



Bridlewood  
Homeowners Association, Inc.

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**NOTICE OF BOARD OF DIRECTORS MEETING**  
**January 16th, 2024**

NOTICE IS HEREBY GIVEN of a meeting of the Board of Directors of Bridlewood Homeowners Association, Inc. will be held at the following date, time and place:

**DATE:** Thursday, January 16, 2025

**TIME:** 6:30 p.m.

**PLACE:** East Lake Fire & Rescue  
3375 Tarpon Lake Blvd.  
Palm Harbor, FL 34685

The Agenda for the meeting is as follows:

1. Call to order
2. Roll call of members present
3. Proof of notice of meeting or waiver of notice
4. Reading/ approval of minutes of last meeting
5. Officers/Manager reports
6. Unfinished Business
  - a. Legal Update on Lot 86 Case. 5543 Stage Thicket
  - b. Vote on lawncare
  - c. Discuss updated front entrance
  - d. Update on sprinkle repair costs for Primoris
  - e. Formalize Alterations Applications
7. New Business
8. 2919 Appaloosa Trail (Trim Branches at nature area lines)
9. 5529 Stag Thicket Lane (Replace pool cage)
10. 2572 Saddlewood lane (Paint house)
11. 5502 Stallion Lane (Replace windows)
12. 2751 Saddlewood Lane (Pool Cage)
13. 2420 Saddlewood Lane (Replace Fron Doors)
14. Discussion of Legislation changes
15. Open Discussion
16. Adjournment



**Bridlewood Homeowners Association, Inc.**  
**Minutes of Board of Directors Meeting**  
**January 16, 2025**

A Meeting of the Board of Directors of the Bridlewood Homeowners Association, Inc. was held on  
Thursday January 16, 2025, at the ELFR Station 57

1. **Call to order**

The meeting was called to order by Association Manager Gary Robbins, at 6:30 p.m

2. **Roll call of members present**

The roll was called, Gary Robbins, Bob McCall, Buddy Gulliford, Randy Delise, Eric Robles were present. Janet Goldin was absent. A quorum of the board was established. Note that Dayna Cannistraci of Management and Associates was absent due to an emergency.

3. **Proof of notice of meeting or waiver of notice**

The signs were appropriately posted by Buddy Gulliford

4. **Reading/ approval of minutes of last meeting**

The August 8, 2024 reading minutes were discussed. On motioned by Gary and seconded by Randi, the minutes were passed unanimously.

5. **Officers/Manager reports**

Gary provided an update on financials.

A. The current balances, as at the end of December were \$33,336.95 in checking and \$9,286.11 in reserves.

B. There are currently 2 delinquencies.

- 2480 Appaloosa who have not paid the 2024 annual dues. They have been sent multiple letters, but the fees remain unpaid. The next step is for the attorney to send a prelien notice. The board would like M&A to verify the member information and circumstances (proper mailing address, etc.) before we pass it on to the attorney.

C. 5543 Stag Thicket that has a court order to pay the Association. They refused to sign an agreement that outlines what they owed and a payment plan. They have paid some of the money, but did not send in a December payment. The attorney advises filing the suit either get a formal agreement signed or go to foreclosure. Mr. Krot was in attendance. After discussion, he did indicate that they would sign an agreement. Gary moved to approve, giving the attorney permission to file the suit, but first discuss the possibility of sending a second formal agreement out instead of filing. The motion was seconded by Eric. The vote was 4 to 1 for approval.

6. **Unfinished Business**

A. Legal Update on Lot 86 Case. 5543 Stage Thicket

- See 5.C. above..

B. Vote on lawncare

- We had 3 to consider. Our current vendor is \$17,197.44/year; David Swingle Lawn Care LLC. at \$13,200 and Mu-Grow at \$18,000.

After discussion, Eric move to accept the Swingle Lawn Care bid. This was seconded by Buddy and passed unanimously.

C. Discuss updated front entrance

- The front entrance bushes are getting tired. We can discuss with the landscaper if they can be saved.
- The entrance lamps need to be replaced or taken down, cleaned and painted.
- The beds need to have weed block put down and mulched. The landscapers will not keep weeding beds

that are not adequately mulched.

After discussion the board prioritized replacing the sprinkler timer (Bob thinks he has an eight-zone timer, and if so, will install it) and mulch the front beds. We will discuss with the new landscaper if the bushes in the median can be save, and check the cost of replacing.

- B. Update on sprinkle repair costs for Primoris
  - o We should be getting a check shortly for \$520
- C. Formalize Alterations Applications
  - o 2919 Appaloosa Trail (Trim Branches at nature area lines)
  - o 5529 Stag Thicket Lane (Replace pool cage)
  - o 2572 Saddlewood lane (Paint house)
  - o 5502 Stallion Lane (Replace windows)
  - o 2751 Saddlewood Lane (Pool Cage)
  - o 2420 Saddlewood Lane (Replace Fron Doors)

Gary moved to approve the request. Eric seconded the motion, and the motion passed unanimously.

7. **New Business**

A. There was no new business.

8. **Discussion of Legislation changes**

A. Jaime Ballard is up in Tallahassee to discuss HOA legislation. Hopefully they can make some changes to some of the rules that were passed last year.

9. **Open Discussion**

B. There was no open discussion.

10. **Adjournment**

A. Next Meeting is February 20, 2025 at 6:30pm.

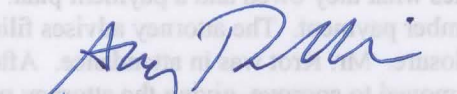
B. With no other business before the board, on motion Duly made by Gary seconded by Bob and carried unanimously, the meeting was adjourned at 7:20 PM

**Submitted by:**



Eric Robles, Vice President, for  
Janet Golden, Secretary

**Approve by:**



Gary Robbins, President