

FAX TRANSMITTAL COVER SHEET

DATE: October 20, 2026

TO: DBPR Arbitration Section

ATTENTION: J.A. Spejenkowski, Arbitrator

FAX NUMBER: (850) 487-0870

FROM: Larry Bassett, Homeowner Representative

SENDER PHONE: (407) 519-1193

SENDER FAX: (863) 353-1497

TOTAL NUMBER OF PAGES (INCLUDING COVER SHEET): 13

- **Cover Sheet:** 1 Page
 - **Motion Body:** 6 Pages
 - **Exhibits Section:** 6 Pages
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RE: EMERGENCY MOTION FOR CLARIFICATION & ENFORCEMENT

- **CASE NAME:** The Forest at Ridgewood HOA, Inc. v. Owners Voting for Recall
 - **CASE NOS:** 2026-05-5113 & 2026-02-9833
-

⚠ URGENT CLERK NOTICE / INSTRUCTIONS:

Please immediately file the attached **Emergency Motion for Clarification and Enforcement** into the active dockets for the above-referenced consolidated recall matters and deliver the complete packet to **Arbitrator J.A. Spejenkowski**.

This filing contains critical evidentiary documentation regarding active administrative obstruction, failure to comply with corporate handover demands, and a severe corporate conflict of interest regarding the community's banking assets. Immediate judicial review is requested.

INCLUDED ATTACHMENTS:

1. **Respondent's Emergency Motion** (Pages 1–6)
2. **EXHIBIT "A":** State-Stamped 2026 Corporate Amended Annual Report filed with the Florida Division of Corporations on October 15, 2026.
3. **EXHIBIT "B":** Unauthorized Cease-and-Desist letter issued by terminated counsel dated October 20, 2026.

**STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
DIVISION OF FLORIDA CONDOMINIUMS, TIMESHARES AND MOBILE HOMES
IN RE: PETITION FOR ARBITRATION – HOA RECALL DISPUTE**

**THE FOREST AT RIDGEWOOD HOMEOWNERS'
ASSOCIATION, INC.,**

Petitioner,

v.

Case No. 2026-05-5113

**HOMEOWNERS VOTING FOR RECALL, and
LARRY BASSETT, HOMEOWNERS REPRESENTATIVE,**

Respondents.

_____ /

**RESPONDENT’S EMERGENCY MOTION FOR CLARIFICATION AND
ENFORCEMENT OF FINAL ORDER**

COMES NOW, the Respondent, Homeowner Representative Larry Bassett, on behalf of the Owners Voting for Recall, and files this Emergency Motion for Clarification and Enforcement of the Summary Final Order dated October 8, 2026, and the subsequent Order on Rehearing dated October 13, 2026, and states as follows:

I. PURPOSE OF THIS MOTION

1. This Emergency Motion is necessitated by ongoing, bad-faith administrative and legal obstructions executed by terminated corporate counsel (The Orlando Law Group, PL) and the terminated management provider (Jedi Management Company).

2. Discharged counsel has issued written "Cease and Desist" demands directly to the newly seated board members—Sharon McDaniel, David MacMorran, and Carmen Freeman—refusing

to recognize their corporate authority and threatening them with personal civil and criminal liability for managing the Association.

3. Defying both this Tribunal and the Circuit Court, counsel issued a written "Cease and Desist" demand today, October 20, 2026, directly to the state-certified directors—Sharon McDaniel, David MacMorran, and Carmen Freeman—refusing to recognize their authority and threatening personal liability (**See October 20, 2026 Cease & Desist Letter, attached hereto as Exhibit "B"**). OLG is willfully misinterpreting the October 13, 2026 Order on Rehearing to manufacture a fraudulent quorum crisis.

II. THE DELIBERATE MISCONSTRUCTION OF THE ORDER ON REHEARING

4. In its October 13, 2026 order, this Tribunal correctly amended the initial Summary Final Order to recognize that because Ed Burdon had previously resigned his seat on March 5, 2026, his personal recall was technically moot. Crucially, the Arbitrator explicitly affirmed: "Whether Mr. Burdon resigned... or whether his recall is certified is irrelevant as the important issue is that he is no longer a director, which was the point of the recall."

