

BOARD APPROVED AS CORRECT APRIL 4, 2011
TRAILER ESTATES PARK & RECREATION DISTRICT
BOARD OF TRUSTEES MEETING
MARCH 21, 2011
9:30 A.M.
SMALL HALL
1903 69TH AVENUE WEST
BRADENTON, FL 34207

The meeting was called to order at 9:35 a.m. by Chairman Martha Brauer.

ROLL CALL: Martha Brauer, Fred Hoch, Debbie Hutchinson, Jim McIlveen, Gail Opper, Joe Salerno. Absent: Margo Cushman and Harry Fitzpatrick.

APPROVAL OF MINUTES

February 7, 2011 Meeting—A motion was made by Joe, seconded by Jim, to approve the minutes. With no corrections, the motion passed, 6-0.

February 7, 2011 Workshop—A motion was made by Joe, seconded by Jim, to approve the minutes. With no corrections, the motion passed, 6-0.

February 21, 2011 Meeting—A motion was made by Jim, seconded by Joe, to approve the minutes. With no corrections, the motion passed, 6-0.

February 21, 2011 Workshop—A motion was made by Joe, seconded by Jim, to approve the minutes. Correction: Change the year on p. 1 from 2010 to 2011. Minutes were accepted as corrected, 6-0.

March 7, 2011 Meeting—A motion was made by Joe, seconded by Jim, to accept the minutes. Corrections on p. 1, paragraph 2 where Debbie speaks: Line 1, add “empty” after “place”; Line 2, change “yard waste” to plastic; also in line 2, change “there” to yard waste dumpster. Minutes were accepted as corrected, 6-0.

March 7, 2011 Continuation of Meeting—A motion was made by Jim, seconded by Joe, to accept the minutes. Correction on p.3, no comma after “Oay”; correction on p. 4 near the top where Fred speaks: Change “office” to official. Minutes were accepted as corrected, 6-0.

March 7, 2011 Workshop—A motion was made by Debbie, seconded by Jim, to accept the minutes. With no corrections, the motion passed, 6-0.

REPORT OF TREASURER

Martha reported that the personal property tax form is due April 1. A John Deere tractor has been taken off the form. Some items must be added. Martha is working with the clubs on an individual basis. Some clubs will donate their items to the Park. The audit report is in and is on the Web. Residents will get a letter soon which will include the budget plus financials.

APPROVAL OF BILLS

A motion was made by Martha, seconded by Joe, to pay a bill from Kirk Pinkerton in the amount of \$4,195.11. Motion passed, 6-0.

INFORMATIONAL REPORTS FROM TRUSTEES

Debbie—195 people attended Coffee Break on Saturday. The Fun Band was great. Volunteers are needed for the Bingo kitchen as well as summer dances. See Debbie if you'd like to volunteer. Slow down while driving through the Park.

Fred—The Fire Marshall came. Strobe lights will be placed in the restrooms.

Gail—1) Reminded residents that a list of officers as well as reservation forms must be in the office by April 1. She read the clubs/organizations whose information has been turned in and then read those that have not been turned in. 2) Gail explained how to fill out the reservation form for clubs/organizations that meet often versus reservations for events that occur once in a while. 3) Information gathered by residents regarding turning our chlorine pool into a salt water pool was discussed. Gail thanked the residents for all the work they did putting the packet together but shared that she had some concerns about the tone of the letter. She feels the nicest salt water pool is 10 minutes driving distance from our Park—the Gulf of Mexico. Gail feels this should come before the people for a vote and newcomers should investigate the history of things in Trailer Estates. The pool was a major achievement for residents. Gail would vote against a salt water pool because her husband, son, and granddaughter are all allergic to salt. She reminded everyone that Trailer Estates has the cleanest pool in Manatee County. 4) Gail shared her concerns about what people are writing on the Web. She warned last year that defamation of character cases in this regard were filed with the courts. Now, cases have been heard and won. She stated that slander and libel cases are very, very hard to win but defamation cases are not. 5) She thanked the Board for the way they handled the public hearing two weeks ago.

Martha—1) She has a salt water pool at her home. She knows the pitfalls and benefits. 2) The final order has been written regarding the Sunsetters' hearing. 3) There are no updates on the appeal. 4) The target date for getting our policy manual on the Web is May 1-July 1. 5) Martha is working on the property tax. 6) The budget letter and financials must go out before April 10. 7) She is working on a marina letter. Our insurance agent showed us ways to decrease our liability. 8) Martha visited with Linda in

