

HOLIDAY PARK, PARK & RECREATION DISTRICT
Board of Trustees Meeting Minutes

Main Recreation Hall
 May 4, 2017 @ 7:00 PM

Chairperson Gortz announced that 2nd Vice Chairperson Brent Corey would be taking meeting notes in Secretary Dorlis McKinney's absence.

I. Call to Order

The meeting was called to order by Chairperson Dick Gortz 7:00 P.M.

II. Invocation and Pledge of Allegiance By: 2nd Vice Chairperson Brent Corey

III. Roll Call.

Taken by: Brent Corey

Present: Chairperson Dick Gortz, 1st Vice Karin Anderson, 2nd Vice Brent Corey, Secretary Dorlis McKinney, Treasurer Don LaMaster, Trustees Bill Mitchell, Ken Judd, David Jones, Betty Hart, Sgt-at-Arms Bob Bachman, and Park Manager Wayne Schofield.

Excused: Secretary Dorlis McKinney

IV. Approval of Previous Meeting Minutes

Motion: Move to approve April 13, 2017 Regular Meeting Minutes as written.

Motion by: Brent Corey Seconded by: Don LaMaster Approved by: All

V. Report from Park Manager

Manager Schofield reported the following items were accomplished in April.

- Police called about trespassing individual; notice written against this resident for trespassing.
- Ph-1 plugged and leaking air conditioner drain line repaired/rerouted.
- Reframed and stuccoed deteriorated Ph-1 front building bulkhead edging.
- Ph-2 roof vent leak repaired.
- Four shuffleboard courts repaired/refinished under warranty.
- Ph-2 Kiln repaired.
- Several summer projects have been started.
- Attorney contacted for collection of unpaid charges for four residents' weed removal. One has now paid. Others could result in liens on their property.

VI. Treasurer Report

Report by treasurer, Don LaMaster:

Assessments Received in April: \$65,833.37.

VII. Chairperson's Report

Nothing at this time

VIII. Trustee Committee Report

Personnel: Gortz: Nothing at this time.

Security: Jones: Thanks for the residents' calls about security issues and about people walking behind homes; these issues continue to be addressed. Two police cars are patrolling our park at least every other day. Speeders are being stopped.

Compounds: Judd: No new updates. Recovering from health issues.

Lawns & Grounds: Hart: Nothing to report. She will be here all summer; please report issues.

Rules and Regulations: Anderson: Speeding is still present. Please slow down and be careful.

Maintenance: LaMaster: Nothing to report.

HOA Liaison: McKinney: Excused from tonight's meeting.

Architectural: Bill Mitchell: Another issue with the 6" shed spacing rule has arisen.

Operations: Corey: Nothing to report.

IX. Old Business

Chairman Gortz explained our new trustee meeting procedure to allow residents to comment on any agenda items before the beginning of our trustee discussions and voting. He read tonight's agenda items for the residents' benefit. He said our agenda is posted and is on our website. A comment period will also be available for residents at the end of our meeting.

Brent Corey said that he believes it would be better to revert back to our old procedure of allowing resident comments on agenda items after the trustees' discussion of each agenda item and before voting on the item.

Chairman Gortz will consider this and take it under advisement.

Resident Bob Bachman recommended removing the 6" requirement from ACC rule 34-1. Chairman Gortz said this will not be up for voting tonight.

No other resident comments.

X. New Business

1. 6434 Kilohee Ct. -- Caregiver Application.

Motion: Move to approve Caregiver Application for 6434 Kilohee Court.

Discussion: No issue at workshop. No discussion.

Motion by: Brent Corey Seconded by: Don LaMaster Approved by: All

2. Financial Institution Change.

Motion: Move to approve Financial Institution Change for Money Market deposits from Florida Community Bank to The Centennial Bank/South Florida.

Discussion:

Centennial Bank is offering a rate of .75%; the rate at Florida Community Bank is .38%.

Motion by: Don LaMaster Seconded by: Dave Jones Approved by: All

3. 6842 Hikina Dr. -- Architectural Variance.

Motion: Move to approve the Architectural Variance for 6842 Hikina Dr. for the proposed location of a new shed.

Discussion:

The application to the Architectural Committee was denied because it did not comply with ACC rule 34-1, which requires a shed addition to be within 6" of the home. The request was to locate the shed 5' from the home.

It was stated that options, such as resizing the shed, have been suggested to the resident; however, the options weren't favorable to the resident.

Discussion took place with some trustees in favor of the variance; however, most were opposed to the variance.

