



Bridlewood  
Homeowners Association, Inc.

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**NOTICE OF BOARD OF DIRECTORS MEETING**

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 18, 2024  
**TIME:** 6:30 p.m.  
**PLACE:** East Lake Fire Rescue Station 57

**Agenda for the meeting is as follows:**

1. Call to Order
2. Roll call Establish Quorum
3. Proof of notice of meeting or waiver of notice
4. Approve Unapproved Minutes –Meeting
5. President’s Report
6. Treasurer’s Report (review end of 2023 financials)
7. Legal (update on court case “Krotts”)
8. ACC Approvals
9. Unfinished Business
  - \* Both Retaining Walls (status & expected timeframe)
  - \* Website Status
  - \* Front Entrance Committee Update
  - \* Update On Front Entrance Fence (2754 Saddlewood)
10. New Business
  - Meeting Dates Scheduled 2024
  - All dates are reserved for meeting room at East Lake Fire Rescue Station 57
  - 2/15, 3/14, 4/11, 5/9, 6/13, 7/11, 8/8, 10/10, 11/14, 12/12
11. Adjournment

Will Pahlck  
Licensed Community Association Manager



## **Bridlewood Homeowners Association, Inc.**

### **Minutes of Board of Directors Meeting**

#### **January 18, 2024**

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A Meeting of the Board of Directors of the Bridlewood Homeowners Association, Inc. was held on Thursday January, 2024 at the ELFR Station 57

#### **Call to order:**

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

#### **Calling of the Roll Call**

The roll was called, and Directors present were Janet Goldin, Bob McCall, Randie Delise, Gary Robbins, Buddy Gulliford and Eric Robles were present. A quorum of the board was established. Note that Will Pahlck of Management and Associates was present and acted as recording Secretary.

**Proof of Notice of Meeting** – Notice of the meeting was posted by Buddy Gulliford.

#### **Approval of Minutes**

Not Available at time of meeting

**ON MOTION:** N/A

**RESOLVE:** To approve the minutes as submitted at next meeting

**President's Report** –Gary Robbins read the President's Report. Asked property manager Will to get all the new board members' information for board certifications.

**Treasurer's Report:** Gary Robbins read current financials and notified the members that (7) homeowners have already made payments.

**Legal:** Gary Robbins updated the members on the status of the Krott court case, and additional information will be provided at the next meeting.

**ACC Approvals:** All ACC applications were approved.

#### **Unfinished Business:**

- \*Retaining wall update; Wall #1 has been started and is at the half point of completion. The wall #2 will begin shortly after the completion of the first wall.

- \* Gary gave an update on the old website that is no longer in use. He has personally purchased a new domain site and is in the process of getting it up and running.

- \* Eric updated everyone that the entrance committee has (3) members currently and will have to decide when planting will begin. He also spoke if the committee will plant or hire a company to take care of the front entry.

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\* Will (M&A) updated on the fence at the front entrance, and that letters have been sent to the homeowner's repair and clear out debris that has accumulated behind the fence causing it to move the fence.

**New Business:** Meeting Dates scheduled for 2024.

All dates are reserved for the meeting room at East Lake Fire Rescue Station 57 @6:30PM  
2/15,3/14,4/11,5/9,6/13, no meeting scheduled in July,8/8, meeting room not available in  
September 10/10,11/14, no meeting scheduled in December.

**General Discussion:** Next Meeting is February 16, 2024, at 6:30pm.

\*Contact Vendors for proposal on block wall on perimeter of association.

\*Polling function on Front Steps website for new amendments, (access).

And it was,

No other business to come before the board,

**ON MOTION:** Duly made by Gary Robbins, seconded by Buddy Gulliford and carried unanimously.

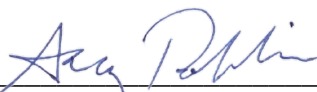
**RESOLVE:** To adjourn the meeting at 7:14 PM.

Submitted by:

Approved by:

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Will Pahlick, Property Manager



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Gary Robbins, President