



**PORT MALABAR HOLIDAY PARK
MOBILE HOME PARK RECREATION DISTRICT**

215 Holiday Park Blvd. NE
Palm Bay, Florida 32907-2196
Office: 321-724-2240

BOARD OF TRUSTEES

WORKSHOP MEETING MINUTES (APPROVED)

September 27, 2021 – 7:00 PM

Jack Emerich
Chairman

Carol Sommers
1st Vice-Chairman

Trustee

Sheryl Moore
Secretary

Karen Allen
Trustee

Keith Rittscher
Treasurer

Trustee

Paul Goblick
Trustee

Terry Steimer
Trustee

Sheree Morris
District Manager

Karl Bohne
District's Attorney

***To comment on an item, after you have been recognized by the Chair, please go to the microphone, and clearly give your name and address for the record. You may speak for up to three minutes. Note: If formal action is to be taken on an item by the Board, public comment will be requested prior to the vote.**

***Silence ALL cellphones during public meetings.**

NOTE: MINUTES OF BOARD MEETINGS ARE PREPARED IN SUMMARY FORM ONLY. PER CHAPTER 286.0105 FLORIDA STATUTES, IF ANY PERSON DECIDES TO APPEAL A DECISION OF THE BOARD, HE/SHE SHOULD ARRANGE FOR A VERBATIM RECORD OF THE PROCEEDINGS WHICH INCLUDES THE TESTIMONY IN EVIDENCE ON WHICH THE APPEAL IS MADE.

"A community intended and operated for persons 55 and older"



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1. Meeting Call to Order at 7:00 PM
2. Invocation
3. Pledge of Allegiance
4. Roll Call:

Present: Jack Emerich, Carol Sommers, Keith Rittscher, Terry Steimer, Paul Goblick, Karen Allen
Sheree Morris
Absent: Sheryl Moore

5. Chairman Announcements:

October 11th meeting, we will be looking at issues for future considerations/expenditures for next year and/or beyond.

ACC Board members are out checking all properties for violations. So far, there are approximately 400 violations to be written up. Residents need to remember that they are just doing their jobs. Please be respectful and courteous of these members.

220 Blossom Lane – may be taken down.

6. Carol Sommers moved to approve the Regular Meeting minutes of 9/13/21 presented. 2nd by Paul Goblick.

Trustee Comment	None
Public Comment	None
Call for Vote: Yes - 6	No - 0

7. Treasurer's Report was presented by Keith Rittscher.

Karen Allen moved to accept the Report. 2nd by Carol Sommers.

Trustee Comment	None
Public Comment	None
Call for vote: Yes - 6	No - 0

8. District Manager's Report:

Sheree Morris made her report to the Board. A copy will be filed with these minutes.



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9. Workshop Items:

- a. Keith Rittscher moved to accept the bid for the additional sidewalks in the amount of \$22,375.00. 2nd by Terry Steimer.

Trustee Comment	None
Public Comment	None
Call for vote: Yes - 4	No- 2

- b. Aerator Back Pond:

Keith moved to accept the bid of \$2,716.73 to do the work. 2nd by Paul Goblick.

Trustee Comment	None
Public Comment	None
Call for vote: Yes - 6	No- 0

- c. Employee raises:

Keith Rittscher moved to pass the 3% wage increases as recommended by the District Manager. 2nd by Karen Allen.

Trustee Comment	None
Public Comment	None
Call for vote: Yes - 5	No- 1

- d. Article 1 Addendum to By-Laws:

Carol Sommers moved to adopt the revision to the By-Laws as presented. 2nd by Karen Allen.

Trustee Comment	None
Public Comment	None
Call for vote: Yes - 6	No- 0

10. ACC Board Report: So far over 200 violations have been written up on several different types of issues. MUST/SHOULD be noted that all violations are being handled/treated equally across the board for ALL residents.

11. HPPOA Report: Carol Sommers read a report from HPPOA President Moira Washington. HPPOA is up and running and ready to get Park functions going as of October 1, 2021.



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12. Trustee Comments:

- a. Sidewalk Report/Update – Terry Steimer noted that all old sidewalks have been cut and are ready for removal. Removal phase has been completed up to the storage compound area, with new pour completed up to Seminole Court.

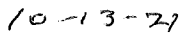
13. Public Comments:

- a. Asked to hold a meet and greet for all the people who are running for the Board. Chairman Jack said he would get one scheduled.
- b. Question was asked: How can someone take the Oath of Office if they are in violation of Park By-Laws/Rules & Regs.?
- c. Question was asked: When a vote is taken on a specific topic by the Board, can the chairman please announce the outcome of the vote?
- d. Question was asked: Can we please get a report on the unspent funds for projects that have been allocated?

Carol Sommers moved to adjourn the meeting at 9:03 p.m. 2nd by Paul Goblick.



Jack Emerich, Chairman



Date