

The Ridge at the Bluffs Homeowners Association, Inc.

Board of Directors Meeting Minutes

June 17, 2016 – 6:30 p.m.

Location: 215 Cape Pointe Circle, Jupiter, FL 33477

Determination of Quorum: Board members present were Patti French, David Doyle, Mary Jo Petterson, Mark Deluccia was present on the phone which established a quorum. Lisa Sullivan, LCAM and James Hotchkiss were also present from Campbell Property Management and 11 homeowners were also in attendance.

Call to Order: President, Patti French called the meeting to order at 6:35 p.m.

Meeting Minutes: Mary Jo Petterson made a motion to accept the May 18, 2016 Board meeting minutes with one correction under old business - to state 4 people were interviewed instead of 3. Motion was seconded by David Doyle which carried unanimously.

Manager's Report: Lisa Sullivan gave the Manager's Report

Treasurer's Report – Mary Jo Petterson reported on the financials ending July 31, 2016.

Old Business – N/A

New Business

1. **Rules & Regulations:** Mary Jo Petterson made a motion to discuss the proposed changes to the Rules & Regulations. Motion was seconded by David Doyle which carried unanimously. The board discussed the changes and all homeowner questions were addressed. Mary Jo Petterson made a motion to accept the changes discussed and stated the Rules & Regulations would remain a draft until the ACC had a chance to review the ACC attachments and give input and recommendations to the Board at a future meeting.

Committee Reports

ACC Committee: Chris Petterson reported on the applications approved since May, all standard requests.

Open Forum - All questions were addressed. Patti French stated for the record that Elizabeth Bates joined the meeting at 7:45 pm.

With no further business the meeting was adjourned at 8:05 p.m.

Respectfully Submitted,

Lisa Sullivan, LCAM

For and on Behalf of the Board of Directors