

Chapter 2 -Section 2.3

Date Board approved: 6/9/2010

TITLE: BOARD CODE OF CONDUCT

I. POLICY:

The Board commits itself and its members to ethical, businesslike, and lawful conduct, including proper use of authority and appropriate decorum when acting as Board Members.

II. APPLICATION: Board Members will:

1. Fulfill their fiduciary duties to the community and exercise discretion in a manner they reasonably believe to be in the best interests of the community.
2. Avoid conflict of interest with respect to their fiduciary responsibility.
3. Act only with the authorization of the Board as a whole, and not attempt to exercise individual authority over the organization.
4. Support the legitimacy and authority of the final determination of the Board on any matter, without regard to the member's personal position on the issue.
5. Understand the Association's Governing Documents and become educated with respect to applicable state and local laws, and to manage the Community Association accordingly.
6. Consistently and uniformly enforce Governing Documents, Deed Restrictions, and all applicable State and Federal Laws.
7. Exercise sound business judgment and follow established Management Practices, utilizing the assistance of appropriate professionals when needed.
8. Treat other Directors, staff and members of the community with consideration and respect.
9. Respect the need for confidentiality in certain issues.
10. Be properly prepared for Board deliberations.

11. Balance the needs and obligations of the community as a whole with those of individual homeowners and residents.
12. Establish methods to obtain input from owners and non-owner residents.
13. Conduct open, fair, impartial, and well-publicized elections in accordance with Best Practices.
14. Conduct business in a transparent manner when feasible and appropriate.
15. Encourage events that foster neighborliness and a sense of community.

III.SOURCES:

Community Association Institute. The Board Member Toolkit. 2009 John and Miriam Carver. Reinventing Your Board. 2006
Rotonda West Association, Inc. Governing Documents 2003