

APPROVED AS WRITTEN, JANUARY 16, 2024  
TRAILER ESTATES PARK & RECREATION DISTRICT  
BOARD OF TRUSTEES WORKSHOP

JANUARY 2, 2024  
MARK'S HALL  
1903 69<sup>TH</sup> AVENUE WEST  
BRADENTON, FL 34207

The Workshop Meeting was called to order by Duane Trotter at 9:47 a.m.

**ROLL CALL:** Lori Dalton, Dottie Deerwester, Kathy Gregory, Todd Lombardi, Russell McAlister, Louis Nickels, Rod Smith and Duane Trotter present. Cindy O'Brien joined via zoom. Park Manager, Lee Morris, was present in the hall.

**PUBLIC INPUT**

None.

**Closed Public Input**

**Responses to Public Input**

**REPORTS FROM STANDING COMMITTEES**

Barbara Sewel, 6608 Dakota, Treasure Barn (TB) Committee – She detailed the good sale day Saturday and stated their balance is \$28,972.38. She stated TB has a meeting this Thursday. She also repeated TB's need for an upgraded golf cart. Lee stated he would be working on that following the holidays.

**CLUBS & ORGANIZATIONS**

Gordon Elton, 1804 OH, Veterans Club – He stated their next meeting would be on January 4, 2024 at 10:00 in the Pelican Room. They will be working on the planned flag retirement ceremony scheduled for March 19, 2024. They plan to sell tickets for food; details to be determined.

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

- 1) **Revised PP23 Outdoor Storage Lot Rules (Trotter)** – Duane presented changes to PP23 as discussed at the workshop on December 18, 2023. A discussion followed. Duane will bring this forward at today’s Board Meeting.
  
- 2) **Create Rules & Regs. Part F – Special Rules Governing Signage (Dalton)** – Lori recommended creating a new Rules & Regulations Part F – Special Rules Governing Signage for Special Event Signs and Political Signs as discussed at the workshop on December 18, 2023. A discussion followed. Lori will move “Banners or Posters” to the start of “A” which will eliminate the remainder of “B”. Item “E” will be changed to “Sponsor Banners or Posters may not be attached to the walls inside any TE building.” Lori will bring this forward at a future board meeting.
  
- 3) **Recurring Monthly Expense Approvals (Nickels)** – Louis presented items that are required to be paid or purchased in the course of normal park operations; pointing out many items are under contract and have already been approved by the board at inception. A discussion followed. Clarification of Administrative Expenses being “per month” and raising Recreation Trustee... to a limit of \$2,500 and adding “per event”. Louis will bring this forward at today’s Board Meeting.
  
- 4) **Seawall Assessment Prepayment (Nickels)** – Louis opened the discussion on the second and final opportunity for residents to prepay (payoff the remaining balance) of their Special Assessment for the Marina Seawall project. A discussion followed. Louis will include clarification of the need for a minimum of \$25,000 of resident participation for this to proceed in the resident letter. Louis will bring this forward at today’s Board Meeting.

## **TRUSTEE REPORTS**

- 1) Dottie – She detailed Bingo dollars and having 373 players. She detailed upcoming events; the Coffee Break and Potluck in January. She stated her plans to have summer activities be Potlucks. She asked about the park making donations to resident activities and used Christmas Dinner as an example. Duane and Lee explained that a government cannot donate tax dollars.
- 2) Rod – He stated as many people return, they need to be aware of the limited time a trailer can be on their property. He urged residents to get Park Lane Parking permits in advance. He stated the south side is looking good.
- 3) Cindy – She thanked people for reaching out to her. She stated Line Dance is cancelled until further notice due to instructor illness. She stated the first Blood Drive of the year would be January 25, 2024
- 4) Kathy – She detailed the great success of the New Year’s Eve Dance (NYED) and thanked all of the volunteers. She detailed upcoming events including Saturday Showtime being \$5.00 and the Golf Cart Poker Run (GCPR) being \$10 and limited to 300 people max. Residents are invited to attend the party following the GCPR and can buy the food tickets at the door. She stated she is looking for ideas for next year. She also indicated that she inadvertently did not provide answers to the NYED trivia and stated they would be posted at the Post Office.
- 5) Todd – He stated the back fence is moving forward fast and it looks great. He is still working on final dock repairs. He indicated stage curtains should be in by the middle of the month. ADA access for the pool will start with concrete work to begin around the end of the month. He then detailed the Boater Safety classes; including the need to sign up in the office.
- 6) Russell – He thanked folks who are working to resolve violations. He stated the detailed violation summary is attached to the first meeting of the month’s Workshop Agenda. He stated there are still 4 properties going to the Enforcement Committee.
- 7) Louis – He stated we have completed our last payroll with the outsource company and the first in-house payroll processing will be January 18, 2024. He thanked Kristin and Barbara, from Tri-Par for getting us ready. He is working on the residents’ pre-payment letter. He is working diligently to segregate dollars deposited from Manatee County (MC)

between assessment and seawall payments. He detailed how the former Treasurer, Mary Chandler, worked to get MC to separate the billing to no avail. He indicated he will be working at taking another stab at it.

- 8) Lori – She passed out assumed reservations for Seasonal Rec., Continuing Rec., Health & Welfare and the Treasurer. She stated she updated PP26’s notary block to be 2024, the Bylaws to reference Public (not Resident) Input and updated each Trustee Duties to remove 26 from the meetings to attend. She reminded residents that Rummy Cube has moved to the Activity Center on Tuesdays. She stated she is working on the new website and has been able to keep the old website current until the conversion. She stated users will still access the site at trailerestates.com.
- 9) Duane – He wished all a Happy New Year and thanked each trustee for their hard work and support in the past and looks forward to working together this next year.

### **VIOLATION REPORT**

Violation summary was discussed. Russell pointed out that this only appears in the agenda for the first of the month. No action required.

### **PARK MANAGER COMMENTS**

Lee indicated we moved our payroll in-house since the processing company only had 6 payrolls correct last year and it saves us \$5,000 each year. He stated he is working with Red Cross on another date for Smoke Detector installs. He detailed an Enforcement Committee Meeting scheduled for January 18, 2024 at 9:30 here is Mark’s Hall and it being open to the public. He detailed that both websites are being kept current and will be ready to go live soon. He stated the wiring for the new FOB system has been installed and equipment installation starts tomorrow. He detailed how channels 732 & 733 have double the resolution and thanked Kristin for the great graphics on the signage. He stated the fencing by the water treatment plant is almost fixed and the county has stated they will begin paving repairs by the office on January 6.

### **UNFINISHED BUSINESS**

None.

**ADJOURNMENT**

Meeting adjourned at 11:00 a.m.

Respectfully submitted,

Lori Dalton, Secretary