

RIVERSIDE BLUFFS

HOMEOWNERS' ASSOCIATION, INC.

Board of Directors Meeting

October 24, 2024 at 6:00PM

HCC at the Regent 6437 Watson Rd Riverview, FL 33578

Meeting Minutes

1. **Call to Order**

The meeting was called to order at 6:00PM. With Board Members Nikita Polyakov, Bobby Hundley, and Justin Lukose in attendance, a quorum was established. Proper meeting notice was mailed to all owners at least fourteen (14) days in advance. Manager will place the Affidavit of Mailing in the Association files for audit. Jeff Shreaves and Doug Pinner represented McNeil Management.

2. **Approval of Minutes** – deferred and will email to the board.

3. **Management Reports & Committee Updates**

The Board reviewed the financial and management reports.

4. **Business**

2025 Budget

On Motion: Duly made by Bobby, second by Nikita and carried unanimously.

Resolve: To approve the 2025 budget at \$1840/unit/year via quarterly payments of \$460.

Hurricane standards

On Motion: Duly made by Bobby, second by Nikita and carried unanimously.

Resolve: To approve the standards as amended allowing shutters 5 days prior and 10 days after a hurricane.

5. **Adjournment**

On Motion: Duly made by Justin, second by Bobby and carried unanimously.

Resolve: To adjourn the meeting at 7:41PM.

Prepared by Manager on behalf of Secretary