

APPROVED AS CORRECTED, MARCH 17, 2026
TRAILER ESTATES PARK & RECREATION DISTRICT
BOARD OF TRUSTEES WORKSHOP MEETING
MARCH 3, 2026
LARGE HALL
1903 69TH AVENUE WEST
BRADENTON, FL 34207

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

ROLL CALL: Lori Dalton, Margo Fegley, Richard Fernandez, Todd Lombardi, Lenora Neal, Rod Smith and Duane Trotter present. Cynthia O'Brien was absent. Park Manager, Lee Morris, was present in the hall.

PUBLIC COMMENT:

- 1) None.

Closed Public Comment

REPORTS FROM STANDING COMMITTEES:

Ruth Coppens, 6823 MA, Treasure Barn (TB) Committee – February raised \$9,407 for a total since October of \$33,681. She then stated she would appreciate the Board and residents support of investing some of the money improving the shopping area.

CLUBS & ORGANIZATIONS:

1. Dottie Deerwester, 1804 OH, Veterans – She detailed the cancellation of the flag retirement ceremony scheduled for this evening due to the burn ban. She stated their next meeting is Thursday at 1:00 in the Activity Center.
2. Lori – She detailed the need for someone to step up to chair the Christmas Dinner committee.
3. Duane – He asked for someone to step up and lead the annual Activity Fair.

TOWN HALL:

The Board unanimously supported making the Town Hall portion of the meeting interactive. Lee detailed the three referendum questions and then asked attendees for their questions or comments.

1. Sid Lammers, 1604 NY – He discussed the dogs.
2. Jim Angerame, 1614 MN – He wants no change to the pet policy.
3. Robin Finucan, 1810 NY – She wants pet restrictions.
4. Kay Johnston, 1704 MN – She spoke on dogs and unsightly.
5. Joyce Marsh, 1611 MI – She supports dogs.
6. Gordon Elton, 1804 OH – He asked about signs for security companies and universities.
7. Donna Fishburn, 1607 IA – She want no pets.
8. Jerry Husted, 6722 Marina – He wants no pets.
9. Bonnie Nickels, 6515 CA – She supports unsightly and want rules.
10. Dottie Deerwester, 1804 OH – She voiced concerns about the signs, supports no pets but if it passes we need restrictions and supports adding unsightly.
11. Brian Fane, 6917 W Bayou – He wants no pets.
12. Monty Hunt, 6921 Marlin – He wants no pets and rules against pets in other peoples yards.
13. Toni Gata, 6618 Marina – She wants no pets. She then questions when garages were allowed.
14. Joyce Marsh, 1611 MI – She feels for those attacked and encourages training classes.
15. Bob Hannah, 6921 Tarpon – He is pro pets and pro dog park.
16. Scott Hahlen, 1809 IN – He donated a basket ball hoop.
17. Kathleen McConnell, 6607 Dakota – She spoke about unsightly.
18. Louis Nickels, 6515 CA – He supported outdoor Pickleball courts. He indicated improvements require us to spend money and it should not be driven by how cheap it is.
19. Sherry Frampton, 1903 OH – She wants no pets. She asked for details regarding unsightly carports and fears the signs will fix one eyesore and create another.
20. Kelly Berg, 6503 NE – He wants outdoor pickleball courts and a kayak launch.
21. Carole Durand, 6604 NJ – She recommends we curb expenditures and allow a bigger reserve to build up.
22. Jim Angerame, 1614 MN – He spoke about future planning for TEN.
23. Dennis Whitener, 1711 MI – He stated the exercise room is too small and the unsightly is pointless if we are not enforcing it.
24. Laura Freese, 6619 CT – She recommended Frisbee Golf at TEN.

25. Pamela Kemper, 6614 CA – She detailed how we are a special park and the signs are not meant to be an eyesore, they are temporary and she supports the signs.
26. Art Vrancken, 6626 Marina – He spoke about unsightly.

Lee then addressed the Discussion Item:

1. County Sewer Replacement – Lee provided details of the project. He indicated the information is available on the website. He indicated Phase I would start with Tarpon/Marlin/Bayous/Park Lane and the TE Building to the pool. He then answered questions from the audience.
2. Laundry Room End of Contract – Lee detailed the contract is expiring the end of ~~May~~ March and provided some options but all would require investment from the park. He then answered questions from the audience.
3. Dumpsters – New Solid Waste Contract – Lee indicated the contract expires in October and that we are currently out for proposals. He then detailed the current trash situation. He then answered questions from the audience.
4. Capital Outlay Items – Lee indicated the list here was from various residents. He indicated this year’s budget needs to address two big maintenance items. First, the settling of the Activity Center/Pool and the spray insulation for the roof of the large hall. He then answered questions from the audience.
5. How do we fund these or other items? – Lee explained how the funding of items directly affects the assessments.

Duane closed the Town Hall portion of the meeting.

DISCUSSION ITEMS PRESENTED BY BOARD & STAFF:

- 1) Audit Selection Committee – RFP Opening in Presence of Board (Trotter)** – Duane opened the three proposals received from:
 - a. HCT Certified Public Accountants – Bid enclosed
 - b. KPMG – No Bid Proposal
 - c. Mauldin & Jenkins – Bid enclosed
- 2) Budget Presentation (Neal)** – Lee presented the proposed budget for 2026-2027 and indicated it would be available on the website.

TRUSTEE REPORTS:

1. Lenora – None.
2. Margo – She detailed the upcoming events for March.

3. Todd – He indicated the letters are up on the sign but the backlighting is not done. He indicated maintenance is mowing and putting ladders up at the marina.
4. Richard – He indicated they closed 95 violations. He stated hurricane season is coming. He indicated no power washing due to the drought; however, a bucket and a brush can go a long way. He asked owners to maintain their empty lots. He then recommended out-of-area owners have someone look at their property; not just go by the renter.
5. Rod – He dittoed Richard. He detailed the challenge to review properties. He indicated that if there is a problem, file a complaint. He reiterated the violations are on the website and he lists the common problems in the Tribune.
6. Lori – She detailed reservations. She asked owners to vote Tuesday from 12-8 in Mark’s Hall. She indicated the correct way to address office staffing issues. She thanked trustees whose last meeting is today and especially thanked Duane for his strong leadership.
7. Duane – He detailed this as his last meeting and made some closing statements. He thanked Lee and the owners. He stated it has been a pleasure serving.

VIOLATION REPORT:

Available online.

PARK MANAGER COMMENTS:

None.

UNFINISHED BUSINESS:

None.

ADJOURNMENT:

Meeting adjourned at 12:19 p.m.

Respectfully submitted,

Lori Dalton, Secretary