

APPROVED AS WRITTEN, SEPTEMBER 18, 2023
TRAILER ESTATES PARK & RECREATION DISTRICT
BOARD OF TRUSTEES WORKSHOP
SEPTEMBER 5 2023
MARK'S HALL
1903 69TH AVENUE WEST
BRADENTON, FL 34207

The Workshop Meeting was called to order by Duane Trotter at 9:31 a.m.

Duane welcomed our new Administrative Assistant, Kristin Olsen.

ROLL CALL: Kathy Gregory, Russell McAlister, Louis Nickels, Cindy O'Brien, Rod Smith and Duane Trotter present. Lori Dalton and Todd Lombardi joined via Zoom. Jim Carey was absent. Park Manager, Lee Morris was present in the hall.

PUBLIC INPUT

Phyllis Nourie, 1917 IA – She stated she loves the large hall upgrades; however, the morning sun through the window film causes a glare on the floors and is a safety issue to Pickleball (PB) players. She stated the group had made curtains to hang while PB is using the hall. They are requesting a screw to hang a ring on so they can easily put the curtains up and down and she wants board approval.

Closed Public Input

Responses to Public Input

Duane – He asked Todd to get with Bill and Phyllis.

Todd – He asked Phyllis to give Bill her phone number.

Cindy – She stated the curtain was a good idea and liked solutions.

REPORTS FROM STANDING COMMITTEES

Kathy, Treasure Barn (TB) Committee – She stated Tuesdays are work days and they are busy getting ready for re-opening. She asked for some type of A/C in the clothes sorting room/electrical room. Todd stated it is on his agenda and hopes to get it started soon.

CLUBS & ORGANIZATIONS

None.

DISCUSSION ITEMS PRESENTED BY BOARD & STAFF

- 1) **Well at 2311/2313 Pennsylvania (Smith)** – Rod presented information on a request to drill a well for irrigation purposes at 2311/2313 Pennsylvania Ave. An interactive discussion followed which include the property owner, Jim Harvey. Ultimately the board did not support the well 8/0.
- 2) **Establish PP27C Estoppel Program for TE (Trotter)** – Duane presented an Estoppel program so when someone sells, transfers title or quit claim deeds their property to someone new we have a way to establish who is living in the home, that they comply with age restrictions and are aware of district requirements. The proposed processing fee of \$100 would be charged. A discussion followed. This will be brought forward at today's board meeting.
- 3) **Boat Slip and Storage Lot Rates 2023-2024 (Lombardi)** – Todd discussed the annual 5% increase and changing 3 month boat slip rental to 6 month. He also discussed adding a 10% fee to all 6 month rentals and a \$100.00 fee to be added to the waiting list. This deposit will be applied to the first fees or forfeited if the individual withdraws their name. A discussion followed. Todd is to work with Lori to rewrite the affected PPs and bring them forward at the September 18th workshop/board meeting.
- 4) **Update Website w/Special District Specific Content (Morris)** – Lee discussed moving our website from Big Fish to Streamline. A discussion followed. Lee is to obtain cost information from Big Fish and the cost to convert the current website to Streamline. Duane asked that the conversion process doesn't start until Lori is back in Florida. Lee will bring this back at the September 18th board meeting.
- 5) **Resolution – Continuing Imposition of Special Assessment (Trotter)** – Duane discussed Resolution 2023-04 as presented per our Bond

Advisors regarding our sea wall loan. A discussion followed. This will be brought forward at today's board meeting.

- 6) **Changes to Form PP26 – Prospective Buyer (Trotter)** – Duane presented updates to PP26 – Application for Prospective Purchase or Title Transfer or Renter(s) which include how we provide all of our rules to new residents and to update the notary block. A discussion followed. This will be brought forward at today's board meeting.

TRUSTEE REPORTS

- 1.) Cindy – She detailed the recent and upcoming summer events. She indicated she is looking for volunteers for the September 21st event. She stated she is working on event posters and rescheduling the Manatee Concert Band performance that was cancelled due to the hurricane.
- 2.) Kathy – She stated none for Seasonal Rec. and then stated how scary it was that season is so close.
- 3.) Todd – He stated the Fish House should start tomorrow. He detailed the storm damage at the beach and marina. He stated it is unknown when the marina dock repairs will begin. He offered his help with the proper way to tie boats, etc. He indicated he is working on Coast Guard classes; more to follow.
- 4.) Lori – She stated she is working on paperwork.
- 5.) Rod – He detailed how grass issues need attention.
- 6.) Russell – He agreed with Rod. He then detailed how weeds grow in gravel & concrete. He also asked residents to ensure their lawn service is also tending to the swale. He stated HOALIFE should be up soon.
- 7.) Louis – He stated he is working on the final check of the non-advalorem tax rolls. He is also working on moving employee dental insurance and a spreadsheet of employee benefits and wages.
- 8.) Duane – He stated a former long-time trustee, Jim McIlveen, passed away. He then thanked Todd and the Maintenance staff for the large hall renovations. He indicated the Manatee County website said garbage pickup should be picked up today. He then stated he accepted a resignation from Jim Carey, Health & Welfare Trustee.

PARK MANAGER COMMENTS

Lee detailed issues between Spectrum and ESPN/Disney and its impact on us. He detailed a busy hurricane season and that ANY mobile home is in an Evacuation A zone which is mandatory evacuation. He reminded residents that a new PP27 is required to renew FOBs and reiterated renter fob purchase/renewal fees. He stated he is waiting for more information from the Red Cross on the free smoke detector installs.

UNFINISHED BUSINESS

None.

ADJOURNMENT

Meeting adjourned at 11:35 a.m.

A discussion following the adjournment involved Dottie Deerwester, 1804 OH, wanting public comments at the end of the workshop. Duane indicated the board did not agree to public comment at the end and she would have an opportunity at the start of the board meeting.

Respectfully submitted,

Lori Dalton, Secretary