

APPROVED AS WRITTEN, FEBRUARY 27, 2023
TRAILER ESTATES PARK & RECREATION DISTRICT
BOARD OF TRUSTEES WORKSHOP
FEBRUARY 6, 2023
IMMEDIATELY FOLLOWING MEETING
MARK'S HALL
1903 69TH AVENUE WEST
BRADENTON, FL 34207

AGENDA ITEMS

- 1) **Thermostats (Lombardi)** – Todd presented information regarding upgrading our heating and cooling thermostats. A discussion followed. Todd is to bring this forward as a motion at the next board meeting for a T6 and plans to set it at 72° and maybe adjusting that from 9:30 p.m. until 6:30 a.m.
- 2) **Update Rules & Regulations – Part B (Dalton)** – Lori presented changes to Rules & Regs, Part B, Section II, Paragraph C to remove “wish to” as discussed at the January 16, 2023 workshop. Lori added more changes. A discussion followed. Lori is to scribe the changes discussed and bring it back at the next workshop.
- 3) **1st Draft Revised 2022-2023 Budget (Chandler)** – Mary presented a review of the current state of the 2022-2023 Budget reflecting known changes to set a more accurate starting point for 2023-2024 Budget discussion. A discussion followed. No further action is necessary at this time.
- 4) **Spectrum Contract Renewal (Chandler)** – Mary presented the details of the renewal contract for Spectrum. A discussion followed. When Mary receives the actual contract she will send it to the District’s Attorney for review. Mary will bring this motion forward at the next board meeting.
- 5) **Reoccurring Agenda Item – Changes to the Deed Restrictions (Chandler)** – Mary proposed changes to the Deed Restriction for a referendum vote in December 2023. The proposed changes: #10 - remove the reference to pets in the pet section; #12 – add verbiage for leases greater than 31 days and a description of what a lease is. Russell recommended adding a 48

hour time limit to Deed Restriction #6. A discussion followed. Lori will research the previous Deed Restriction changes discussed. Trustees were asked to review the entire Deed Restrictions to determine if anything else major needed to be changed. Lori will scribe the recommended changes for future meetings.

- 6) **Proposed Changes to District Charter (Chandler)** – Mary presented proposed changes to consider the possibility of moving the election for Trustee positions to January to allow higher voter participation. A discussion followed. Duane proposed changing it to November with the general election. Duane will check with the Supervisor of Elections to determine if this can be done.
- 7) **Draft Property Owners Letter (Chandler)** – Mary presented a draft letter to be sent to each property owner who is eligible to prepay their portion of the Seawall Improvement Loan. A discussion followed. Minor modifications were recommended. Mary is to move forward with the revised letter.
- 8) **Office Hours (Trotter)** – Duane presented proposed office hours submitted by the board of trustees. A discussion followed. Kathy is to look into the Senior Employment Volunteer program. The board supported adding 1 new full-time Office Assistant and keeping the part-time seasonal (September through April) office assistant. Duane is to work on the job description (with financing background) and posting it. The board supported 1 FTE – M-F from 7:00 – 3:30, 1 (new) FTE – M-F from 9:30 – 6:00 and 1 seasonal PTE – Tu – Sa from 8-12. The office would not be open on Saturdays from May through August.
- 9) **BOT Position Description (Trotter)** – Duane reopened the discussion regarding various Board of Trustees position descriptions. A discussion followed. Each trustees’ position was discussed. Lori is to scribe the proposed changes for each and bring them back at the next workshop.
- 10) **Bingo Kitchen Sales (Trotter)** – Duane presented response to operating the Bingo Kitchen. A discussion followed. The board supported Beautification Club operating the kitchen; providing they follow the state

law where no food prepared at home can be sold. This will be for the remainder of the season and then we will determine if other groups are also interested next season. Duane is to check with the Beautification Club and if they agree, he will bring this forward as a motion at the next board meeting.

- 11) **Boats/RV's/Trailers Temporary Parking (McAlister)** – This was added to item #5 in today's workshop.
- 12) **Use of 50/50 Money from Dances (Gregory)** – Kathy opened a discussion of how the 50/50 money from dances can be used since it is uncommitted funds. A discussion followed. The board supported her using it for snacks, etc. for events. No further action is required.
- 13) **Park Security (Lombardi)** – Todd opened the topic of park security. A discussion followed. Kathy is able to make decisions based on each of her events. Todd is to follow up on the cost of a security guard for certain events. As Lori schedules events for next year, requestors will be told that we will not disable fobs after dusk. Todd will bring this back at a future workshop.
- 14) **Office Assistant Retirement (Trotter)** – Duane discussed Joyce McCormick's retirement effective May 1, 2023 and our plan for a retirement party. He gave special thanks to Joyce for giving us a 3 month notice. He said he would be working on this and will bring it back at a future workshop.
- 15) **Blalock Walters Contract (Trotter)** – Duane presented responses from other attorney offices for their interest in representing our District. A discussion followed. Duane recommended issuing a 60 day termination to Blalock Walters and sign a new contract with Andrew Cohen. The board supported this action. Duane will start the process and will formally make the motion at the next board meeting.

RESIDENT COMMENT

Mary Lou McNulty, 1806 OH – She likes the merged trustee duties idea. She thanked Todd for removing the door stops.

Mary – She asked Duane to be sure to let the Beautification Club know that they cannot operate the kitchen until after the February 20 meeting.

Gordon Elton, 1804 OH – He stated trustee “committees” are subject to the same notice requirements and sunshine laws as the board. He recommended verifying with the District attorney for clarification.

Dottie Deerwester, 1804 OH – She referenced the kitchen key replacement and asked if a combination lock could be used. She asked why residents in the pet section did not need to register their pets in the office. She recommends the Office Manager determine the staff schedules.

Denise Beauchamp, 1817 OH – She questioned the Dock Master on the Organizational Chart stating the Dock Master appears to be appointed by the Maintenance Trustee. She said she would write out her other questions.

Meeting adjourned at 2:44 p.m.

Respectfully submitted,

Lori Dalton, Secretary