

**HOLIDAY PARK PARK AND RECREATION DISTRICT
BOARD OF TRUSTEES WORKSHOP MEETING MINUTES
APRIL 28, 2026**

- I. CALL MEETING TO ORDER - Shawn Slattery**
- II. INVOCATION AND PLEDGE OF ALLEGIANCE – Shawn Slattery**
- III. ROLL CALL – Debbie Burns**

The following were present at the meeting. Chairperson, Shawn Slattery, 1st Vice Chair, Bob Bachman, 2nd Vice Chair Rick Haggard, Treasurer, Don LaMaster, Secretary, Debbie Burns, Asst. Secretary, Jackie Mitchell, Trustee, Joni Anderson, Trustee, George Clinch, Trustee, Tim Seelow, Sgt at Arms Rick Weber, District Manager, Vicky Lawrence.

IV. REPORT FROM DISTRICT MANAGER – Vicky Lawrence

If the gate gets damaged it will be addressed through established enforcement and Fine procedures. The bike / pedestrian gate has been upgraded and is all set. A new control pole has been installed with multiple entry options. Landscaping improvements for PH2 will start May 4. New pool furniture is expected to arrive sometime in June.

V. CHAIRPERSON'S REPORT – Shawn Slattery

I just have 3 supplemental items.

- 1. How to handle the Gate hits this summer
- 2. Pavillion Project
- 3. Remote call in for board members who are absent and want to call in.

The Sunshine training is at 10:00AM.

VI. TRUSTEE REPORTS

Rick Haggard said he would like to give Kim Jacobs permission to be remote over the summer. All agreed.

Joni Anderson said all lawn care will be once a week on Fridays. Edging is only done near carports and sidewalks. If there are any problems, please contact me.

Shawn Slattery said in September, let's talk about our contract and any issues like edging around the homes.

VII. RESIDENT COMMENTS NONE

VIII. OLD BUSINESS NONE

IX. NEW BUSINESS

4. Discussion – NB4 2025 Holiday Park Audit

Don LaMaster asked if we could move #4 to the top of our agenda, Tom Cramer our auditor is here to give us a report.

Tom Cramer said there are no issues with the audit; there are no deficiencies. We are in healthy financial condition. Tom Cramer said our Internal Control system has no deficiencies. We have very strong financial support and will be Filed with the State of Florida sometime in May.

Shawn Slattery thanked the financial committee for their help.

1. DISCUSSION - NB1 2026-2027 FINAL BUDGET REVIEW

No changes to the budget from the previous workshop

2. DISCUSSION – NB2 – RESOLUTION 2026-02 – 2027 ANNUAL ASSESSMENT

We had a date change from the last year's Resolution

3. DISCUSSION – NB3 – RESOLUTION 2026-03 – 2026-2027 BUDGET

Budget corrections were made to the total at the bottom of the Resolution

5. DISCUSSION – NB5 - PROJECT LIST – 2025 - 2026

Don LaMaster handed out our Project list; Shawn Slattery went through the list with no changes to the Project Budget

6. DISCUSSION – NB6 – AC UNIT – PHASE 2 – BUILDING – 3 QUOTES

Vicky Lawrence is suggesting Always Air Services have the best price and the best warranty. We will bring this back in May only for a vote. This is being paid for by our project money.

7. DISCUSSION – NB7 – PHASE 1 NEW POOL FURNITURE – ALUMATECH / CURRENT POOL FURNITURE SELL PRICE

There has been a conversation about selling the old pool furniture to the residents. It has been suggested that Vicky work with the residents who want to purchase some of the old furniture. It has been suggested that some of the furniture might be stored in Phase 1 in the helping hands building and bring it out in the fall; that will have to be discussed. Don LaMaster mentioned possibly having the men's club scraping it and getting the money. Joni Anderson suggested keeping some of the chairs for the pavillion.

8. DISCUSSION – NB8 – PHASE 2 POOL BATHROOMS WATER / SEWER BACKUP / PIPE REPAIRS

Vicky Lawrence said the backups are being repaired, and maintenance can do most of the work, then Pied Piper will do the rest. Shawn Slattery asked if all the piping will be replaced. Vicky said she is not sure but will check it out. Shawn Slattery said we are not budgeted for this; we will carry this forward for a vote at the next meeting our Project Budget

9. DISCUSSION NB9 – FITNESS CENTER WORKOUT EQUIPMENT REPLACEMENT

Joni Anderson asked if we should have all this pull-down equipment with all the shoulder surgeries. Vicky Lawrence said she wasn't sure, but we might be able to look at other options.

