

**TARPON CLUB, INC.
MINUTES**

**MONDAY, JULY 14, 2025
5 P.M.**

**500 South Florida Avenue, Tarpon Springs, FL 34689
Join Zoom: gulffrontlagoon.org — ID: 834 5144 8183 — Passcode: 86809**

- I. Call to Order — 5:20
- II. Board Members Present were: Luby Sidoff, Mike Mahoney, Stephanie Stiles, and Carla Maciag. Doug MacEachen joined on Zoom. Also present were one (1) member and Magda Hatka, Ameri-Tech,; and one (1) member joined on Zoom.
- III. Approve and Waive the Reading of the Minutes of the June 2025 Meeting
Motion: was made and seconded to approve and waive the reading of the June Minutes was unanimous
- IV. Treasurer's June 2025 Report — Doug MacEachen
 - A. - Accept the Treasurer's June 2025 Report
End of month cash on hand is \$6,969. Monthly expenses were \$5,930 which was \$231.09 under budget. For the year we are \$123.64 under budget. Total Reserve is \$158,382 of which \$6,328 is Deferred Maintenance.
- Explanation of Expenses:
Payment made to Next Level Excavation for \$1,500 for the water main break under 502 garage flower bed.
Payment made to Plumbing Detectives for \$3,285 for water main break
Motion: was made and seconded to accept the Treasurer's June Report was unanimous
 - B. Budget Workshop for BOD on Monday September 29th at Ameri-Tech at 9:30 a.m.
Mike will be an hour late, and Carla will join on Zoom.
- V. President's Report — Luby Sidoff
 - A. There will not be a Board Meeting in August and December 2025
The next board meeting is Monday, September 15th
- VI. Ameri-Tech Management Report — Magda Hatka
 - A. June 16th Walkthrough Results
- Clubhouse Maintenance Agreement with Bill Brown — Magda talked to Bill Brown about our concerns and Bill talked to his crew on our behalf; Clubhouse appearance has improved this week.
 - B. Walkthrough is Monday, August 18th at 3 pm — Meet in front of clubhouse
 - C. Next Bug Spraying is Monday, August 18th in a.m. — email Magda to schedule at:
mhatka@ameritechmail.com
 - D. Spectrum — Boxes need to be swapped out in order to get the new Select with TV Basic Contract Package: Disney+, Paramount, Max, Peacock, and AMC: Call for appointment: 855-632-7020.
If you want Spectrum to come and swap boxes, you need to make an appointment for \$65; but if you install the boxes yourself and they don't work, Spectrum will service for free. You may also want to look into WiFi at a limited-time rate cut.
- VII. Old Business
 - A. Pool Furniture Chairs and Umbrellas — Furniture Connection will need to take our chairs away for four (4) weeks for re-strapping — Table till fall and continue getting quotes and revisit to determine if we want to change the brown straps to blue straps.
 - B. Displacement of Piling Update — Barge arrived to replace piling, but was unable to fit through the narrow marina opening and will return with a smaller vessel.
 - C. Kayak Re-Building — Tabled until after hurricane season
 - D. Tree Trimming and Large Branch Removal — Completed by Prime Scape (\$2900 and two trees)*
 - E. Remove Two (2) Dead Palm Trees at Entrance — Completed by Prime Scape (*see above)
 - F. Mangrove Trimming — Completed by All Florida Mangroves for \$6,250; north side not included

