

TARPON CLUB INC.
Monday, February 16, 2026
5 P.M.
500 South Florida Avenue, Tarpon Springs, FL 34689

MINUTES

- I. Call to Order — 5:08 p.m.
- II. Establish A Quorum — Present were Luby Sidoff, Doug MacEachen and Carla Maciag. Stephanie Stiles is on bereavement leave, and Mike Mahoney was absent. Also present was one (1) owner, and Magda Hatka, LCAM from Ameri-Tech
- III. Approve and Waive the Reading of the Minutes of the January 2026 Meeting
Motion: was made and seconded to approve and waive the reading of the Minutes of the January 2026 Meeting, was unanimous
- IV. Accept the Treasurer’s January 2026 Report — Doug MacEachen
End of Month Cash on Hand was \$11,910. Monthly Expenses were \$4,510, which was \$2,612 under budget. For the year we are \$2,612 under budget. Total Reserve is \$170,779, of which \$5,707 is Deferred Maintenance.
Explanation of Expenses: Clubhouse insurance payment is not due until December 2026
Motion: was made and seconded to accept the Treasurer’s January 2026 Report, was unanimous
- V. President’s Report — Luby Sidoff
 - A. Super Bowl Party — was fun and well attended; however, our leftover beer has disappeared
 - B. New Watering Restrictions — The grass is looking terrible everywhere and it’s not going to get any better through no fault of our landscaping team; effective February 8, Tarpon Springs is under a “Modified Phase II Severe Water Shortage,” restricting lawn watering to one-day per week; which must occur between midnight to 8 am or after 6 pm to midnight; our day is Saturday
 - C. Triad Engineering and Kevin reinspected our Clubhouse foundation; (See VIII. A. below)
- VI. Ameri-Tech Management Report — Magda Hatka
 - A. Drains need to be addressed before summer rains and hurricane season — (we need to keep a close eye on approval categories in our budget projections to make sure essential work gets done; Operational Budget Projections can be moved)
 - B. Next Walkthrough is on Monday, March 16th — Meet at the Clubhouse at 3:00
 - C. Board Members are to review H.O.A. Classes on-line to meet the four (4) hour-class requirement upon becoming a Board Member, followed by a (1) one-hour class each year thereafter
 - D. Pinellas County has been sent the Names, Unit Numbers, and Boat Slip Numbers (1-10), as requested, to update their Tax Records
- VII. Old Business
 - A. Spray Paint and Stain Island Bridge — Tomas Z. to complete
 - B. New Florida Right to Carry Law — To be added to our R&Rs; as adopted above, which reads: “Open Carry of firearms is not allowed in all common areas of Gulf Front Lagoon and Tarpon Club.
 - C. Update on Pool Electrical Wiring Repairs — Wires are close to being exposed; we need replacement of three (3) transformers; Lontakos’ quote is \$1,745; Magda will contact Frank, our pool man, for a second quote, and Bladdy Voja, for a third electrician quote
- VIII. New Business
 - A. Reinspection of Clubhouse Foundation: Kevin Walker met with a Triad engineer who added two additional floor and jack supports under the chimney at no cost to us, and Triad also gave us a Lifetime Warranty, which is transferable in a resale, for any future repairs needed

- B. Contact Alexander regarding a large tree on his property that is leaning and is of concern — Table
- C. Contact PrimeScape regarding the trimming of leaning bamboo trees at 502 — Table

IX. Committee Reports

- A. Next event will be St. Paddy's Day, Saturday, March 14th at 5 p.m. hosted by Michelle Mahoney in honor of her Dad, Ray Mahoney, who was an original owner; you know what color to wear
- B. The Social Committee has a Tentative Events Schedule, which will be finalizing and posted soon; but we're still trying to spread out our events to be at least four (4) weeks apart; which in the past has given us better participation; new event: Louisiana Boil in April hosted by Carolyn and Jim Rivers, #134

X. Membership Comments and Suggestions for the Next Board Meeting

- Kayak Rack — Materials are estimated to cost \$2500 from the Tarpon Club budget; so we'll need in-house volunteers to construct the rack to keep costs down — Tomas Z is planning to start on this in April
- Piling — Our marina will become home to two new pontoon boats owned by the Rivers and Van Auken's, which will add to the beauty of our view; however; we're in crunch time to get the piling replaced asap; (Mike Mahoney, Unit #131, is responsible for this repair)
- Ameri-Tech needed to replace the Zoom computer after the power outage that caused the start delay of our Special Assessment Meeting on February 5th
- At the Expo Luby and Doug met representatives from an outdoor lighting company that may be able to light up both trees outside the 502 and 504 elevator windows at a reasonable cost
- They also met pool furniture people who gave them advise that light blue and white straps are less resistant to fading; something to keep in mind for our next furniture update
- Is it feasible to clean up the bedroom and bathroom on the top floor of the Clubhouse to transform into a rental by owners and their guests, much like the Clubhouse rental where we collect a maintenance fee for use of private parties; which might give us extra revenue. We need to determine if it's worth the time, and initial costs of permits and inspections; membership input is requested
- Next Board Meeting: Monday, March 16th at 4 p.m.

XI. Adjournment — 5:40 p.m.

Submitted by: *Carla Maciag*, Board Secretary