

APPROVED APRIL 7, 2008
TRAILER ESTATES PARK AND RECREATION
DISTRICT BOARD OF TRUSTEES
REGULAR MEETING
MARCH 17, 2008

Chairman Janet Jones called the meeting to order.

Trustees present were: Joe Bigley, Pam Cole, Peg Durham, Janet Jones, Mary Lou McNulty, Joe Salerno, Bruce Smith and John Vander Molen. Absent Margo Cushman.

Janet Jones asked for a motion to approve the minutes of March 3, 2008 Board of Trustees meeting. John Vander Molen made a motion to approve the minutes of the March 3, 2008 Trustees Meeting. Seconded by Joe Salerno. Pam Cole said the Treasurer's Report needed corrected. The C.D. purchased was \$ 300,000 not \$591,036. Correction to be made. Motion to accept the minutes as corrected carried 8-0.

Janet Jones asked for a motion to approve the minutes of March 10, 2008 Workshop. Pam Cole made a motion to approve the minutes of March 10, 2008 Workshop. Seconded by Joe Salerno. Motion carried 8-0.

Peg Durham said the minutes of January 28, 2008 Workshop needed corrected to read (1) "Kay Hislop said" instead of "Kay Hislop and", (2) spelling of marina needed corrected, (3) addition of "about" after "asked", (4) "keys" instead of "the" and (4) insertion of "of" after "discussion". John Vander Molen made a motion to accept the minutes as corrected. Seconded by Mary Lou McNulty. Motion carried 8-0.

CORRESPONDENCE:

Received a letter addressed to Janet Jones, Chairman from Sharon Denson concerning any litigation against the park. Requested attorney invoices to review. Received copy of reply to Sharon Denson from Mark Barnaby of Kirk-Pinkerton. Received letter from William Secraw requesting copies of attorney legal bills received on or after October 1, 2006 to date.

Received copy of E-mail to William Secraw from Scott E Rudacille of Kirk-Pinkerton.

Received e-mail addressed to T.J. Miller from Mary Lou Smith requesting copies of various documents related to sales tax and sales tax collections. Also requested copies of leases originated or renewed in past four months.

Received letter from Jean Cotter requesting the Board to obtain an opinion on Deed Restriction # 7 from the attorney.

Received memo to Janet Jones, Chairman, John Vander Molen, 1 st Vice Chairman, Bruce Smith, 2nd Vice Chairman from T.J. Miller requesting help providing some public records for review covering the period October 1, 2006 to Current as requested by Bev Lew.

TREASURER'S REPORT

Pam advised the Board of the deductibles on the Park's various insurance policies. Joe Salerno asked if the deductibles could be larger thereby reducing the premiums. John Vander Molen said the real property deductible used to be \$10,000.00 Pam is to check on.

Pam read a request from Harold Bosler of Crime Watch requesting \$248.00 for radio equipment replacement. Joe Salerno suggested perhaps one of the clubs might purchase the equipment for them.

John Vander Molen asked if we are carrying collision insurance on the truck.

Pam read RESOLUTION 08-01 A RESOLUTION OF THE BOARD OF TRUSTEES FOR TRAILER ESTATES PARK AND RECREATION DISTRICT ADOPTING THE BUDGET FOR THE FISCAL YEAR STARTING OCTOBER 1, 2008 AND ENDING SEPTEMBER 30, 2009.

Chairman asked for comments.

John Vander Molen said he was not comfortable with the budget having no increase in the park assessment. If the demand for viewing public records continues it will probably be necessary to employ another office clerk to assist T.J.

Joe Salerno said that maybe expenses would not be so much in 2008-09 and he was in favor of the budget as presented.

Janet Jones said that in 2009-2010 residents would probably see a sizable increase in park assessment but the residents seemed to accept this possibility.

Pam Cole said she hoped the attorney expense would be less in 2008-09.

Bruce Smith said public records could be put on Website reducing the office work load.

Motion carried 8-1.

J. Bigley-Yes

John Vander Molen -No

Peg Durham-Yes

J. Salerno-Yes

J. Jones-Yes

B. Smith-Yes

P. Cole-Yes

There were no bills above the approved amount.

INFORMATIONAL REPORTS FROM TRUSTEES:

Joe Salerno: (1) Reported on proceeds from Saturday night 3/8 dance and 3/15 dance,. (2) Reminded residents of Showtime on 3/20 with Crazy Carol. (3) Pickle ball being played in large hall on Tuesday and Saturday All residents welcome, just

bring tennis shoes (4) Spaghetti dinner is on 3/19/08.

Mary Lou McNulty: Questioned why Bruce Smith signed a contract with the Red Cross for the hall to be used as a shelter in case of a disaster. Bruce said it had been agreed to by the Board. Mary Lou asked if any trustee could sign a contract without bring the contract to the Board for review and shouldn't the chairman of the Board be the one to sign any contract? Also asked the Board what it intended to do about the complaints from Ms. Cotter since summer is almost upon us. Janet Jones said until our deed restrictions are proven to be illegal, the trustees and residents are obligated to follow them. John Vander Molen said the Deed Restrictions were approved by the residents so they should be enforced. Bruce agreed to process the notification letters but would not sign the work orders for the maintenance crew to do any necessary work. John said he would sign for the work since he was the maintenance trustee.

