



# Holiday Club

**HOLIDAY CLUB  
BOARD OF DIRECTORS ANNUAL MEETING  
DECEMBER 5, 2020**

Minutes of the Board of Directors Annual Meeting of Holiday Club, Odessa, FL, held at the Holiday Club Beach on the 5<sup>th</sup> day of December 2020.

**I. CALL TO ORDER AND WELCOME**

Kevin Hoover, President, called the meeting to order at 10:07 am

**II. ESTABLISH QUORUM**

Kevin Hoover went over the primary reason for the meeting was to approve the yearly budget. There were enough homeowners present and signed proxies received to meet the quorum requirement.

**III. ROLL CALL OF OFFICERS**

Board Members Present: Kevin Hoover, Forrest Smith, Bryant King, Mary Ann Holtzman and Brian Hoover.

**IV. RECOGNIZED AND THANKED NEWLY ELECTED BOARD MEMBERS AND HOMEOWNERS THAT RAN FOR THE BOARD**

- Kevin Hoover and Forrest Smith were elected to serve on the board for two (2) years and Mary Ann Holtzman was re-elected to serve on the board for another two (2) years.
- Jim Haaf and Paula Spencer were thanked for their interest in serving on the board.

**V. OLD BUSINESS**

- Holiday Trust Inc. Board of Directors approved the '*Holiday Trust, Inc. Resolution of Board Action Addressing Safety Issues in Subdivision*' on January 15, 2020, to maintain a safe passage for residents and guests when traveling the roads within the community.
- Replacement of the wood on some of the picnic tables at the beach and the fishing dock, using composite decking, which will ensure longevity of the tables versus replacing the wood every few years.
- Installation of sand at the swim area of the lake. This will be done again in the spring.
- Removal of several trees and road improvement to ensure safe travel for our residents, guests, emergency, and utility vehicles.
- Discontinued the recycling program in the community.
- Relocation of two (2) TECO light poles and an electrical pole at the lake area.
- The Holiday Club Community Rules were updated in August and are located on the community website.



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- Installation of new street signs and front entrance sign. BIG THANKS TO AMY!!!
- Playground renovations to be completed by the end of the year.

### VI. NEW BUSINESS

- The board is getting estimates to have the front entrance landscaped and maintained by a company. We are hoping to have this project completed by the end of January. Installation of a gate at the Boat Ramp to deter non-residents from using the boat ramp as we have been designated the 'Public Boat Ramp' for the lake as the only other access is Lake Parker.
- The board is reviewing the possibility of moving the mailboxes into the community, due to the condition of the large oak tree in this area. The tree is on property owned by Ashley Lakes and not Holiday Club. The board had previously been communicating with the property management company of Ashley Lakes requesting the removal of the tree. The new location will need approval of the Postmaster prior to the relocation.
- The board will begin refurbishing the remaining picnic table boards, with composite decking in the next few months.
- The board would like to add additional commercial grade playground equipment. Should anyone come across any, please notify the board so we can consider purchasing.
- The board is aware that the replacement of 'Entrance' gate opener may need to be done within the next year as it approximately eleven (11) years old.
- The board will begin installing new fencing throughout the neighborhood and the front entrance. This will be completed sections at a time and community involvement for the installation would be greatly appreciated
- The board will be doing additional asphalt work to some roads in the community
- The board continues to work towards a replacing the Ranch House. There are several steps which need to be completed prior to this being done.
  - Apply to get a 'Special Exception' for the zoning as currently zoned R3 other type of structure currently approved would be another residence
  - Board needs to approve structure to replace the Ranch House
  - Building plans need to be completed and approved by the board
  - Receive bids from General Contractors.
  - Due a Cost Analysis
  - Apply and receive a building permit
  - Demolition of Ranch House. This cannot be done until such time as we have a Permit in hand.



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## VII. REMINDERS

- **Roads within Holiday Club**
  - The neighborhood Speed Limit is **10 MPH** on all roads
  - Motor Vehicles have the right of way. Golf Carts should yield to traffic. Smaller vehicles should pull off pavement, stop and let larger vehicles remain on the road to pass to reduce damage to roads and resident's property.
  - Residents/guests on foot, with animals, or operating man powered vehicles are asked to move to the side of the road and allow motor vehicles to pass.
  - The asphalt roads (12') in our community meander within a 50' right of way. Most property owners mow and care for this as they do their front yard There are some areas where bushes and shrubs hang over and obscure the roadway. Please trim back all vegetation 18" from the edge of the asphalt. This will help aid in additional sight for oncoming vehicles and pedestrians, and not scrape the sides of vehicles.
- **Golf Carts driven by minors** – Florida law requirements is that an operator of golf carts must be 14 years or older. Please do not allow anyone under the age of 14 years old to operate a golf cart without an adult on the golf cart with them
- **Dogs must always be on leashes when being walked**
- **Entrance gate –**
  - Please do not try and 'beat' the gate closure. If the gate is in the process of closing, please allow it to close and then reopen. Trying to get in during the closure causes wear and tear on the gate.
  - Only property owners and residents of record may authorize admission of visitors and guests
  - Admission will be refused to anyone for whom Holiday Trust Inc. has obtained a "No Trespass Order". Property owner and resident authorization will not invalidate "No Trespass Orders".
  - Property owners and residents should advise all guests or visitors to use the Call Box Directory to gain access. No tailgating is allowed.
  - Guests/visitors must always be accompanied by a property owner or resident. Unattended guests/visitors will be considered trespassing. Violations will be enforced by the board or Pasco County Sheriff's Department
- **Holiday Club website**
  - **Community Rules** were updated in August 2020 and are posted on the Holiday Club Website
- **Holiday Club Facebook page**
  - There are two Facebook pages. The 'Holiday Club' page is for **owners only**. No board related communication will be posted on the 'Holiday Lakes Community in Odessa Florida' Facebook page. If you have a question or concern either email the board at the



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trust email account ([hlctrustinc@gmail.com](mailto:hlctrustinc@gmail.com)) or post on the Holiday Club FB page. Board members will not respond to trust questions on the other FB page.

- **Trespassing**
  - Holiday Club does have a Trespassing Agreement with the Pasco County Sheriff's department and will enforce
- **AV Automotive:**
  - Road being built is supposed to be for trucks exiting their facility only and is supposed to have a locked gate
    - They are supposed to be installing a privacy fence in the future
  - **Dredging of the Canal** – completed a few weeks ago. Lake Parker incurred cost

## VIII. QUESTIONS/ANSWERS FROM THE COMMUNITY

- Homeowner asked about the possibility of painting the ranch house until such time that it is demolished. Board explained that it was not feasible from a cost approach, as well as even pressure washing the house could damage the exterior and interior of the property.
- Homeowner suggested the possibility of getting sponsors for the fence replacement to assist with the cost
- Several homeowners suggested alternative ideas for the boat ramp, in lieu of, installing a gate operated with a call box/remote
- There was discussion about adding asphalt to the corner by the boat ramp, so vehicles/trailers don't get stuck there
- A homeowner suggested that parents that have children with low profile motorized vehicles have flags installed so they can be easily seen
- Bryant King explained why the community is called Holiday Club and not Holiday Lakes Club

## IX. BUDGET FOR 2021

- Budget passed by a vote of 57 (yes) to 0 (no) – 1 homeowner abstained on sign in sheet

## X. ADJOURN

- Kevin Hoover adjourned the meeting at 11:13 am.