

After Recording Return to:
Scott M. Wild, Esq.
Law Office of Scott M. Wild, LLC
P.O. Box 6867
Hilton Head Island, SC 29938

CERTIFICATE OF CORPORATE RESOLUTION AND RECORDING

Resolution of the Board of Directors of Bridgepointe Horizontal Property Regime

I, **Toni Reader** of **Bridgepointe Horizontal Property Regime** (hereinafter, the "Association"), hereby certify that I am the **President** of the Association, a nonprofit corporation chartered under the laws of the State of South Carolina charged with administering the affairs of Bridgepointe Horizontal Property Regime pursuant to the Master Deed and By-Laws of Bridgepointe Horizontal Property Regime, dated July 20, 2006 and recorded in the Beaufort County Records in Book 2415 at Page 1126, and all further amendments thereto. The within Bridgepointe Horizontal Property Regime Procedures for Reasonable Accommodations were approved by the Board of Directors in its present form on January 14, 2026, and has not been revoked, altered or amended. I have personal knowledge of the recitations herein.

The Association Board has contemporaneously "RESOLVED" to allow the undersigned to sign a document to be recorded with the Beaufort County Register of Deed's Office memorializing the adoption of the enclosed. Pursuant to Section 27-30-130(A)-(D) of the South Carolina Homeowners Association Act, the following corporate records are hereby recorded with the Office of the Register of Deeds for Beaufort County, South Carolina to comply therewith:

1. Bridgepointe Horizontal Property Regime Procedures for Reasonable Accommodations as it relates to the Fair Housing Act (approved December 3, 2025)

The Association's Board has "RESOLVED" to allow this Resolution to stand as the appropriate corporate record until the minutes from said meeting are adopted at the next meeting of the Board of Directors.

IN WITNESS WHEREOF, the Bridgepointe Horizontal Property Regime has caused the undersigned, **Toni Reader**, its **President** and duly-authorized signatory, to execute this "CERTIFICATE OF CORPORATE RESOLUTION AND RECORDING" on and as of the date first set forth above and to record the aforementioned Bridgepointe Horizontal Property Regime Procedures for Reasonable Accommodations in the public records as a true and accurate copy in full force and effect.

**SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:**

**BRIDGEPOINTE HORIZONTAL
PROPERTY REGIME**

Gatherine Pilatic
Witness

2) Nancy Mj
Witness

By: [Signature]
Name: Toni Reader
Its: President
Date: 01.23.2026

STATE OF SOUTH CAROLINA)
COUNTY OF BEAUFORT)

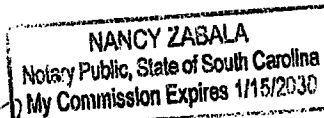
ACKNOWLEDGMENT

I, Nancy Zabala, the undersigned notary public, do hereby certify that Toni Reader, as President of Bridgepointe Horizontal Property Regime, who presented sufficient identification, personally appeared before me this day and acknowledged execution of the foregoing instrument in the presence of the two witnesses above-named.

Witness my hand and official seal this 23 day of January 2026.

Nancy Zabala
Notary Public for South Carolina

My Commission Expires: 01/15/2030



BridgePointe HPR

4924 Bluffton Parkway, Bluffton, SC 29910

Procedures for Reasonable Accommodations as it relates to ESAs and SAs under the Fair Housing Act

- 1) Requests for accommodations may be made in writing to the association management company, including requests for Emotional Support Animals (ESA) and Service Animals (SA). The BridgePointe HPR Board of Directors strives to follow and apply all applicable laws, regulations and federal guidance with respect to these laws. Requests may also be made orally as long as the ESA / SA Form is completed to confirm accuracy. Anyone in need of accommodations should bring it promptly to the attention of management for the BridgePointe HPR.
- 2) The BridgePointe HPR Board of Directors will consider each request on a case-by-case basis. The Board will provide a written response to the person requiring the accommodation. In some cases, additional documentation may be required.
- 3) To speed up the process, it is often helpful for the person needing the accommodation to make the request directly.
- 4) If a power of attorney for an individual requiring an accommodation is in place, please provide management a written copy or other reliable documentation of its existence.
- 5) ESAs and SAs must be kept under control and not damage property or endanger people. Requesting parties will be deemed responsible for any damage to common property caused by an approved animal or other accommodation.
- 6) Animals with a documented history of aggressive behavior will not be approved as ESA's and SAs without additional precautions in place. Each animal will be assessed individually.
- 7) The Owner of the condominium will receive notice of all approved accommodations.
- 8) All ESAs and SAs must abide by all BridgePointe HPR pet rules and regulations where applicable.
- 9) Some accommodation requests may require additional measures in place (i.e. owners of an incontinent animal must carry bags, a dog that lunges must be muzzled, etc.). Requesting parties should be prepared to be responsible for all costs to effectuate or implement the accommodation, including any necessary mitigation measure or reasonable precautions.

BRIDGEPOINTE HPR
PROCEDURE FOR EMOTIONAL SUPPORT ANIMALS AND SERVICE ANIMALS
2026
INTAKE FORM

NAME: _____ **DATE:** _____

SIGNATURE: _____

BRIDGEPOINTE UNIT #: _____

PHONE NUMBER: _____

EMAIL ADDRESS: _____

MAILING ADDRESS: _____

WHAT IS THE SPECIFIC REQUEST?

HOW WILL THIS ACCOMMODATION ASSIST THIS RESIDENT?