- G. Spray Paint and Stain Island Bridge — Thomaz replaced eight (8) of ten (10) boards and will return in six weeks when wood has cured and will complete replacement board and stain
- VIII. A. New Business:
Emergency Expenses for Water Main Break in Building 502 Outside Garage Entry
(This Item has been moved from GFL Agenda to reflect correct budgeting appropriations.)
- Sewer Main Leak — Plumbing Detectives — \$3,285.
- Hydro Vac — Badger Hydro Vac quote \$2,919
- Next Level Excavation — \$1,500
- Don Kipp and Chad Harris — Awaiting quote to restore area back to original condition
- Building Blueprints — Board needs to locate and get digital copies from Echo Blueprint
Motion: was made and seconded to ratify the previously approved emergency expenses for all water main break remediation was unanimous
- B. Additional Items for the 2026 Budget:
- Mulching and Tree Pruning
- Bridge Repair and Painting
- Dock Repairs
- Emergency Hurricane Damage and Cleanup Costs
- Insurance — Doug to contact McGriff on possibly changing insurance carrier from Citizens
- Drain Cleaning — Waiting for a quote from Don Kipp and Chad Harris
- C. Clubhouse Repairs
- Guest Bathroom Toilet Clog — Plumber charge of \$375 to remove a “plastic object” from the toilet and replace 2-hose bib faucets
- No Hot Water in the Women’s Shower — Knob is a pull-out and turn; hot and cold indicators have been transposed: right is cold and left is hot; which takes a while to pump to that location
- IX. Committee Reports
- A. Update Volunteer Lists for insurance purposes — in progress for 2026
- B. Social Committee
- *Fourth of July Celebration* hosted by the Events Committee was a huge success with hot dogs, BBQ chicken, a DJ and dancing; however, we did run out of food! Maria Revello has signed up to host next year’s party!
- Next Event: *High Tea* hosted by Alison Strong and Lucy Kolovos on August 10th. Guests are asked to wear a hat or fascinator and bring a tea dessert to share. (The Gentlemen are invited too!)
- Monday, September 1st — *Labor Day Celebration* hosted by Jean Savage and Social Committee
- The Social Committee is looking for FUN themes for the 2026 Events and people who might like to host an event. Please let one of us know if you’re interested.
- X. Membership Comments and Suggestions for the September 15th Meeting
- A. Service Works Roofing Company Cleanup Concerns:
- Black tar droppings on the walkways of first floor at 502
- Roofing materials in the attics
- Glued down construction rugs in the elevators
- B. Next Meeting: Monday, September 15th at 4:00
- C. Pool Users are reminded to put furniture back the way it was found, and those who remove the floater rope are to return it before leaving the pool, as it is a safety violation, which may cause us to receive a citation and a fee by the City Health Inspector, who visits unannounced.
- D. Many thanks to Karen Krause and John Warman for their donation of four pool umbrellas.
- XI. Adjournment — 5:52 p.m.

Submitted by: *Carla Maciag*, Board Secretary

Site Attachments: Volunteer Committees
GFL Hurricane Preparedness Plan

Attachment

(Revision in Progress)

**GULF FRONT LAGOON CONDOMINIUM ASSOCIATION, INC.
TARPON CLUB, INC.**

500 S. Florida Avenue, Tarpon Springs, FL 34689

Volunteer Committees

Maintenance: Board Member Liaison, Mike Mahoney

Members: Mike Mahoney, Tom Annas, Kevin Walker, Carla Maciag, John Maciag, Mark Degan, Luby Sidoff, John Warman, Steve Kessler, Ken Richards

Landscaping: Board Member Liaison, Doug MacEachen

Members: Doug MacEachen, Tina Kipp, Karen Kruse, Trisha Donald, Marie Degan

Documents Review Committee: Board Member Liaison, Luby Sidoff

Members: Joan Sidoff, Stephany Stiles

Fine Committee: Board Member Liaison, Stephanie Stiles

Members: Stephanie Stiles, Paula Mahoney, Alison Strong, Kervrann “DJ” Didier, Ralph Fox, Ken Richards, John Warman, Steve Kessler, Judy Limbaugh

Social Events Committee: Board Member Liaison, Carla Maciag

Members: Carla Maciag, Lucy Kolovos, Jean Savage, Alison Strong, Tina Kipp, Luby Sidoff, Maria Revello

Rev: 7/25