Motion by: Ken Judd Seconded by: Don LaMaster Motion Failed: 2 for, 6 against

4. Health Insurance.

Motion: Move to authorize the Park Manager to enter into a contract with Blue Cross of Florida to continue coverage under Florida Blue BlueCare All Copay 14252 and Florida BlueCare Everyday Health 14353 for full-time employees of Holiday Park effective September 1, 2017.

Discussion: Chairman Gortz stated that he and park manager Schofield reviewed the insurance plans, prices, and benefits with our insurance broker. He also noted that we pay 100% of the employees' premium costs.

Brent Corey stated he was in favor of continuing our present plan even though the co-pays and costs have risen. With 7 employees insured, the premium costs will be over budget. If our age 65 employee chooses to take Medicare as his primary coverage and possibly a supplemental amount, our overall insurance costs would be below budget.

Chairman Gortz and park manager Schofield will continue discussion concerning the option for Medicare coverage for this employee.

Motion by: Betty Hart Seconded by: Karin Anderson Approved by: All

Motion: Move that Holiday Park continue to pay the full premium for full-time employees who select either plan 14252 or 14353, and pay half the premium for dependent coverage for those employees who select Plan 14353 and select dependent coverage.

Discussion: Much discussion took place stating the advantages, the needs, and the costs of providing dependent coverage.

Most, if not all, were in favor of offering dependent coverage.

Brent stated that the family plan with dependent coverage will be over budget, even with one employee on Medicare. We need to discuss this in January and budget enough for anticipated increased costs.

Chairman Gortz emphasized the need for dependent coverage to make future employment offers more appealing to workers with families. Many well qualified potential employees won't accept employment offers without family insurance.

Other trustees agreed that family coverage is desirable, the costs of insurance continues to increase, and cost estimates in January can change by September. We need to look at costs and benefits and project it in our budget.

Motion by: Don LaMaster Seconded by: Dave Jones

Motion Failed by a roll call vote of 4 Yes and 4 No votes.

Chairman Gortz: YES Trustee Jones: YES
Treasurer LaMaster: YES Trustee Hart: YES

1st Vice Chair Anderson: NO 2nd Vice Chair Corey: NO
Trustee Mitchell: NO Trustee Judd: NO

5. Supplemental Items.

Motion: Move to approve a requested \$500.00 bonus for Cindi Calderone for cost savings she made for our park.

Discussion: Don LaMaster stated that due to Cindi's investigation into flood insurance coverage she was able to get a \$5,000.00 insurance refund for our park.

Motion by: Don LaMaster Seconded by: Dave Jones Approved by: All

XI. Trustee Comments:

Gortz: Thanks for coming tonight, and thanks to the trustees for their work and support and to Manager Schofield for all that he does.

Anderson: We have an under age 55 resident living in the park that is causing problems. She recommended we consult our attorney for guidance to see if he can be removed.

Corey: Questioned the need for ACC rule 34-1 requiring sheds to be within 6" of the home. He requested that the Architecture Committee review this rule and either justify it, rewrite it, or recommend removing it.

He also thanked all for coming and wished them a safe summer.

LaMaster: Nothing further.

McKinney: Absent/Excused.

Judd: Will be here for another 6 weeks while Lois recuperates from her knee replacement. Call him if you have issues where he can help.

Mitchell: He agrees with Brent's comments on ACC rule review. Other rules may also need to be revised.

Jones: No additional comments.

Hart: There will be a Hurricane Awareness presentation in the main hall on May 23rd. Please attend.

XII. Resident Comments:

1. Linda Fanning:

She asked if Rubbermaid storage units were allowed in park.

Manager Schofield responded that there are no rules against storage bins.

Trustee Mitchell said the storage units were more appealing than lawn tools stored in the open.

2. John Sermersheim:

He agrees that allowing residents to comment after the trustees' discussion and before the voting, makes residents better informed before making comments. He also suggested other ways to possibly reduce insurance costs, such as, paying employees to purchase their own insurance or by using the "Birthday Rule" for family coverage. He is concerned about age possibly affecting hiring.

3. Norm Olszewski:

He said that Rubbermaid sheds were not allowed in the Architectural rules at one time, but has been removed.

4. Debbie Hall:

We should not provide insurance over budgeted amounts. Speeding in the park is a problem; be careful on curves. The drivers are not being careful for or respecting bicycle riders.

XIII. Adjournment:

Motion to adjourn the meeting by Don LaMaster, 2nd by Dave Jones.

Meeting adjourned at 8:10 PM.

Respectively Submitted,

Attest,

Brent Corey
2nd Vice Chairperson

Dick Gortz
Chairman