



Bloomfield Hills Budget Meeting
October 28, 2025.
Gibsonia Baptist Church Meeting Hall
5440 US Highway 98 North Lakeland, FL.33809

MINUTES

Establish Quorum & Call to Order

Present were Blaine Patterson, Kathryn Streeter, Joshua Borem, & Louise Gustafson. Rick Stoer, Lawrence Streeter was absent.

Delroy Brown, Association Manager, was present for Sentry Management. Joshua Borem called the meeting to order at 6:30PM.

Proof of Notice

Meeting notice was posted in accordance with the association's documents and F.S. Ch. 720.

Approval Board Minutes

The Budget and Special Meeting Minutes were approved. Motion made by Joshua Borem to accept the minutes as submitted. Second by Louise Gustafson. All in favor.

Management Reports

The Financial and Manager's updates were presented.

Old Business-None

New Business

- **Bridge/Pond Update:**
Aqualis Solutions has reported that all the engineering background work will be completed by the end of the first week in November 2025. They are also working with SWFWMD to make sure they are in the loop.

- **Special Assessment Update:**

The association attorney, Ms. Julie Ball, has confirmed that the Special Assessment had passed by virtue of the language in the document that proceeds to explain that 2/3 majority present at the meeting would approve the assessment. A total of one hundred and thirty (130) proxies were received in person. One hundred (100) were in favor and thirty (30) were against. A motion was made by Louise Gustafson, to pass the assessment as proposed. Second by Blaine Patterson. All in favor. A request was made by Joshua Borem to re-examine the proposed amount.

- **2026 Budget:**

The 2026 Budget has been submitted for mailing and residence should be receiving the information within the coming days.

- **Halloween:**

Hallowwen preparations are underway and two officers from the Polk County Sheriff Department will be monitoring safety concerns between 5:00-9:00PM.

- **Board Appointment:**

Timothy Cooney of 5551 Bloomfield Blvd was appointed to the Board of Directors. Tim will be conducting the project management/coordination with Aqualis Solutions who is currently doing the engineering drawings for the pond reconstruction. A motion was made by Blaine Patterson to approve the appointment. Second by Joshua Borem. All in favor.

- **Open Forum**

Residents had shared their concerns regarding the cost and progress of the pond reconstruction. Some members of the Board were in favor of amending the proposed amount to a lower cost.

Next Meeting Date. TBD.

Adjourn:

With no further business for discussion a motion was unanimously approved to adjourn at 7:34PM. All in favor.

Prepared by: Delroy Brown, CAM