5. Despite this clear language affirming that all other parts of the October 8th Summary Final Order stand, terminated counsel issued a formal letter on October 20, 2026, falsely asserting that only one candidate (Sharon McDaniel) was seated by this Tribunal.

6. Counsel argues that the vacant seat previously occupied by Ed Burdon remains empty or belongs to an un-elected holdover faction, thereby claiming the new Board lacked a legal quorum during its organizational meeting on October 14, 2026.

7. Based on this intentional distortion of facts, Jedi Management Company and OLG are actively refusing to comply with corporate termination notices and are attempting to bypass the Board's financial freeze directives at its banking institutions.

III. THE REMOVAL OF WALKER AND THE SUNBIZ GOVERNANCE BASELINE

8. The core operational disruption occurs because terminated counsel is hiding behind an unverified board roster to justify defying this Tribunal's turnover orders. Specifically, counsel asserts that David Walker and the un-appointed Robert Tobey still constitute a majority faction of the Association's leadership. This is a material misrepresentation of corporate facts.

9. The Structural Defect: Article VII, Section (b) of the Association's recorded, binding Amended and Restated Articles of Incorporation strictly dictates:

“The number of Directors may be increased or diminished from time to time as set forth by the By-Laws but shall never be less than three (3) or more than five (5); four (4) directors is not allowed.”

10. Because a four-member board is explicitly forbidden by the founding corporate charter, the Board lacked any legal capacity to create a fourth seat or appoint Robert Tobey to it on April 21, 2026, or July 24, 2026. Official minutes published by OLG/Jedi themselves for the April 21, 2026 meeting show zero motions, votes, or mention of appointing Tobey.

11. The Lawful Replacement of David Walker: David Walker's term as a director officially expired in January 2026. A replacement election was delayed to March 27, 2026, and

subsequently canceled by the holdover administration without legal cause. Carmen Freeman was the sole, qualified applicant for that scheduled election.

12. On October 14, 2026, immediately following the activation of the certified recall majority block (Sharon McDaniel and David MacMorran), the lawful Board held a duly noticed organization meeting. The Board voted unanimously to seat Carmen Freeman to fill the seat vacated by David Walker.

13. **The Definitive Corporate Roster:** On October 15, 2026, the Association formalized this legal configuration by filing its **2026 Amended Annual Report with the Florida Department of State Division of Corporations (Sunbiz)**. Pursuant to that state-stamped amendment, the *only* lawful Board of Directors authorized to manage the affairs of this corporation consists of David MacMorran (President), Sharon McDaniel (VP), and Carmen Freeman (Secretary/Treasurer) (**See 2026 Amended Annual Report, attached hereto as Exhibit "A"**).14. Robert Tobey has never been appointed via a recorded corporate vote in any meeting, and David Walker has been lawfully unseated and replaced by corporate action. Terminated counsel is attempting to shield a rogue group of non-directors who hold zero standing on the active corporate registry of the State of Florida.

14. The Structural Conflict of Interest Driving the Obstruction: The relentless opposition to this corporate transition is driven by a deep conflict of interest. Official records from the Florida Division of Corporations (Sunbiz) confirm that the principal attorney of the terminated firm, Jennifer A. Englert, Esq., is the explicitly listed Registered Agent and Authorized Managing Person for Jedi Management LLC (Document No. L20000150836). Both entities operate interchangeably out of the exact same corporate suite.

15. For nearly two years, this interlocking dual-representation structure was utilized to control the Association's administrative and legal functions simultaneously. The current refusal to recognize the valid DBPR orders is a direct attempt by Attorney Englert to shield her private commercial enterprises from lawful termination by the homeowners.

16. Violation of Professional Conduct: This undisclosed dual-ownership structure directly violates Rule 4-1.7 of the Rules Regulating The Florida Bar. Terminated counsel failed to provide the mandatory, written conflict-of-interest disclosures or obtain informed, written consent from the corporate entity. Instead, counsel utilized her legal position to deliberately misadvise the Association, canceling mandatory annual elections and validating an illegal holdover board configuration solely to insulate her private law firm retainers and her management company's fees from democratic homeowner oversight.

