

**TARPON CLUB, INC.**  
**MINUTES**  
**5 P.M.**  
**MONDAY, MAY 19, 2025**  
**500 South Florida Avenue, Tarpon Springs, FL 34689**  
**Join Zoom: [gulffrontlagoon.org](https://gulffrontlagoon.org) — ID: 834 5144 8183 — Passcode: 86809**

- I. Call to Order — 5:09 p.m.
- II. Quorum Established — All Board Members were present: Luby Sidoff, Stephanie Stiles, Doug MacEachen, Mike Mahoney, and Carla Maciag. Also present were two owners, one owner on Zoom, and Magda Hatka from Ameri-Tech Property Management.
- III. Approve and Waive the Reading of the Minutes of the April 2025 Meeting  
**Motion:** was made and seconded to approve and waive the reading of the April Minutes was unanimous
- IV. Treasurer's April 2025 Report — Doug MacEachen  
End of month cash on hand was \$6,180. Monthly expenses were \$4,967, which was \$1,194 under budget. For the year we are \$672 over budget. Total Reserves is \$149,831, of which \$6,320 is Deferred Maintenance.  
**Motion:** was made and seconded to accept the April Treasurer's Report was unanimous
- V. President's Report — Luby Sidoff
  - A. Repair/Replacement of the Boat Dock — Schedule board replacement and repairs in 2026; if storms causes issues, may need to act sooner to make repairs of damage; Thomas Z (handyman) gave us a verbal estimate of \$4800 for wood and \$7800 for Weather Tech composite boards; still need to get a written quote for materials and labor
- VI. Ameri-Tech Management Report — Magda Hatka
  - A. May 19<sup>th</sup> Walkthrough — Reviewed Landscaping areas of concerns
  - B. Next Walkthrough — Monday, June 16<sup>th</sup> at 3 pm — Meet in front of clubhouse
  - C. Next Bug Spraying — June 16<sup>th</sup> a.m. in Garage
- VII. Old Business
  - A. Pool — New umbrella stands were purchased; eleven (11) chairs need strapping; Magda has a company to fix on site and will make contact and get a quote
  - B. Kayak Rack Rebuilding Update — Supplies and labor, by Thomas Z, to be paid by Tarpon Club; Board to revisit in the fall
  - C. Displacement of Piling Update — Mike is next on the list; company is currently at the marina
  - D. Tom Z to do minor repairs in Clubhouse (maybe at same time as elevator walkway painting)
    - hang hooks for dining room and office curtain rods (4-windows)
    - hang paper towel dispenser in men's exercise room
    - hang hand sanitizer pump in men's exercise room
    - install shower head in women's exercise room
    - replace the guest bathroom door lock
  - E. Spectrum/Brighthouse 2025 Network Cable Contract — Magda is working on a 5-year contract
- VIII. New Business:
  - A. Mulching — Revisit after rainy season; contact American Mulch for a quote to be scheduled in October/November
  - B. Tree Trimming — Magda to contact Filip and Prime Scape for quotes to do trimming before hurricane season
  - C. Erosion at northwest side of Building 502 caused by fallen tree — Continue hedging already there
  - D. Brown Bahia Grass at Pedestrian Entry of Building 504 Garage — Revisit after rainy season
  - E. Dead Palm Tree Behind GFL Sign Entrance — To be removed by tree trimmers; get quot
  - F. Additional Items for the 2026 Budget — Magda to send Doug the 2026 Budget in August before September Budget Workshop; discussed moving insurance from Reserves to Operating Expense

IX. Committee Reports

- A. Landscaping Committee — Concerns about general health of our grass; contact Evans for recommendations and pricing
- B. Social Committee — Memorial Day Luau, Monday, May 26<sup>th</sup> at 5 hosted by: Alison and Tina
- C. Clubhouse Supplies — Carla took initial inventory and purchased starter supplies
- D. Maintenance Committee — Need to recruit volunteers; loose door knobs need adjusting/replacing
- E. Revise Our Volunteer Committees Lists — Make contact and remove and add to lists as needed
- F. Formation of a Hurricane Committee — Carla to put together a list of Hurricane Captains and text contact numbers as needed

X. Membership Comments and Suggestions for Next Meeting on Monday, June 16<sup>th</sup>

- A. Can we get an “Elevation Certificates” and updated “Wind Mitigation Reports” for the buildings for owners for insurance purposes? Magda to check with McGriff Insurance and FPAT Report.
- B. Is it feasible for us to purchase a generator for the Clubhouse — It’s estimated at \$20,000 to \$30,000 complete; and entitlement/privilege issues may be problematic
- C. Pool furniture — Magda to look into re-strapping of stained chairs, and plastic sliders for lounge chairs; she has a contact who does on-site re-strapping and will contact
- D. Grass Concerns: Contact Evans re: the general health of our St. Augustine grass; ask for recommendations; Perhaps wait until rainy season and reseed problem areas
- E. Mangrove Trimming — Mike to contact Adam, Florida Mangroves, for clarification of cost
- F. 502 Walkway to Pool — Replace concrete slab

XI. Adjournment — 6:01 p.m.

Submitted by: *Carla Maciag*, Board Secretary