The system we have does have to come out we no longer can get parts for it. Maybe we should put this on hold for now.

Shawn Slattery said we should find out what kind of training equipment we should have; do we have both so people can use both. When new people come in to use the equipment do

we have a qualified trainer come in and train them. If we don't go with one of these and vote until the next meeting, we should get the old equipment out of there.

We will bring this back to the next meeting for a vote.

Maybe we should have someplace residents make comments as to what they want in the fitness room for equipment; they can put their comments in a box someplace. All comments can be brought to the board.

10. DISCUSSION – NB10 – PAVILLION ELECTRICAL

Vicky Lawrence spoke with Sarasota Electric who has done all the electric in the kitchen about doing the Pavillion electric. We have to install a power box, and we can pull the power from FPL. Vicky said she will pursue Sarasota Electric and will have a quote at the May meeting.

11. DISCUSSION – ACC RULES AND REGULATIONS UPDATES #5, #24, #33, AND #42

Tim Seelow said rule #5 having a problem getting a homeowner or the contractor to attend the meeting were asking that one of them has to attend the meetings. Rule#24 some homes have gone over the 4-inch house number rule were asking for it to raise to 12.

Rule#2 asking your allowed to have 2 unattached sheds each cannot exceed 192 sq.ft.

Rule

#42 Vicky Lawrence and Tim Seelow went through the list and corrected it all.

This will come back to the next meeting in May for a vote.

BREAK 10:25 – 10:30.

12. DISCUSSION – NB12 – DEED RESTRICTION REVIEW COMMITTEE PROPOSED DEED RESTRICTIONS

Joni Anderson said the committee went through all the deed restrictions, and this is a working document that can be changed. Joni went through the list the committee went over. Shawn Slattery asked if there was someone who could update the document. Joni said no, it's in the hands of the Trustees. Shawn said we need someone to update this document and we have two. We have one for phase one and phase two. The board may not vote on this until January.

13. DISCUSSION- NB13 – RESOLUTION 2026-04 DISTRICT RULES AND REGULATIONS ENFORCEMENT PROCEDURES

Replacing 2025-03 forgot this. This will be coming back for a vote.

X. SUPPLEMENTAL ITEMS #1 gate hits, #2 pavillion project, #3 remote call in

Shawn Slattery asked how we want to handle the electric for the pavillion over the summer.

Vicky Lawrence said we could set a dollar amount for the change of orders. We can let Vicky & Bob make the decision if over a certain amount it will have to come to the board.

Shawn said we cannot go crazy we can't go over the monies we have saved for the change of orders. It cannot include anything that has not been approved by the board. It would have to be brought back to the board.

Summer coverage for gate fines. Vicky said bring it to the board, then the fine committee, then to the resident. It's \$100 for bumping the arm off. Over the summer gate hits, the board is allowing it to be streamlined. We have all the videos, then to the fine committee. For anyone who wants to pay right away, have a document they can sign.

Remote call instructions. If a trustee cannot make it and they want to call in to the meeting. This will need to be voted on at a meeting. Kim Jacobs explained how the remote call in would work.

XI. TRUSTEE COMMENTS

Tim Seelow asked if we wanted to set some money aside to fix the cracks on the tennis courts. Vicky Lawrence said this is not covered under warranty, so I thought this summer I could get in touch with some different contractors. Shawn Slattery said it is not interfering with playing, but it's a good idea to get some information over the summer. Vicky will act on it if we need a special meeting over the summer; we can do it.

XII. RESIDENT COMMENTS

John Sermersheim elated about the pavilion. Interested in the old pool furniture. Russ Lebo concerned about the loss of trees in the park and how they are being taken care of.

Bob Bachman said the trees were stressed and some of them had some kind of disease. Shawn Slattery said it would be expensive to bring an arborist in. The stumps must be grounded down that could be hazardous in the park if not. If there is any way of saving the trees, we will do that.

XIII. ADJOURNMENT

Bob Bachman made a motion to adjourn the meeting, seconded by Tim Seelow. The meeting was adjourned at 11:21AM.

Secretary,


Debbie Burns