



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 (**UNAPPROVED**)

December 27, 2021 – 7:00 PM

Jack Emerich
Chairman

Carol Sommers
1st Vice-Chairman

Richard Brooks
Trustee

Sheryl Moore
Secretary

Karen Allen
Trustee

Keith Rittscher
Treasurer

Gary Vincent
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, Gary Vincent, Richard Brooks
absent: Sheryl Moore, Paul Goblick and Karen Allen
Sheree Morris was also in attendance

5. Chairman Announcements

Jack Emerich read a letter about "reflections of the past year" to be filed with the minutes

- A) On the record, Jack directed Bruce Crabb and Lori Lyon from the office to do the final steps to complete the Deed Restrictions.
- B) We need to look into solutions for when we have employees out ill. We should not have Sheree fill in these positions. Could we get volunteers to help out when and where needed? Please take this up with the new Board.

6. Approval of Minutes

December 13, 2021, Regular Meeting.

Keith Rittscher moved to accept the minutes as presented, 2nd by Richard Brooks

Vote: Yes - 6 No - 0

7. Treasurer's Report

Keith presented his report to be filed for audit. Carol Sommers moved to accept the report as presented, 2nd by Jack Emerich.

Vote: Yes - 6 No - 0

8. District Manager's Report

Sheree read her report which will be on file in the office

9. Workshop Items

- A) Deed Restrictions Vote Report: 190 - Yes 157 - No. There were 44 ballots that could not be verified and/or counted. The next step is to get them to the attorney to be filed with the District Court.



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B) Proposed by-Law Change:

Motion made by Gary Vincent to accept the proposed change, 2nd by Terry Steimer

Vote: 4 - Yes Vote: 2 – No

Jack Emerich and Carol Sommers were the negative vote

C) Motion to vacate easements for 1042 Moonlight Ct.

Keith Rittscher moved to allow the process to move forward, 2nd by Gary Vincent

Vote: 6 - Yes Vote: 0 - No

10. ACC Board Report

Ron Foote gave his report and reminded all residents that applications for construction must be completed and include business license; insurance and all necessary documents before they will be accepted.

11. Public Comments

12. Trustee Comments

13. Adjournment

Carol Sommers moved to adjourn at 8:40 pm, 2nd by Keith Rittscher.

Carol Sommers, 1st Vice Chairman

Date