 2011

Brad Moroney representing Howerton Management was placed in charge of all voting procedures for the Annual Meeting to be held on March 17, 2011. Prior to the Annual Meeting, Howerton counted all proxies mailed in or deposited in the locked ballot box in the mail room and it was determined that the Association lacked enough proxies to establish a quorum of 51% which was required to hold the Annual Meeting. Pursuant to Sec. 2.7 of the Amended and Restated Park Villas North Bylaws, an Annual Meeting having less than a quorum of 51%, must hold a subsequent meeting where only 25% is required to establish a quorum. The Subsequent Meeting was scheduled, noticed and posted for Thursday March 24 2011.

The Subsequent Annual Meeting for Homeowners was called to order at 7PM in the Clubhouse on March 24, 2011. The following Board Members were present:

Elaine Hartnett, President
Paul Van Deusen, Treasurer
Cynthia Graham, Vice President
Jerry Fu, Member at Large

Brad Moroney representing Howerton Management was present and in charge of the voting procedures. One homeowner volunteer (Sue Walters) was recruited and asked to count the votes under the direction of Brad Moroney. After counting, Brad Maroney announced the following final voting results with regard to the three board positions that were up for election:

Cynthia Graham – 92
Jerry Fu – 108
Warren Osborne - 34

The newly elected and remaining Board Members then appointed the following officers for 2011 as follows:

Elaine Hartnett, President
Cynthia Graham, Vice President
Paul Van Deusen, Treasurer
Nancy Unfried, Secretary
Jerry Fu, Member at Large

ADJOURNMENT:

There being no further business to come before this meeting, the meeting was adjourned at 7:45 pm.

APPROVED BY: _____ Date: _____
Elaine Hartnett, President