IV. SPECIFIC AND FINAL RELIEF REQUESTED

To permanently end this administrative charade and protect the community from ongoing financial extortion, the Respondent respectfully requests that the Arbitrator enter an Enforcement Order explicitly declaring that:

1. The Sunbiz Roster is Sovereign: The State of Florida explicitly recognizes David MacMorran, Sharon McDaniel, and Carmen Freeman as the sole, lawful Board of Directors and Officers of The Forest at Ridgewood Homeowners' Association, Inc.
2. All Prior Holdovers Extinguished: David Walker, Robert Tobey, Kevin Mack, and Edward Burdon possess zero corporate status, zero director authority, and zero legal capacity to act for, speak for, or bind the Association.

3. Mandatory Sanctions for Non-Compliance: Any further attempt by Jedi Management Company or The Orlando Law Group to claim representation of this HOA, block banking assets, or send unauthorized notices to the state-registered directors will be referred directly to the DBPR Division of Regulation and the Florida Bar for emergency disciplinary intervention.

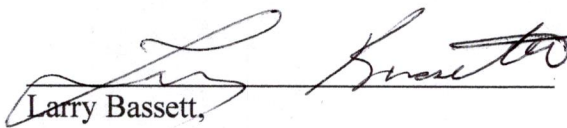
Respectfully submitted this 20th day of October, 2026.

By: 

Larry Bassett, Homeowner Representative
318 Boxwood Drive
Davenport, FL 33837
Phone: (407) 519-1193
Fax: 863-353-1497
Email: LARRY@LTS.WORLD

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that a true and correct copy of the foregoing has been furnished by Fax to Jennifer Ann Englert, Esq., The Orlando Law Group, PL, 12301 Lake Underhill Rd Ste 213, Orlando, FL 32828-4511 (jenglert@theorlandolawgroup.com) on this 20th day of October, 2026.


Larry Bassett,

Homeowner Representative

**2026 FLORIDA NOT FOR PROFIT CORPORATION AMENDED ANNUAL
REPORT**

EXHIBIT - A

**FILED
Oct 15, 2026
Secretary of
State**

DOCUMENT# N94000000522

Entity Name: THE FOREST AT RIDGEWOOD HOMEOWNERS' ASSOCIATION,
INC.

Current Principal Place of Business:

318 BOXWOOD DR
DAVENPORT, FL 33837

7929883823CC

Current Mailing Address:

318 BOXWOOD DR
DAVENPORT, FL 33837 US

FEI Number: 59-3247166

Certificate of Status Desired: Yes

Name and Address of Current Registered Agent:

BASSETT, LARRY
318 BOXWOOD DR
DAVENPORT, FL 33837 US

The above named entity submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida.

SIGNATURE: LARRY BASSETT

10/15/2026

Electronic Signature of Registered Agent

Date

Officer/Director Detail :

Title DIRECTOR, PRESIDENT
Name MACMORRAN, DAVID
Address 318 BOXWOOD DR
City-State-Zip: DAVENPORT FL 33837

Title DIRECTOR, VP
Name MCDANIEL, SHARON
Address 318 BOXWOOD DR
City-State-Zip: DAVENPORT FL 33837

Title DIRECTOR, SECRETARY,
TREASURER
Name FREEMAN, CARMEN
Address 318 BOXWOOD DR
City-State-Zip: DAVENPORT FL 33837

I hereby certify that the information indicated on this report or supplemental report is true and accurate and that my electronic signature shall have the same legal effect as if made under oath; that I am an officer or director of the corporation or the receiver or trustee empowered to execute this report as required by Chapter 617, Florida Statutes; and that my name appears above, or on an attachment with all other like empowered.

SIGNATURE: DAVID MACMORRAN

PRESIDENT

10/15/2026

Electronic Signature of Signing Officer/Director Detail

Date

From: Anthony Greco <agreco@theorlandolawgroup.com>
Sent: Tuesday, October 20, 2026 3:57 PM
To: Office@ForestHOA.org; Jamesrouse25@aol.com; Larry@lts.world;
Orma78grad@aol.com; SMcDaniel-BOD@ForestHOA.org; DMacMorran-BOD@ForestHOA.org; CFreeman-BOD@ForestHOA.org
Cc: Jennifer Englert
Subject: RE: CEASE AND DESIST/DEMAND AND RESPONSE TO NOTICE TO FREEZE -
UNLAWFUL BOARD MEMBER AND UNLAWFUL ACTIONS TAKEN BY SHARON
MCDANIEL AND DAVID MACMORRAN AND CARMEN FREEMAN
Attachments: .2 Forest Ridgewood CD letter.pdf

Hello,

I hope this message finds you well.

