

APPROVED AS WRITTEN, MARCH 20, 2023
TRAILER ESTATES PARK & RECREATION DISTRICT
BOARD OF TRUSTEES MEETING
MARCH 6, 2023
9:30 A.M.
MARK'S HALL
1903 69TH AVENUE WEST
BRADENTON, FL 34207

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

ROLL CALL: Kathy Gregory, Todd Lombardi, Russell McAlister, Louis Nickels, Sandra Simonich and Duane Trotter present. Mary Chandler, Lori Dalton, Rodney Smith joined via zoom.

RESIDENTS COMMENTS AND QUESTIONS:

Jack Bell, 6603 KS – He spoke in support of outdoor Pickleball courts and asked that the board reconsider postponing their construction for another year. He stated grants might be available to assist with the money needed. He stated the outdoor courts would enhance the park.

Joyce Welch, 6911 Park Lane – She supported Jack's statements. She detailed the history of Pickleball at TE and then stated it is not only a physical activity but a social one as well.

Rex Walker, 1812 E. Beach – He agreed with Jack. He detailed his work in Ohio with getting a grant for Pickleball courts. He also pointed out that due to inflation, each year we delay the cost will rise. He stated it would be best to do it now and then offered his assistance.

Jim Angerame, 1614 MN – He recommended adding handicap chair access to the pool before adding a deck. He stated he supports additional office staff.

JD Good, 6913 Marlin Lane – He asked if we no longer employ Mark Barnebey and ask if so, who is our new attorney?

Julie Hoch, 1711 IL – She detailed the excellent Shuffleboard courts and the many volunteers that maintain them. She does not want these assets destroyed to make outdoor Pickleball courts. She asked if we considered how to generate money. She then stated she sent Rod information on the cost of outdoor Pickleball courts.

Closed Public Comments

Responses to Public Comment

Kathy – She asked if PB has thought of fund raising to offset the cost of courts. She stated the board is trying not to raise assessments.

Todd – He stated grant writing help is needed; help us help you. He reiterated the board is trying not to raise assessments.

Rod – He detailed some concerns with missing items from the information Julie provided; such as fencing, wind screens, outdoor nets, etc. He recommended a Trustee Committee to work with Pickleball to help with ideas for funding, location, etc.

Sandra – She stated she wants PB to use the excess money from the seawall, about \$200,000 towards PB courts. She stated it would cost less now than later. She stated 53% of residents want PB courts.

Duane – He stated most excess monies from the marina are obligated.

Todd – He stated the \$1.3 million Dollars was for the seawall and the remained of the loan was for legal fees to get the loan, engineering costs, etc.

Mary – She stated there is only \$4,800 left in the marina account that could be used for signs and landscaping. She then detailed the seawall loan money.

Louis – He stated he supports not running the reserve to nothing.

Duane – He stated the pool deck is planned for 2024/2025 budget. He stated we are in the process of terminating our contract with Blalock Walters with a tentative date of March 31, 2023. We are hiring Persson, Cohen, Mooney, Fernandez and Jackson, P.A.

Lori – She clarified the 53% was from the 100 survey responses submitted not all owners.

Todd – He stated only about 8% of the residents completed the survey.

APPROVAL OF MINUTES

Russell made a motion to approve the Regular Business Meeting Minutes of February 27, 2023, seconded by Todd. The minutes were approved as corrected 9/0.

Todd made a motion to approve the Workshop Meeting Minutes of February 27, 2023, seconded by Louis. The minutes were approved as corrected 9/0.

REPORT OF TREASURER

Regions Bank Checking: \$108,757.65

Regions Bank Money Market: \$1,328,533.84

Regions Seawall Loan Account: \$562,339.75

Treasure Barn: \$30,880.73

Uncommitted Funds (from TEFCD): \$269,102.36

2022 Special Assessments (for loan payment): \$107,826.90

Kathy made a motion to approve the Report of the Treasurer, seconded by Todd. A discussion followed. The motion was approved 9/0.

APPROVAL OF BILLS

None.

STAFF OR ATTORNEY COMMENTS:

None.

INFORMATIONAL REPORTS FROM TRUSTEE

- 1) Louis – He thanked the residents he has been working with for moving their trailers as requested. He stated he sent a fine invoice. He also stated he is expecting a call back from Verizon about the zombie equipment in the swales.
- 2) Russell – He detailed 3 fines for the north side stating one had accumulated more than \$800. He stated the park is not fining for income and that the rules apply to all. He then stated the sheriff has had discussions with him regarding golf carts on Florida Boulevard; which is not allowed and a problem.
- 3) Kathy – She detailed the recent events and the upcoming events. She also stated she cancelled Trivia Night.
- 4) Sandra – She detailed the last blood drive of the season.
- 5) Todd – He detailed the status of the marina seawall. He is working with Florida Structural for a cost for the cement ADA ramp. He stated the landscaper is coming tomorrow to view the project. He again covered the issues with the dumpster. He detailed what the maintenance department has been busy with. He also stated all of the seawall permits are on the rental sign and everything is in order.
- 6) Rod – He detailed the last Coffee Break coming up.
- 7) Mary – She stated the letters to the property owners would go into the mail today and owners have until March 31 to make the lump sum payment this year. She stated if you haven't received your letter by March 20, you should call her to get a copy. She is working with the auditors for the 2021/2022 fiscal year. She stated she has to create a process workflow document for the loan dollars, etc. She stated she is finalizing the Spectrum contract; working on the budget and insurances which will be covered later.

- 8) Lori – She stated she is behind with new reservations due to illness.
- 9) Duane – He asked trustees whose Workshop items were postponed from February 27 to resubmit their PP38s and attachments. He then stated there is quite a bit of covid in the park and asked residents if they are ill to stay home.

REPORT FROM STANDING COMMITTEE

Barbara Sewell, 6608 Dakota, Treasure Barn – She detailed the past week’s sales of \$2,077 and stated their new balance is \$30,880.73. She also stated they received a thank you letter from the Humane Society for the donation of unsellable blankets.

OLD BUSINESS

None.

PARK MANAGER INTERVIEW – Duane detailed the two resumes recently received and how we had already interviewed one of the candidates and that we would interview the other at this time. He introduced Mr. Lee Morris. The board conducted the interview. At the conclusion, each board member named who they would support for the Park Manager. All 9 trustees supported offering Mr. Lee Morris the position.

NEW BUSINESS

Park Manager (Trotter) – Lori read the motion “I make a motion to approve/disapprove applicant for TE Park Manager as discussed in the February 27th, 2023 workshop.” The motion was seconded by Louis. Lori amended the motion to “I make a motion to approve Lee Morris for TE Park Manager as discussed in the February 27, 2023 workshop and in March 6, 2023 Board Meeting.” The amended motion was seconded by Louis. A discussion followed. The motion was passed 9/0.

Spectrum Contract (Chandler) – Mary made a motion to “Approve Spectrum Contract Renewal.” The motion was seconded by Lori. A discussion followed. Mary withdrew her motion and will bring it back at the March 20, 2023 Board Meeting.

REPORTS FROM CLUBS & ORGANIZATION.

JD Good, 6913 Marlin Lane – He stated why there has been no Home Owners Association Club meetings and stated there would be one tomorrow night at 7:00 and that the topics would be on the handout at the meeting.

ADJOURNMENT

Meeting adjourned at 10:40 a.m.

Respectfully submitted,

Lori Dalton, Secretary