

**TRAILER ESTATES PARK & RECREATION DISTRICT**

**BOARD OF TRUSTEE WORKSHOP**

**October 4, 2021**

**Immediately following the 9:30 a.m. Board of Trustee Meeting**

**SMALL HALL**

**1903 69<sup>TH</sup> AVENUE WEST**

**BRADENTON, FLORIDA 34207**

1. Chapter 2021-261 penalties for violations rules & regulations (McAlister)
2. Workshop (Elton)

**RESIDENT COMMENTS**

Pursuant to Section 286.0105, Florida Statutes, should any person wish to appeal a decision of the Board with respect to any matter considered at this meeting, he or she will need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

Pursuant to Section 286.26, Florida Statutes, and the Americans With Disabilities Act, any handicapped person desiring to attend this meeting should contact TJ Miller at 756-7177, at least 48 hours in advance of the meeting, to ensure that adequate accommodations are provided for access to the meeting.

TRAILER ESTATES PARK AND RECREATION DISTRICT  
BOARD AGENDA ITEM FORM PP 38

DUE IN OFFICE 10:30 A.M. MONDAY PRIOR TO MEETING THAT YOU WISH TO BRING ITEM FORWARD.

Agenda Chapter 2021-261 penalties for violations rules & regulations

For Upcoming Meeting—Date Oct 4 2021

Type of Meeting (check one): Workshop  Board Meeting

**\*It is recommended that Board Meeting Motions be an agenda item on a Workshop prior to the Board Meeting and the date or dates of the workshop discussions be included in the motion.**

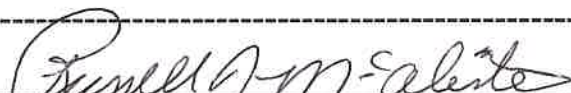
Rationale (for workshops)/ MOTION (for board meetings): \_\_\_\_\_

To discuss Fines and Warnings for the park violations

Costs/Estimated Costs: (Required if agenda item includes spending district money.)  
N/A

Attachments: (Please attach any diagrams or pertinent information concerning this  
Agenda Item. Please list the attachments.) \_\_\_\_\_

See attachments

Trustee Russell Mcalister 

Date Submitted 9/24/2021

Chairman/Designee 

Office Manager/Designee: Date Posted 9/27/2021 Initials DS

## Trailer Estates Park and Recreation District Proposed Warnings and Fines

Purchase Property without approval by Trustees (PP26) - \$100 per day

Occupancy without approval by Trustees (PP26) - \$100 per day

Renter occupancy without approval by Trustees (PP28 and PP26) - Owner \$100 per day  
Renter \$100 per day

Permitting underage occupant (PP26 and PP28) - \$100 per day

Visitor more than 30 days in 12 months (PP30) - \$100 per day

Allowing persons rejected for occupancy to sleep in home or on property (PP26,28,30) - \$100 per day

Deed Restriction Violations as per Deed Restrictions 4 – 9 (not inclusive but example: signs, boat, trailers, grass, weeds, unsightly appearance, etc. - \$25 per day

Dog or cat in non-pet section (Deed Restriction) - \$25 per day

Dog or cat off owner's property without leash - \$50 per occurrence

Dog or cat waste not picked up - \$50 per occurrence

Misuse of FOB (PP27A) – \$50 per occurrence

Misuse of Facilities (Penalties Section of Rules & Regulations) - \$50 per occurrence

Building Permit Violations (Deed Restrictions 1 & 2) - \$100 per occurrence

Any other violation of Policies & Procedures, Deed Restriction, Rules and Regulations - \$100 per occurrence or per day as applicable

All fines subject to a maximum of \$1,000 per occurrence

**Trailer Estates Park and Recreation District  
Proposed Time Limit to Correct or Resolve Violations**

Deed Restriction Violations as per Deed Restrictions 4 – 9 (not inclusive but example: signs, boat, trailers, grass, weeds, unsightly appearance, etc. - 5 Days to correct violation

Residency – 10 days

Pets – 5 Days

Construction – 10 days

TRAILER ESTATES PARK AND RECREATION DISTRICT  
BOARD AGENDA ITEM FORM PP 38

DUE IN OFFICE 10:30 A.M. MONDAY PRIOR TO MEETING THAT YOU WISH TO BRING ITEM FORWARD.

Agenda Workshop

For Upcoming Meeting—Date 10/4/2021

Type of Meeting (check one): Workshop  Board Meeting

**\*It is recommended that Board Meeting Motions be an agenda item on a Workshop prior to the Board Meeting and the date or dates of the workshop discussions be included in the motion.**

Rationale (for workshops)/ MOTION (for board meetings): NeSw charter implementation - Section 15 (7)(a)1 - penalties shall be fixed by a resolution.

