

SCOTSDALE BLUFFS HOMEOWNERS ASSOCIATION, INC.

MINUTES OF ORGANIZATIONAL MEETING

The Organizational Meeting of the Board of Directors of Scotsdale Bluffs Homeowners Association, Inc. was held on October 5, 2015 at the Dunedin Library, located at 223 Douglas Avenue, Dunedin, Florida.

Present were Board of Directors Kathryn Vetter, Karen Blanchette, Ben Nelson, Bill Raymond, and Tony Walton. Also present was Kelley Cate of Terra Management Services and several homeowners.

FIRST ORDER OF BUSINESS - CALL TO ORDER

The meeting was called to order at 7:33 PM. Notice of the meeting was mailed with the Annual Meeting notice.

SECOND ORDER OF BUSINESS - MINUTES OF APRIL 6, 2015

The minutes of the April 6, 2015 meeting were previously distributed and reading of the minutes was waived. Motion was made to accept.

On Motion duly made by Tony Walton, seconded by Bill Raymond, the Board unanimously approved the minutes of the April 6, 2015 minutes as submitted.

THIRD ORDER OF BUSINESS – ELECTION OF OFFICERS

Kelley Cate stated that the following positions were open: President, Vice President, Secretary, Treasurer, and Director.

Kathryn Vetter nominated Karen Blanchette for the position of President. Karen Blanchette stated that she was not yet comfortable enough to serve as President. It was then suggested that Tony Walton serve as President. After discussion Tony Walton agreed to serve as President, with all Board members present approving the nomination.

Karen Blanchette offered to take the position of Vice President. None opposed; Karen Blanchette will now serve as Vice President.

Kathryn Vetter offered to take the position of Treasurer. None opposed; Kathryn Vetter will now serve as Treasurer.

Bill Raymond offered to take the position of Secretary. None opposed; Bill Raymond will serve as Secretary.

Ben Nelson will serve as Director at Large.

FOURTH ORDER OF BUSINESS – NEW BUSINESS

A discussion was held regarding the lake assessment that may be upcoming in December. Motion was made by Kathryn Vetter, seconded by Bill Raymond to pre-approve the assessment if the price is \$750.00 or less. Motion passed unanimously.

A discussion was held on how much the holiday decorating budget should be for this year. It was decided to set the budget at \$300.00, with the planned date for decorating being November 28th.

The next item of business was the review and approval of the proposed 2016 Budget. It was agreed to allocate the \$1,258.60 overage to reserves for 2016. Motion was made.

On Motion duly made by Tony Walton, seconded by Ben Nelson, the Board unanimously approved the proposed 2016 as amended with an annual budget of \$27,300.00.

**SIXTH ORDER OF BUSINESS-
MEMBER COMMENTS**

It was discussed that a newsletter should go out to the membership to address speeding, the upcoming garage sale, holiday decoration volunteer needs, and Facebook information.

**SEVENTH ORDER OF BUSINESS-
ADJOURNMENT**

There being no further business, a motion to adjourn was made by Kathryn Vetter, seconded by Bill Raymond and with unanimous approval, the meeting was adjourned at 7:50 P.M.

The meeting dates for 2015 are January 4th, April 4th, August 1st, and October 3rd at 6:00 p.m.

Approved:

By: _____

Title: _____

Date: _____