

MEETING MINUTES

EXECUTIVE SESSION MEETING OF THE BOARD OF DIRECTORS OF SEXTON PLACE CONDOMINIUMS

LOCATION : Zoom Meeting held at remote locations
DATE & TIME : 09/04/2024 AT 6:00 PM
CALLED TO ORDER : 06:11 PM
QUORUM PRESENT : Yes

ATTENDEES:

Board Members:

Jeannette Alexander, Chair
Nanci Alley, Vice Chair
Barbara DeVoll, Secretary
Mary Clark, Director
Christy Courtain, Director

Guests:

Jeremy James, legal counsel for Sexton Place Condominiums

Management:

Mark Vandervest – FSRE
Cindy Vandervest – FSRE

CALL TO ORDER:

Chair Jeannette Alexander called the meeting to order and thanked all of the Board Members for attending. Jeannette then turned the meeting over to Community Manager, Mark Vandervest, of FRESH START Real Estate, Inc. to facilitate the meeting. Manager Mark Vandervest introduced Jeremy James of Southwest Portland Law Group, who is the legal counsel for Sexton Place Condominiums.

PURPOSE OF EXECUTIVE SESSION:

To discuss an account in collections and legal counter claim against community by an Owner in collections.

NOTE: No decisions are made by the Board of Directors when in Executive Session.

DISCUSSION:

Attorney Jeremy James discussed the collections account against unit 14615, #101. The unit Owner has filed a counter claim against the association & management through her legal counsel. The board listened to recommendations made by legal counsel, including but not limited to the indemnity defense of management and the need for separate representation for management.

ADJOURNMENT:

There was a motion to adjourn the Executive Session at 6:19 pm. The motion was seconded and there was no additional discussion. The Executive Session adjourned.

Meeting Adjourned: 6:19 PM
Minutes Prepared By: FRESH START Real Estate, Inc. - Community Manager

MEETING MINUTES

EMERGENCY MEETING OF THE BOARD OF DIRECTORS OF SEXTON PLACE CONDOMINIUMS

LOCATION : Zoom Meeting held at remote locations
DATE & TIME : 09/04/2024 AT 6:45 PM
CALLED TO ORDER : 06:45 PM
QUORUM PRESENT : Yes

ATTENDEES:

Board Members:

Jeannette Alexander, Chair
Nanci Alley, Vice Chair
Barbara DeVoll, Secretary
Mary Clark, Director
Christy Courtain, Director

Guests:

None

Management:

Mark Vandervest – FSRE
Cindy Vandervest – FSRE

CALL TO ORDER:

Chair Jeannette Alexander called the emergency meeting of the Board of Directors to order at 6:45 pm. Jeannette then turned the meeting over to Community Manager, Mark Vandervest, of FRESH START Real Estate, Inc. to facilitate the meeting.

PURPOSE OF EMERGENCY MEETING:

To discuss the recommendations heard by legal counsel regarding the collections account and legal counter claim against community by an Owner in collections.

NOTE: Unless noted differently, all Board decisions contained in the minutes of the meeting received a motion, a second to the motion, additional discussion, if any, and a vote of a quorum of the Board of Directors.

DISCUSSION:

The Board discussed the Executive Session meeting that was held with attorney Jeremy James just prior to this emergency meeting. A motion was made to pay the legal retainer deposit for management's defense as recommended by legal counsel. The motion was seconded and there was no additional discussion. The motion passed unanimously.

ADJOURNMENT:

There was a motion to adjourn the Emergency Meeting of the Board of Directors at 6:55 pm. The motion was seconded and there was no additional discussion. The Emergency Meeting of the Board of Directors adjourned.

Meeting Adjourned: 06:55 PM
Minutes Prepared By: FRESH START Real Estate, Inc. - Community Manager