Attached is a draft list of potential violations for which a penalty/fine may be levied. This list is intended as a starting point for the discussion that will end up with adoption of a schedule of penalties and fines for violations of the several rules, regulations, policies and deed restrictions

Costs/Estimated Costs: **(Required if agenda item includes spending district money.)**  
NA

Attachments: **(Please attach any diagrams or pertinent information concerning this Agenda Item. Please list the attachments.)** Penalty/Fine schedule attached

Trustee Gordon Elton

Date Submitted 9/20/2021

Chairman/Designee *Miho Sansone*

Office Manager/Designee: Date Posted 9/27/2021 Initials *ME*

## TRAILER ESTATES PARK AND RECREATION DISTRICT

## SCHEDULE OF PENALTIES

PURSUANT TO LAWS OF FLORIDA, CHAPTER 2021-261, EFFECTIVE JUNE 29, 2021

SEP 20 '21 PM 2:53

PENALTY/FINE SCHEDULE				
No.	VIOLATION	APPLICABLE REGULATION	1 <sup>st</sup> Occurrence	Continuing violation
1	No ARC permit applied for prior to construction/installation of an improvement	DR1	100	10
2	Hanging laundry outside to dry in a manner in violation of Deed Restriction #8	DR8	25	5
3	Grass not cut	DR7	25	1
4	Weeds not controlled	DR7	25	1
5	Failure to remove rubbish from property	DR7	25	5
6	Boat stored on property	DR6	25	5
7	RV stored on property	DR6	25	5
8	Other trailer stored on property	DR6	25	5
9	Displaying a Banner on property	DR4	25	5
10	Real estate sign not "on" or "in" the window	DR4	25	5
11	Displaying a sign on the property	DR4	50	5
12	Displaying an advertisement on the property	DR4	50	5
13	Constructing improvements in the setback area	DR2	100	25
14	Dog or other pet in the "No Pet" sections of TE	DR10	100	25
15	Underaged occupant	DR11	100	25
16	Allowing a "guest" to stay more than 30 days in a year	DR11; RR Part A, Sec II	100	50
17	Failure to obtain TE approval of a lease or sublease before it takes effect	DR12; PP26	100	10
18	Failure to obtain TE approval of a sale or transfer of title	DR12; PP26	50	1
19	Failure to obtain written permission from TE to moor or anchor a yacht, boat, houseboat, or other vessel on any canal	DR - Exhibit A, 1st, 3rd, & 4th Additions	200	200
20	Failure to obtain written permission from TE for construction of a Sea wall, wharf, landing, boathouse, or other structure extending into or over Sarasota Bay, any canal, or other water located in said subdivision	DR - Exhibit A, 1st, 3rd, & 4th Additions	200	200
21	Failure to obtain written permission from TE before any waterfront property or extension thereof is filled, or the contours thereof changed, or the depth of any canal, or other water way is changed	DR - Exhibit A, 1st, 3rd, & 4th Additions	200	200
22	Allowing a guest or a visitor to use the owner's FOB without the owner's being present	PP27A	100	10
23	Failure to update owner information annually	PP27A	25	1
24	Failure to submit Agreement of Responsibility Renter Resident document to TE office	PP28	100	10
25	Failure to submit Age Verification Data for to TE office	PP29	100	10
26	Failure to register a guest with the TE office	PP30	50	5
27	Parking vehicle on TE property without a permit	PP35	50	5

TRAILER ESTATES PARK AND RECREATION DISTRICT  
 SCHEDULE OF PENALTIES  
 PURSUANT TO LAWS OF FLORIDA, CHAPTER 2021-261, EFFECTIVE JUNE 29, 2021

SEP 20 '21 PM 2:53

PENALTY/FINE SCHEDULE				
28	Parking vehicle on TE property after expiration of a TE parking permit	PP35	50	5
29	Failure to register Emotional Support/Service Animal annually	PP40	100	10
30	Disposing of garbage in dumpster after dumpster has reached capacity	PP45	100	NA

Abbreviations				
	ARC = Architectural Review Committee			
	BL = Trailer Estates Bylaws			
	CH = Trailer Estates Charter – Chapter 2021-261 Florida Laws			
	DR = Deed Restrictions			
	PP = Policies and Procedures			
	RR = Rules and Regulations			
	TE = Trailer Estates Park and Recreation District			
	TEB = Trailer Estates Park and Recreation District Board of Trustees			

Definitions				
	"stored on property" = physically present on a lot or lots for more than seventy-two (72) consecutive			

Extracted from Trailer Estates Charter – Chapter 2021-261 Florida Laws	
Sec 15 (7)	To adopt and enforce reasonable rules and regulations governing the use of the facilities of the District as provided by general law, and to prescribe penalties for violations of such rules and regulations. Such rules and regulations to be enforced shall include deed restrictions.
Sec 15 (7)	(a) 1. The rate of such penalties shall be fixed by a resolution of the trustees, as herein provided, but may not exceed \$200 per violation against any member, or any authorized occupant, licensee, or invitee of the member, for the failure of the owner of the parcel or its occupant, licensee, or invitee to comply with any provision of the rules and regulations of the District
Sec 15 (7)	(a) 2. A fine may be levied by the trustees for each day of a continuing violation, with a single notice and opportunity for hearing, not to exceed a cumulative total maximum of \$1,000.