

LOFT RIDGE HOMEOWNERS ASSOCIATION

RESOLUTION REGARDING PRESIDENT AS MANAGEMENT LIAISON
RESOLUTION NO. 29

WHEREAS, Article VIII of the Declaration and Article IV, Section I of the Bylaws of the Loft Ridge Homeowners Association ("Association") state the affairs of the Association shall be managed by the Board of Directors ("Board"); and

WHEREAS Article IX of the Declaration and Article VI of the Bylaws allow the Association to employ a Management Company to handle specified duties as outlined in an agreed upon contract, and

WHEREAS the Association has entered into a management agreement which, in the Second Section, calls for the Association to designate a liaison to provide the Management Company with decisions/directions the Board wishes the management company to fulfill,

NOW THEREFORE BE IT RESOLVED, that the Association President is designated as the liaison between the management company and the Board to convey Board decisions that require action on the part of the Management Company, to interpret the Association intent of the contract when specific questions arise, to provide direction when an emergency arises, and to be the main point of contact whenever the management needs direction/authorization. In any situation when the President is incapacitated or not available, the Vice President will assume responsibility as provided for in the Association Bylaws.

BE IT FURTHER RESOLVED that adoption of this resolution does not, in any way, prohibit any board member from discussing issues with the Management Company or from requesting information on any particular issue or item nor does it prohibit committees from maintaining normal communications.

BE IT FURTHER RESOLVED that this resolution shall become effective on the date of its adoption.

Date: November 16, 2012

LOFT RIDGE HOMEOWNERS ASSOCIATION
Resolution Action Record

Resolution Type: Policy _____ No. _____

Pertaining to : Liaison with Management

Duly adopted at a meeting of the Board of Directors held November 16, 2011

Motion by: Erika Wheeler Seconded by: Carter Mullen

VOTE:

| | YES | NO | ABSTAIN | ABSENT |
|----------------------------------|-------|-------|---------|--------|
| <u>Erika Wheeler</u> Director | ✓ | _____ | _____ | _____ |
| <u>[Signature]</u> Director | ✓ | _____ | _____ | _____ |
| <u>[Signature]</u> Director | ✓ | _____ | _____ | _____ |
| <u>[Signature]</u> Director | ✓ | _____ | _____ | _____ |
| <u>[Signature]</u> Director | ✓ | _____ | _____ | _____ |
| <u>[Signature]</u> Director | ✓ | _____ | _____ | _____ |
| _____ Director | _____ | _____ | _____ | _____ |

ATTEST:

Secretary: [Signature] Date: 16 NOV, 2011

Resolution effective _____, 2011