regards to our Post Office lease. Information will be brought to the April 4 meeting. She is also working on the Hix lease. 9) Manatee County Public Works says there are drainage problems in the Park. 10) The Beautification Committee has \$5,245 in designated funds. 11) We have purchased flood insurance. We eventually might want to funnel funds through their trust. 12) Three-Way Stop at Canada and Bay Drive: The county has done an evaluation based on a uniform traffic device technical manual. This three-way stop will only happen if the data shows a need. Public Works is a little backlogged so it might be a while before we hear from them. 13) Martha hasn't heard about the Bay Drive lease. 14) Robin DiSabatino and other officials from the county are coming to Bayshore Gardens April 14. They will come to Trailer Estates Jan. 19, 2012. 15) We received a check from the laundry provider for \$4,200. 16) Interviews for the vacant trustee position will be held during the April 4 Board meeting. Applications for the position are due March 23 at noon. 17) The Auditor Selection Committee will meet Wednesday, March 23, at 1 p.m. in the Small Hall. 18) ARC building meeting will be on the Web for a while longer. 19) Should we ask Teledrex to return the Tribune calendar after they have printed it so we can proofread it once again? It was decided that this was not necessary.

Jim--Two young females went into a house and stole a purse. Call the Sheriff Department immediately. Don't try to apprehend the ladies. Jim wants the residents to know he does not do roof inspections or install them. There is a rumor in the Park that the church turned money from a fund established by Betty Jansen to help residents over to the Board. The rumor is not true. The new chairs were purchased by the church. Jim spoke with residents at the pool in regards to turning it into a salt water pool. So far no one wants it. Jim will continue to ask people about this.

Joe—As of March 12, dances have brought in \$6,035 and expenses were \$4,800. 50/50 brought in \$1,665. Showtime brought in \$1,993 with expenses of \$1,625. Joe announced that the Bocce courts can be used by anyone except on Mondays, Wednesdays, and Fridays when Bocce plays. If residents want help putting on a tournament, call either Joe or Les Salomon. If you want to start a new activity, call Joe and he will help. The last Showtime for the year is Thursday, March 31. Joe would like to give \$100 from 50/50 to Mah Jong to purchase tiles and \$25 to buy new ping pong paddles. Joe feels the containers behind the kitchen are not working; Fred said they are already gone. There was an early pickup of the yard dumpster. Pickups will be at 6:30 a.m.

REPORTS FROM CLUBS AND ORGANIZATIONS

ARC—Met March 11 and approved six permits. They need another person and will advertise on Channel 95.

Beautification—Will meet March 24 at 1 p.m. in the Small Hall. This will be the last meeting for the year. Concrete will be poured for the sidewalk on the east side of the Large Hall April 19. Smoke pots will be replaced. Walter Dietz will look further in regards to the hearing impaired transmitter hoping to find one less complicated to use. He saw the ones in use at the Courthouse. He believes we really do have a lot of nice people in our Park.

RESIDENTS' COMMENTS

Harry Splett, 2104 OH—He feels it is good that we reduced the assessments, but we should comply with the Charter in regards to the fiscal year. The Board should reduce expected income from the marina and apply for a dredging permit because it will take a year to get one.

Laura Wood, 6615 WA—Thanked the Board for reading the documents about the salt water pool. There is a cost savings and there is not as much salt as in the ocean. People might not use the pool we have due to chlorine allergies. She will do more research on this and asks that the research be made available to the residents.

Mickey Wood, 6615 WA—Ocean water has more salt than a pool. Cost savings is a big deal.

Herb MacFarlane, 6606 WA—He was the past treasurer of the church and is its present financial advisor. In 2003, the church received \$85,000 from Betty Jansen. They invested it in the Covenant Church Fund's CID earning 5 percent interest. The money is still invested there and has earned \$19,000 in interest. The fund is available to assist any senior in the park who needs funds. Seniors are proud people. There were only three requests last year. Contact the pastor if funds are needed. Pastor is the only person who ever knows who has received the money. Eight chairs were bought from a bequest fund in the church, and the church has donated them to the Park.

Les Salomon, 1704 OH—Many people in the Park are asking why the Board didn't settle the lawsuit. On March 9, 2009, the Plaintiffs offered a settlement to begin to heal the community. The settlement included the following: 1) get Attorney General opinions and abide by them. 2) The immediate resignation of four Board members—Janet Jones, John VanderMolen, Joe Salerno, and Mary Lou McNulty—with the stipulation that they could not seek re-election for 15 years—essentially a life sentence. Three other trustees—Martha Brauer, Gail Opper, and Margo Cushman would later be forced to resign and could not run again for 15 years.

Oay Salomon, 1704 OH—There is a new demand that Joe Salerno resign from the Board. Oay went on to list all the positive things Joe does for the Park.

Closed public comment. Responses to public comment:

Gail—Salt is still salt no matter how little there is. She stated that the issue of a salt water pool may be—not will be--brought to a Workshop but also may not be.

Martha—It will only come to a Workshop if a trustee brings it there.

Debbie—Asked Jim if he asked people at the pool if they know anything about the salt water pool.

