



PORT MALABAR HOLIDAY PARK  
MOBILE HOME PARK RECREATION DISTRICT

215 Holiday Park Boulevard NE  
Palm Bay, Florida 32907-2196

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## **District Managers Report:**

**02/21/2020**

Port Malabar Holiday Park Board of Trustees:

The contractor has submitted all engineer drawings and survey to the City of Palm Bay for the gazebo. Hoping to start installation this week.

Park benches have been ordered we will begin removing the old benches one at a time for easy disposal.

The chairs for the card room were delivered, the tables will be here this week. We're working on finding a fabric or something to change the color on the wall sound panels any suggestions are welcome!

Podocarpus bushes were planted at the entrance to the park. I purchased an additional 10, they gave us 6 for free! They're not as tall as the others but will grow in.



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Lou with maintenance will be working Sunday to Tuesday, I've hired a part time maintenance staff for Wednesday and Thursday evenings. His name is Wayne Oaks. He hails from Kentucky. He will be able to fill in for staff vacation time and be on call for emergencies.

Dewayne and Lou have started installing the barriers at the bottom of the fencing around the perimeter of the park. They will be painting the wall behind CVS this week also.

We will be cleaning up the leaves by the American fence area, the end of Sunflower and Greenview this week, weather conditions permitting. Volunteers are welcome!!

Waiting for the fabric to come in to finish the window treatments for the library. The doors and hardware will be installed next week. Thanks to Mark and Cindy Bodah For donating the two beautiful lamps also thanks to Joanne Gaughan for the matching accessories!



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Please see attachment (e-mail) to the Palm Bay Director of Community & Economic Development, it is a proposal to purchase the nine (9) homes currently owned by the City of Palm Bay. The proposal is to purchase the properties for \$4,000.00 each. I have been working on this for several months and have been assured there are no liens on any of these properties, all titles are free and clear. If the proposal is voted on and accepted by Holiday Park Trustees, this will be submitted to Palm Bay. If an agreement is met, we will apply to the U.S. Housing and Urban Development for the CDBG grant funds for the assistance with the removal of these homes. They will hold their council meeting on Thursday, this item will be put on their agenda. I believe I have covered all areas of concern. Please let me know if I have missed anything.

Bruce Gilbert has retired; we wish him well. There was a well-attended farewell get together for him on Friday. He was given 2 weeks severance pay and many warm wishes on his retirement.



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Another reminder storage compound decals will expire the end of February 2020. You must bring your item from the storage compound to the office building with a current registration to get your new decal. Lou and I are inspecting the compound on a weekly basis.

Sincerely,  
Sheree Morris  
District Manager

**sheree@holidayparkfl.com**

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**From:** sheree@holidayparkfl.com  
**Sent:** Thursday, February 20, 2020 5:11 PM  
**To:** 'Joan Junkala'  
**Cc:** 'Barbara Whitneck'; 'Ellouise Raffo'; 'Gaston Pelletier'; 'Jack Emerich'; 'Joanne Gaughan (gaughanjoanne4@gmail.com)'; 'Joe Prisco'; 'Keith Rittscher'; 'Michael Ham'  
**Subject:** RE: From the City of Palm Bay - RE: From the City of Palm Bay - RE: From the City of Palm Bay - RE: From the City of Palm Bay - Board decision

Joan,

I will be formally submitting the proposal I had sent to you for the purchase of the nine properties in Holiday Park currently owned by the City of Palm Bay at our next Board of Trustee meeting on February 24, 2020. Understanding the City paid (approximately) \$25,151.61 in back utility fees, I have divided this by the nine homes equaling \$2,794.63 per home. I am suggesting to the Board of Trustees (in good faith) that we offer an additional \$1,205.37 for misc. admin and wrench time fees incurred by the City of Palm Bay, to equal a total of \$4,000.00 for the purchase of each property. It is not our intent whatsoever to flip these homes to make any profit. We truly are concerned for our residents and want to rid Holiday Park of these derelict homes and have them removed as quickly as possible as they have become infested with vermin, feral cats etc. Before these homes are removed, we will have to get them rat exterminated as not to create a nuisance with the other existing homes throughout our community. We also will be applying to the U.S. Housing and Urban Development for the CDBG grant funds for assistance with the removal of these homes. We are prepared to have a legal document drawn up to ensure our intent. These are my recommendations to the Board. I will have definitive terms after submitting this to the Board on Monday. You will hear back from me first thing Tuesday morning.  
Again, looking forward to working with you and your team!

Sincerely,  
Sheree Morris  
Special District Manager  
Port Malabar Holiday Park  
Mobile Home Park Recreational District

**From:** Joan Junkala <Joan.Junkala@palmbayflorida.org>  
**Sent:** Tuesday, February 18, 2020 11:59 AM  
**To:** sheree@holidayparkfl.com  
**Subject:** From the City of Palm Bay - RE: From the City of Palm Bay - RE: From the City of Palm Bay - RE: From the City of Palm Bay - Board decision

Sheree,

We have reviewed internally. I will be preparing this for City Council's consideration at the March 5<sup>th</sup> Council meeting. Give me a call on my cell if you have any questions. 321-508-4508. I would strongly encourage you and/or your broker attend the meeting to address any questions. They'll want to verify the methodology and likely want to ensure that the Park association will not flip the property and make a profit