John Vander Molen: Would like to reschedule the workshop presentation on records management by Ademero to April 14, 2008. Would like to put on the agenda for next week's workshop the feasibility of storing the 41 boxes of office records off site. They would be in a climate controlled storage facility at an approximate cost of \$600.00 per year.

Bruce Smith: Thinks use of the Website could solve some of the records problems.

Janet Jones: No fruit should be put at the Post Office. It attracts the fruit rats. A big "Thank you" to the Drama Club, Ice Cream Social by the Video Club, and the TE Art Show participants.

REPORTS FROM STANDING COMMITTEES:

ARC John Vander Molen: (1) Approved eight permits at March 8, 2008 meeting. (2) Would like a workshop to discuss paying for survey of property lines of George Sipich and Linda and Ken Brush.

Future Planning John White: (1) Note time change for 3/19/08 meeting from 1:00 P.M. to 2:00 P.M. (2) Agenda will be discussion about survey format, disaster planning, and security system. (3) All members of committee (13) have computers.

Website Committee John White: (1) Thinks in a few years all official business and reports need to be on Website. (2) Forty people attended the open house. (3) Board should consider using volunteers to enter park records (4) Questioned Mary Lou McNulty on laptop computer motion.

John Vander Molen commented he does not think Website needs to display all records. The advantage of a document management site would be a search system with retrieval capabilities.

RESIDENT'S COMMENTS: Three minute rule will be strictly enforced.

Harry Splett, 2104 Ohio: Inquired if trustees had received his suggestions of 2/25 &

3/3/08.

Bill Secraw, 1803 New York: Read excerpts from U.S Constitution concerning property rights. Wants to use his copy machine in TE office to copy public records.

Toni Smith, 2316 New York: Questioned legality of entering private property. Joe Salerno commented permission was given when residents voted to accept the Deed Restrictions. John Vander Molen said FPL needs owner's permission for water and sewer installation because they are going underground.

Sharon Denson, 1613 Illinois: Discussed how to accommodate residents seeking public records.

George Sipich, 6517 Nebraska: Thought there was a lack of response to his letter of complaint about a lot boundary and a fire hazard. John Vander Molen responded that he called after receiving the complaint and was still trying to find a solution to the dispute.

Bill Denson, 1613 Illinois: Historical records relate that FPL had to obtain permission from the home owner to place power lines overhead.

Bill Secraw, 1803 New York: Additional discussion on legality of park employees entering resident's property to cut lawns.

Beverly Lew, 2207 Michigan: Asked if caterers, licensed or unlicensed, are required to carry any insurance. Stated the Website needs the laptop available anytime.

Mary Lou McNulty responded she thought the Board should know who had possession of the laptop at all times.

Ms. Lew said she was resigning from the disaster planning committee because of lack of progress in writing a disaster plan.

Mary Lou responded that she talked with Cliff Day of the Red Cross and he said the Board's primary concern was the protection of public records and the common areas.

Edward Ogle, 6510 Arizona: Stated he had the computer at his home. He uses it at various times of the day and night.

Bruce Smith suggested the Web Committee set up a log and put it on the Website showing who was using the laptop.

Robert Durrin, 6517 Washington: Stated he voted for the deed restrictions and was aware when he moved into a deed restricted community he would be expected to follow the rules. Suggested perhaps the Web Master should be the one to have the laptop and perhaps Ed Ogle should be the Web Master. The Board should enforce the deed restrictions and if taken to court let a judge decide their legality instead of asking the attorney.

Florence Mallory, 6919 West Bayou: Said only Kay Hislop and Ed Ogle will have the computer. Thinks the new golf cart pathway should be workshopped.

Robert Durrin, 6517 Washington, would be happy to volunteer to sit with anyone wanting to review public records.

Harry Splett, 2104 Ohio, Board should find another location for the golf cart path.

OLD BUSINESS: None

NEW BUSINESS:

Motion :Mary Lou McNulty
Motion withdrawn.

Motion :Mary Lou McNulty, Seconded by Peg Durham. Request of Future Planning Committee that draft of Deed Restriction changes be posted on the Website for residents to go over. Motion carried 8-0.

Motion: Pam Cole, Seconded by Bruce Smith.; To upgrade the present key system. After discussion motion withdrawn. Board decided to present to a workshop.

Motion: Pam Cole, Seconded by Peg Durham. To Accept the lease between the Covenant Church and Trailer Estates. Content remains the same with the exception that the monthly rental will be \$700.00 per month instead of \$600.00. Spelling errors were corrected and the Easter Sunday Sunrise service was changed to the Beach Facility with the Large Hall as the recourse if weather is inclement. Discussion followed. Motion carried 8-0.

REPORTS OF CLUBS AND ORGANIZATIONS

Bruce Smith: Yacht Club tickets on sale now for Commodore's Ball on 3/24/08.

Joe Salerno: Woodshop Spaghetti Dinner 3/20/08.

Peg Durham: Easter Egg Hunt for adult park residents and an Easter Bonnet contest 3/23/08.

Mary Lou McNulty: Easter Bonnet contest at Bingo 3/23/08.

John White: T.E. Square Club Easter Dinner 3/23/08

Motion to adjourn meeting made by Bruce Smith. Motion seconded by John Vander Molen.

Meeting adjourned.

Respectfully Submitted,

Peg Durham, Secretary