

**APPROVED AS WRITTEN, APRIL 7, 2026**  
**TRAILER ESTATES PARK & RECREATION DISTRICT**  
**BOARD OF TRUSTEES WORKSHOP MEETING**

**MARCH 17, 2026**  
**MARK'S HALL**  
**1903 69<sup>TH</sup> AVENUE WEST**  
**BRADENTON, FL 34207**

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The Workshop Meeting was called to order by Rod Smith at 9:30 a.m.

**ROLL CALL:** Lori Dalton, Mike Duprey, Margo Fegley, Richard Fernandez, Todd Lombardi, Karon Murphy, Lenora Neal, Rod Smith and Mark Woloshyn present. Park Manager, Lee Morris, was present in the hall.

**AGENDA CHANGES:**

Lee requested that Workshop topic #7 Cable TV be moved to #2 and Board Meeting topic #5 Any Motions be removed.

**PUBLIC COMMENT:**

- 1) A resident who refused to provide his name and address wanted to speak about things not on the Workshop agenda. Rod explained the time to speak on any topic was at the beginning of the Regular Board Meeting. The resident stepped away from the microphone.
- 2) Sheree Threewits, 6907 Tarpon – She stated we should not get rid of the dumpsters. She recommended caging them and only allowing supervised access at set times. She recommends we loose the Washco contract and buy washers and dryers of our own. She also recommended we put bathrooms at the beach.

Closed Public Comment

**REPORTS FROM STANDING COMMITTEES:**

Ruth Coppens, 6823 MA, Treasure Barn (TB) Committee – She welcomed the new Board and thanked the past Board. She indicated the TB would like to keep Todd as their liaison. She detailed March sales of \$4,551 and seasonal sales of \$38,153.

She thanked everyone who supports the TB and stated they would be running a half-price sale soon.

### **CLUBS & ORGANIZATIONS:**

1. None.

### **DISCUSSION ITEMS PRESENTED BY BOARD & STAFF:**

- 1) **Welcome New Trustees (Smith)** – Rod welcomed Karon Sue Murphy, Mike Duprey and Mark Woloshyn to the Board of Trustees.
- 2) **Update – Cable TV & Internet Proposal (Neal)** – Lenora provided detailed updates on the proposed Cable TV & Internet Proposal. Lee indicated this was an information only topic. A discussion followed. Lenora will continue to work on this.
- 3) **Budget Discussion (Neal/Morris)** – Lee presented the proposed Operating and Maintenance Budget (that was slightly different from the one discussed at the Town Hall meeting) and the resulting assessment for the upcoming Fiscal Year. A discussion followed.
- 4) **Set Public Hearing for O & M Budget & Assessment (Neal)** – Lenora proposed setting the Public Hearing for the 2026-27 Budget & Assessments on April 21, 2026 in Mark’s Hall at 9:30 a.m. and authorize the Park Manager to mail the current proposed Budget & Assessment plus the current financials to property owners as required. A discussion followed. Lee noted that any increase to the assessment after the April 7<sup>th</sup> meeting would cause the need for a new mailing to residents and a new Public Hearing meeting.
- 5) **Laundry Contract (Neal/Morris)** – Lenora detailed the Washco/Caldwell & Gregory lease is expiring May 28, 2026. She detailed options. A discussion followed. Lenora will bring this forward at today’s Board Meeting.
- 6) **Discuss Ballot Results for Deed Restrictions (Smith)** – Rod detailed the results from the recent referendum elections.

- a) Signs – 770 voted, 455 Yes, 315 No – the referendum passed.
  - b) Pet Friendly – 770 voted, 318 Yes, 452 No – the referendum was defeated.
  - c) Unsightly – 769 voted, 515 Yes, 254 No – the referendum passed.
- 7) **Update Solid Waste Proposals (Neal)** – Lenora and Lee provided detailed updates on the solid waste proposals received by the March 13 deadline. Lenora will continue to work on this with more details at our next meeting.

### **TRUSTEE REPORTS:**

1. Richard – He stated mold and mildew is still an issue. He reminded residents that hurricane season is coming and we all need to remove items that could fly during the high wind events. He also reminded owners of empty lots that they still need to be maintained and neighbors would appreciate vacant lots not being left as just dirt to fly around.
2. Lori – She detailed the distribution of Reservation forms for the Trustees. She reminded residents that Kristin handles reservations, groups should get their reservations to Kristin this month and to be respectful of reservation start and stop times.
3. Lenora – She encouraged residents to come to the Public Hearing.
4. Margo – She detailed upcoming events.
5. Todd – He detailed they are still working on the sign and had to replace a couple of non-functioning letters. He also stated there would be more information added to the bottom of the sign.
6. Rod – He indicated he is working on updating the violations system to recognize new property owners. He then reminded residents that the recent rain will cause speedy grass and weed growth. He also asked residents to watch the growth in the back of their homes. He then suggested if residents have a problem to file a Complaint Form in the office.

### **VIOLATION REPORT:**

Available online.

**PARK MANAGER COMMENTS:**

Lee detailed a Florida Department of Transportation (FDOT) meeting on April 9, 2026 from 5:00-7:00 p.m. here in Mark's Hall to discuss the upcoming project on US41 from Saunders south past Bay Drive. He indicated he wants residents to be aware of the impact in our area.

**UNFINISHED BUSINESS:**

None.

**ADJOURNMENT:**

Meeting adjourned at 10:38 a.m.

Respectfully submitted,

Lori Dalton, Secretary

**This copy of the Minutes of the aforesaid Workshop Meeting of Trailer Estates has been transcribed for approval by the Board of Trustees at the next called meeting of the District**