Please see the attached correspondence dated October 20, 2026.

Best regards,



Anthony F. Greco III

Legal Assistant, Waterford Lakes

Office: (407) 512-4394

Fax: (407) 955-4654

www.theorlandolawgroup.com

Connect with us!



Waterford Lakes Office

12301 Lake Underhill Road, Suite 213
Orlando, Florida 32828

Celebration Office

506 Celebration Ave.
Celebration, Florida 34747

Altamonte Springs Office

940 Centre Circle, Suite 3002
Altamonte Springs, Florida 32714

MetroWest Office

6965 Piazza Grande Ave, Suite 314
Orlando, Florida 32835

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October 20, 2026

Via Email Transmission

Office@ForestHOA.org

Jamesrouse25@aol.com

Larry@lts.world

Orma78grad@aol.com

SMcDaniel-BOD@ForestHOA.org

DMacMorran-BOD@ForestHOA.org

CFreeman-BOD@ForestHOA.org

Forest at Ridgewood Homeowners Association, Inc.
Sharon McDaniel (Director)
David MacMorran
Rob Tobey (Director)
David Walker (Director)
Carmen Freeman

**RE: CEASE AND DESIST/DEMAND AND RESPONSE TO NOTICE TO FREEZE -
UNLAWFUL BOARD MEMBER AND UNLAWFUL ACTIONS TAKEN BY SHARON
MCDANIEL AND DAVID MACMORRAN AND CARMEN FREEMAN**

Board of Directors, Mr. MacMorran, Ms. Freeman, and Mr. Bassett,

As you are aware, the Arbitrator in the consolidated Recall action for case **2026-05-5113** action the DBPR entered the attached Order on Petitioner's Motion for Rehearing and Respondent's Motion to Strike reflecting **the Recall attempt as to former Director Ed Burdon is moot and as such, was not certified. See Exhibit A attached.**

The result of that Order indicates only one of you (Sharon McDaniel or David MacMorran) are seated on the Board of Directors as a result of the Recall effort in case no.: **2026-05-5113** at this time. It is our position that the individual seated by virtue of the Order on Petitioner's Motion for Rehearing and Respondent's Motion to Strike is Ms. McDaniel, as Ms. McDaniel is the individual that appeared on the recall ballots to replace the recalled Director Kevin Mack.

Consequently, any and all actions taken by the Board that involved and/or included Mr. MacMorran are unlawful and improper and potentially subject the remaining Directors acquiescing to such actions, as well as Mr. MacMorran himself, to personal liability. As such, and as the Board of Directors did not have a quorum at the meeting on October 14, 2026 to take the unlawful actions it did; and consequently also did not have majority Board approval to send the Notice of Freeze dated October 11, 2026, to which this response is directed to, as legal counsel for the Forest at Ridgewood Homeowner's Association, **we do not recognize your legal authority** to take action for or on behalf of the Forest at Ridgewood Homeowners

Association, Inc., or to assert the demands made within the Notice to Freeze dated October 11, 2026.

As legal counsel for and on behalf of the Forest at Ridgewood Homeowners Association, Inc., we hereby demand that you, **Mr. MacMorran**, Ms. Freeman, **and Larry Basset** cease and desist any and all actions taken for or on behalf of the Forest at Ridgewood Homeowners Association, Inc., immediately, and that the Board as a whole, cease and desist from taking any of the unlawful actions alleged to have been passed at the meeting held on October 14, 2026 that was without a quorum of the Board to validly pass.

For clarification purposes, the seated Directors, pursuant to the decision of the DBPR in Recall case **2026-05-5113**, are **Rob Tobey, David Walker, Sharon McDaniel**.

We have been authorized by the majority of the lawful Board of Directors to immediately take legal action against you (**McDaniel, Bassett, Freeman, and MacMorran**) in the event the actions purported to have taken place and unlawfully passed on 10.14.2026 without a quorum of the lawful Board of Directors are attempted to move forward, to include emergency enforcement action with the DBPR, as well as Court action against the individuals without lawful director authority and Mr. Basset.

