

The Ridge at the Bluffs Homeowners Association, Inc.

Board of Directors Meeting Minutes

September 21, 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, & Elizabeth Bates established a quorum. Mark Deluccia was not present. Also present Lisa Sullivan, LCAM from Campbell Property Management and 14 homeowners were also in attendance.

Call to Order: President, Patti French called the meeting to order at 6:40 p.m.

Meeting Minutes: Mary Jo Petterson made a motion to accept the August 17, 2016 Board meeting minutes with one correction the date of meeting should be August 17, 2016. 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 August 31, 2016.

Old Business – Rules & Regulations – ACC changes/additions

After board discussion **motion (1) was made by Elizabeth Bates to remove item #20 on attachment 1 of the Rules and Regulations which states:** *Any additions or changes to house behind gate (not mentioned above) will be reviewed on individual basis or any other work to be done on the exterior of the house or property.*

Motion was seconded by Patti French. With two members in favor and two opposed motion did not carry.

A second motion was made by Patti French to seek council on item #20 Attachment 1 (as outlined above). Motion was seconded by Mary Jo Peterson which carried unanimously.

A third motion was made by David Doyle to accept the ACC changes and corrections with the exception of item #20 as discussed in previous motion until council has been consulted. Mary Jo Peterson second the motion which carried unanimously.

New Business – N/A

Committee Reports

ACC Committee: Chris Petterson reported on the applications approved since August 17, 2016, all standard requests.

Open Forum - All questions were addressed.

With no further business the meeting was adjourned at 7:10 p.m.

Respectfully Submitted,

Lisa Sullivan, LCAM

For and on Behalf of the Board of Directors