**Call to Order and Roll Call**Meeting was called to order at 7:00 PM by Jim Scherer.

Dennis Burns (12), Jim Scherer (38), Beth Krischke (14) Present

Bluestone Management Co. - Rick Virgil

**Approval of Agenda & Reading of Minutes**
Agenda approved with an amendment to the agenda and reading of previous minutes was waived.
*Jim moved to approve agenda and minutes.
Beth seconded.*

*All in favor, motion was approved.*

 **Treasurer’s Report - update**
As of 9/30/2016 our accounts are as follows: Reserve - $53,844.19 + Checking $11,799.71 = Total - $65,643.90.

*Beth moved to approve Treasurer’s Report.
Dennis seconded.*

*All in favor, motion was approved.*

M**anagement Report**

There is nothing to report beyond what is contained in new and old business.

*Jim moved to approve Management Report.
Dennis seconded.*

*All in favor, motion was approved.*

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**New & Old Business**

* 2017 Budget – review of each item was conducted. Budget will be mailed to homeowners.
	+ ACH expense due to banking rules.
	+ Curb cutting to be reviewed and estimates obtained before work is done
	+ Utilities up due to correct billing to us
* FS Compressor issue – we are pursuing an alternative to the dry system while retaining protection
* Rear light replacements have been completed
* Punch list items are mostly done. The final items will be taken care of by end of year.

*Dennis moved to approve New Business.
Jim seconded.*

*All in favor, motion was approved.*

**Management Report**

Annual inspections will be held on 11/12. Notices recently mailed to homeowners.

**Next Board Meeting**

To be determined

**Motion to Adjourn**

Beth moved to adjourn at 7:35 PM

Jim seconded

All in favor, motion was approved.