It has also been brought to our attention that Mr. MacMorran has filed a Notice of Voluntary Dismissal as to case number 53-2026-CA-002394-A000-BA filed in Polk County brought by the Association against Mr. Bassett.

Mr. MacMorran's actions constitute **the unlicensed practice of law** that the Association is now obligated to report such to the Florida Bar for investigation, as well as opened up personal liability for damages incurred to the Association itself by Mr. MacMorran's actions and those actions of any of the other valid and lawful Board members that assisted Mr. MacMorran in the unlicensed practice of law. Not only is Mr. MacMorran engaging in the unlicensed practice of law in his attempt to act as legal counsel for the Association, as Mr. MacMorran is not a valid board member or authorized to take any action on behalf of the Association, Mr. MacMorran is now subject to personal liability for his actions.

We highly encourage all of you to speak and consult with legal counsel of your choice to evaluate and render an opinion as to the effect of the Order attached as Exhibit 'A' and the statements made herein before taking any further action on behalf of the Association.

Please govern yourself accordingly.

Sincerely,



Jennifer A. Englert, Esquire

Enclosures:

STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
DIVISION OF FLORIDA CONDOMINIUMS, TIMESHARES AND MOBILE HOMES

IN RE: PETITION FOR BINDING ARBITRATION – HOA RECALL DISPUTE

THE FOREST AT RIDGEWOOD
HOMEOWNER'S ASSOCIATION, INC.,

Petitioner,

v.

Case No. 2026-05-5113

Case No. 2026-02-9833

OWNERS VOTING FOR RECALL,

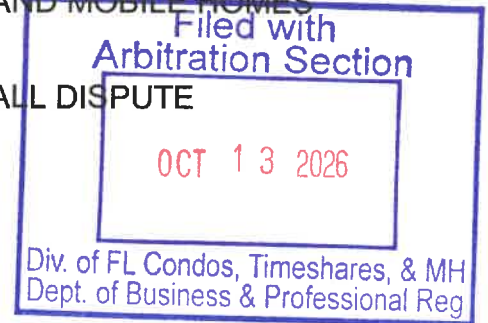
Respondent.

_____ /

ORDER ON PETITIONER'S MOTION FOR REHEARING and
RESPONDENT'S MOTION TO STRIKE

On October 8, 2026, a Summary Final Order was entered in case numbers 2026-05-5113 and 2026-02-9833 which certified the recall of two directors. On October 9, 2026, Petitioner filed a Motion for Rehearing regarding the certification of the recalled director Ed Burdon based on the alleged fact that Mr. Burdon resigned from the board of directors on March 5, 2026. (Motion) The Motion notes that because Mr. Burdon resigned from the board his recall is moot. Whether Mr. Burdon resigned, which, based on the ruling in *Holley by the Sea Improvement Association, Inc., Homeowners Voting for Recall*, Arb. Case No. 2015-02-1742, Final Order (August 17, 2015) would render his recall moot or whether his recall is certified is irrelevant as the important issue is that he is no longer a director, which was the point of the recall.

On October 12, 2026, Respondent filed a Motion to Strike Petitioner's Motion for Rehearing.



Based on the forgoing,

ORDERED:

1. The arbitrator amends the Summary Final Order to recognize that Mr. Burdon resigned from the board of directors on March 5, 2026,¹ and therefore his recall is moot. See. *Holley, supra*. All other rulings and relief granted in the October 8, 2026, Summary Final Order are affirmed.

2. In light of the ruling in #1, *supra*, Respondent's Motion is DENIED.

DONE and ORDERED on October 13, 2026, in Tallahassee, Leon County, Florida.

J. A. Spejenkowski

J. A. Spejenkowski
Dept. Bus. & Prof. Reg.
Div. of Condos, Timeshares
and Mobile Homes
Arbitration Section
2601 Blair Stone Road
Tallahassee, FL 32399-1030
Fax: 850.487.0870

Copies by US Mail and email when available to:

Larry Bassett
318 Boxwood Drive
Davenport, FL 33837
Email: LARRY@LTS.WORLD

Jennifer Ann Englert
Orlando Law Group, PL
12301 Lake Underhill Rd Ste 213
Orlando, FL 32828-4511
Email: jenglert@theorlandolawgroup.com

¹ See, Petition, paragraph 8.b.