

APPROVED AS CORRECTED, FEBRUARY 17, 2026
TRAILER ESTATES PARK & RECREATION DISTRICT
BOARD OF TRUSTEES WORKSHOP MEETING
FEBRUARY 36, 2026
MARK'S HALL
1903 69TH AVENUE WEST
BRADENTON, FL 34207

The Workshop Meeting was called to order by Duane Trotter at 9:30 a.m.

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

PUBLIC COMMENT:

- 1) None

Closed Public Comment

REPORTS FROM STANDING COMMITTEES:

Barbara Sewel, 6608 Dakota, Treasure Barn (TB) Committee – She stated January's proceeds totaled \$7030.50 and from October through January 31 totaled \$24,194.25. She then detailed her concerns with not being able to bring a truck to the door for the sorting room to more easily load/unload items. Todd detailed the concerns with the damage to the underground water and plumbing. He stated that the golf cart and trailer was ok. Barb detailed this causes double work and asked Todd to work on a possible solution.

CLUBS & ORGANIZATIONS:

1. None.

DISCUSSION ITEMS PRESENTED BY BOARD & STAFF:

- 1) **Switch to Outlook/Office Email and Business Software (Neal/Morris)** - Lee detailed the need to migrate our email to a Microsoft Outlook - Full Version and the related benefits and cost. A discussion followed. Lenora will bring this forward at today's Board Meeting.

- 2) **Appoint Canvassing Board Pool (Trotter)** – Duane detailed the requirement from Manatee County Supervisor of Elections for TE to have a Canvassing Board Pool. Duane listed the 2026 & 2027 pool as Rod Smith, Lee Morris and Mike McKinnie. A discussion followed. It was decided to add Duane Trotter and remove Lee. Duane will bring this forward at today’s Board Meeting.

- 3) **Building Issues with Activity Center-Engineer (Lombardi)** – Todd detailed the need to have an engineer assess the Activity Center for possible soil settlement and building shifting then recommend fixes if necessary. Bill Cottom provided more specific details and he listed who he has contacted for estimates. He expects to meet with them this next week. No further action is required at this time. This was intended to make the Board and residents aware of the situation and potential costs.

TRUSTEE REPORTS:

1. Cindy – She detailed the upcoming Health Fair on February 19. She stated County Couples has a monthly dance. She then encourage residents to attend the February 28 Coffee Break where the March Referendum will be detailed and a presentation on the latest scams. She then indicated a couple of long-time residents recently passed, Rich Moray and Mary Jane Mumford. She then asked residents to be sure to notify the office of resident’s passing’s.
2. Richard – He indicated the north side is looking good. He indicated there is some mold and some clutter and some unresolved hurricane damage.
3. Rod – He echoed Richard and stated there is an Enforcement Committee Meeting on February 12 at 9:30 in Mark’s Hall.
4. Lori – She provided details on reservations. She also reminded owners to vote March 10 from 12-8 on the 3 items that affect our Deed Restrictions. She then noted a trustee’s vote to have a question appear on the ballot should not be construed as their personal support of that item.
5. Todd – He detailed the status of the new signs at the corner of Bay/Canada and at the former rose garden.
6. Lenora – She indicated that two reimbursements of \$108,000. and \$118,000. have been received from the insurance company. Details will be provided at the next Board Meeting.
7. Margo – She detailed past events. She detailed the Golf Cart Poker Run on Friday and thanked the many volunteers. She then detailed the upcoming

Valentine's dance, February 14, including when the tickets would be available in the office and the need to contact her for table assignments. She also detailed the Showtime Sweet Fleet on February 19.

8. Duane – He listed the 3 trustees running unopposed in March as Mike Duprey, Karon Murphy and Mark Woloshyn. He cautioned them that they are now subject to the Sunshine Law. He indicated the mail-in and sample ballots are in the mail to property owners for the 3 items that affect the Deed Restrictions. He recommended calling the Manatee County Supervisor of Elections with questions. He thanked the groups that donated towards the new fridge in the kitchen.

VIOLATION REPORT:

Available online.

PARK MANAGER COMMENTS:

He stated during the March 3rd Workshop there would be a Town Hall style meeting held in the Large Hall to discuss the referendums. He indicated the Violation Report is being updated to remove 90 violations. He detailed the upcoming Enforcement Committee Meeting on February 12 at 9:30 in Mark's Hall to review 11 properties past a 3rd violation. He then recommended "snowbirds" notify the office of their north address if they want the TE office to send mail directly up north.

UNFINISHED BUSINESS:

Duane – He indicated the work being done to PP9 to make ARC a Standing Committee has been tabled to allow him more time for research.

ADJOURNMENT:

Meeting adjourned at 10:11 a.m.

Respectfully submitted,

Lori Dalton, Secretary