

APPROVED AS CORRECTED, AUGUST 7, 2023
TRAILER ESTATES PARK & RECREATION DISTRICT
BOARD OF TRUSTEES WORKSHOP

JULY 17, 2023
MARK'S HALL
1903 69TH AVENUE WEST
BRADENTON, FL 34207

The Workshop Meeting was called to order by Russell McAlister at 9:30 a.m.

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

PUBLIC INPUT

Dottie Deerwester, 1804 OH – She recommended that on the church contract TE be added as additional insured. She voiced concerns about the length of the meetings if we only have one a month and waiting a full month may be a concern. She then recommended the 3rd Monday.

Jim Angerame, 1914 MN – He detailed two items to add to the exercise room and he stated he discussed these with Todd and Bill. He stated they would provide two full body stations and the cost would be about \$300.

Closed Public Input

Responses to Public Input

Russell – He stated we will look into the insurance on the church and he thanked Jim for his input.

REPORTS FROM STANDING COMMITTEES

Barbara Sewel, 6608 Dakota, Treasure Barn (TB) Committee– She detailed the hard work performed during the summer and thanked Duane for helping with painting. She then detailed the need for A/C in the clothes sorting and electrical room. Todd stated he would look into it. She stated the TB would reopen on October 4, 2023.

CLUBS & ORGANIZATIONS

Dottie Deerwester, 1804 OH, Computer Club (CC) – She stated the CC is receiving many calls with problems hooking the printer up with the new equipment. She also voiced concerns with Spectrum delivering items to the home without the home owner receiving advance notice. She stated CC is here to help. Lee detailed that Spectrum was to stop the auto deliveries and have residents ask for the equipment. Dottie asked Lee to update the CC as things develop.

DISCUSSION ITEMS PRESENTED BY BOARD & STAFF

- 1) **Renew Church Contract (Morris)** – Lee detailed the meeting and proposed contract he has been working on with the church. He stated he would add the insurance clause. Lee then asked Tim Kirkpatrick, 1813 MN and Pastor Don Olson to speak to the board. They detailed the work that the church does and the relationship to the community and the park. A discussion followed. Lee will re-work the document and bring it back at the next Workshop and have it motioned at the subsequent Regular Board Meeting.
- 2) **Exercise Equipment Needs (Gregory)** – Kathy detailed the status of equipment in the exercise room as well as weights being dropped off by residents. A discussion followed. All agreed residents should not be rearranging the equipment or leaving equipment. Todd will follow up on the safety of existing equipment and inventory. Kathy will make signs recommending residents email Lee with new equipment requests and another asking equipment not be rearranged or left.
- 3) **Reduce Meetings Schedule to One Date per Month (Trotter)** – Lee detailed changing to 1 meeting per month to be ready for 2024. He detailed the need for By-law changes to make this happen. A discussion followed. Lee will modify the proposal with recommended changes to have two meetings in January through April ~~and bring it back at a future workshop.~~
- 4) **Change FOB/ID Card Renewal Date to Birthday (Morris)** – Lee detailed the benefits of having FOB/ID renewal linked to the property owner's birthday. A discussion followed. The board supported moving this forward using the first person listed on the property's birthdate.

Concerns with the Woodshop's controlled access were explored. Lee ~~will bring this back at a future Workshop.~~

- 5) **Revise Lessor/Renter FOB Fees – PP27A (Morris)** – Lee detailed revising the lessor/renter FOB fees to eliminate the refundable fee. A discussion followed. It was supported to include a \$25 annual renewal fee. Lee will modify the proposal with the recommended change ~~and bring it back at a future workshop.~~

TRUSTEE REPORTS

- 1) Kathy (Health and Welfare) – She thanked residents updating her on residents' illness and passing. She then asked about having the information posted on a facebook page. A discussion followed and it was determined that we should not post it on a facebook page we don't control.
- 2) Todd – He stated they are working on the electrical at the marina and the fish house permit is still outstanding. He then detailed the start/end date for the large hall remodel.
- 3) Rod – He detailed recent and upcoming summer events.
- 4) Louis (Treasurer) – He stated the Tax Roll and Trim Notices have been submitted; stating Mary had these ready before she left. The final certification of the tax roll is due September 1-15. (South Side) – He stated Russell is assisting with this.
- 5) Russell – He stated the North side is going good. He asked residents to watch their yards. He detailed working on the new violation tracking system and cautioned that even with the new system, problems will not be solved in one day.
- 6) Lori – None.

PARK MANAGER COMMENTS

Lee stated the Spectrum contract returned did not have the addendums attached and he expects to get them this week. He is also working on having our reduced rate be retroactive to our original agreement from a few months ago. He stated the first letter with the new logo and letterhead was created. He stated we need to start an estoppel program. He detailed new office hours to start September 1st of 9-12 and 1-5 M-F; he will have it posted at the office, on bulletin boards, the Tribune and the website. He stated we have 4 trustee applications on file at this

time and the deadline is the close of business today. A discussion of the process of interviews followed; Lee will ensure current rules are followed.

UNFINISHED BUSINESS

None.

ADJOURNMENT

Meeting adjourned at 11:49 a.m.

Respectfully submitted,

Lori Dalton, Secretary