Jim—Yes, one of them has had one.

OLD BUSINESS

A motion was made by Martha, seconded by Joe, to adopt by resolution the 2011-2012 Budget with an assessment of \$1,125.

Joe—Pam reduced the marina budget by 18 percent.

Martha read the Budget resolution. Motion passed, 6-0.

NEW BUSINESS

1. Disposal of surplus equipment. Martha opened bids for the TV, grill, cart, and kiln. There were two bids for the TV: Niles Kenyon bid \$35.50; Steve Hatfield bid \$63. Mary Huston placed the only bid for the grill at \$100. Steve Hatfield placed the only bid for the cart at \$17.50. There were no bids on the kiln.

A motion was made by Martha, seconded by Joe, to approve the disposal of the following items—TV, grill, cart, kiln—to the highest bidder. Motion passed, 6-0.

2. Disposal of the golf cart.

A motion was made by Martha, seconded by Jim, to approve the disposal of the golf cart.

Jim: Should we put a reserve on it? I would put \$475 on it.

Fred: It is worth \$700.

Martha removed her motion and Jim removed his second to amend the motion. New motion: To approve the disposal of the golf cart with a reserve of \$475. Motion passed, 6-0.

3. Policy regulations regarding violations.

A motion was made by Martha, seconded by Debbie, to approve PP64. Violations of policies regulating park facilities shall be punishable as noted in the policy. If it is not

noted in the policy, violations shall be punishable in the same manner as outlined in the Penalties section of the Rules and Regulations adopted Dec. 4, 1989. Motion passed, 6-0.

4. Office Fees.

A motion was made by Martha, seconded by Debbie, to approve the revision of PP54 2011 Office Fees to include costs for e-mail and Option B for the extensive clerical assistance, which includes the deletion of the office staff section. Motion passed, 6-0.

5. Moderator for the new trustee interview.

A motion was made by Martha, seconded by Joe, to approve Connie Zack as moderator. Motion passed, 6-0.

6. Office Hours.

A motion was made by Martha, seconded by Debbie, to approve the revisions to PP14 Office Hours.

Joe—I asked TJ about payroll. It takes her 1 hour and 20 minutes every two weeks to do payroll. Should changes be made on Monday in regards to this?

Martha—There are lots of different ways to do this.

Motion passed, 6-0.

7. Rules and Regulations—Use of Facilities

Gail stated that 48-hour notification about a violation or potential violation is fine, but it doesn't allow enough time to do a thorough investigation of an incident. She brought forth information in regards to a possible violation that occurred the afternoon of March 8 when two elderly (85+) residents allegedly intruded on a computer class. Gail's investigation since the incident uncovered the following facts: 1) The two arrived at the room at the same time they always do. 2) March 8 is the only time anyone has been in that room at 5 p.m. either prior to that date or after. 3) The accusers admitted to Gail with a witness present that the two were invited in and the Web supported that. 4) At 85+ and with an invitation, the two had no way to discern they had done something wrong. With this new information, Gail asked the advice of the Board in regards to how to handle the situation, wondering if the violation could be removed from the Men's Bible Study of the church. A straw poll was taken. All six trustees agreed that due to the fact the two were invited into the room, there is no violation.

Residents asked why Gail got involved in this when Jim had already handled it. Gail stated that the incident had to be handled in the same way as the previous one or the Board faced a discrimination situation.

A motion was made by Martha, seconded by Joe, to approve the change to Section VII on page 4 of Rules and Regulations to read, "Any disregard of the officially scheduled activities will be deemed a violation of the rules governing the use of facilities." Motion passed, 6-0.

A motion was made by Martha, seconded by Joe, to approve page 4, Section VI of the Rules and Regulations and the changes to PP42 as noted. Motion passed 6-0.

Gail asked if she could read a portion of Section V, Part B of Rules and Regulations to help residents understand that their reservations "may be changed at any time to accommodate newly scheduled events or functions at the discretion of the Secretary Trustee. In no case shall an event or function be canceled because of the refusal of a previously scheduled event or function to move to another room or area."

The Board recessed for lunch at 12:10 p.m. and returned at 1:07 p.m. to continue the meeting.

A motion was made by Martha, seconded by Joe, to correct Section V, Part B to read "Secretary Trustee" and not "Recreation Director". Motion passed, 6-0.

A motion was made by Martha, seconded by Fred, to rescind the motion to give the grill to Mary Huston since we had not yet made this sale public. Motion passed, 6-0. The grill is now being advertised.

REPORTS FROM CLUBS AND ORGANIZATIONS

Joe—The last Friday of March will be the Bocce social from 3:30-7:30 p.m. at the Beach Pavilion.

The meeting was adjourned at 1:14 p.m.

Respectfully submitted,

Gail Opper, Secretary