



HOLIDAY CLUB

HOLIDAY TRUST INC. BOARD OF DIRECTORS MONTHLY MEETING JANUARY 17TH 2024

Minutes of the Board of Directors Monthly Meeting of Holiday Trust Inc., Odessa, FL, held at the Ranch House on the 17th day of January, 2024.

I. CALL TO ORDER AND WELCOME

- a. Dave Barksdale, President, called the meeting to order at 7:03 pm.

II. ROLL CALL OF OFFICERS

- a. Board Members Present: Dave Barksdale, Barrett Smith, Kevin Hoover, Jim Holtzman and Anthony Noti.
- b. Board Members Not Present: N/A
- c. Homeowners Present: Mary Ann Holtzman, Anita Hoover

III. ESTABLISH QUORUM

- a. Quorum met: YES

IV. CURRENT FINANCIAL CONDITION

- a. September 2023 Treasurer's Report reviewed. Dave Barksdale motioned to approve; Anthony Noti seconded the motion. Motion carried.
- b. December 2023 Treasurer's Report reviewed. Barrett Smith motioned to approve; Dave Barksdale seconded the motion. Motion carried.

V. APPROVAL OF THE MINUTES OF THE REGULAR/SPECIAL MEETINGS

- a. November 2023 Monthly Meeting Minutes reviewed. Kevin Hoover motioned to approve; Dave Barksdale seconded the motion. Motion carried.

- b. December 2023 Annual Meeting Minutes reviewed. Kevin Hoover motioned to approve; Dave Barksdale seconded the motion. Motion carried.

OLD BUSINESS

Fence Removal By Fishing Lake

- Fence removal was completed by Dave Barksdale in November 2023.

Fence Installation By Ranch House

- Board discussed and agreed installation/replacement of the fence by Ranch House area is canceled and area will remain unfenced moving forward.
- Materials stored in Ranch House will instead be used to update/install fencing at Playground Area.

Fence Installation By Playground

- Jim Holtzman advised installation will be done before March 2024.

Cameras

- Board discussed the previous consideration under review to combine community cameras into one system.
- Kevin Hoover will speak with Company currently maintaining camera system(s) to assess cost effectiveness and resulting benefits so that Board can evaluate whether to move forward.

Holiday Trust Website

- Barrett Smith is still pursuing converting online forms to fillable format.

Mulch For Playground

- Mulch for Playground has been postponed until Spring 2024.

Broken Lake Grill

- Broken Grill at Lake Area has been removed and replaced.

Missing Reflectors On Beachway Lane

- Dave Barksdale purchased and replaced the missing reflectors on Beachway Lane in November 2023.

Playground Equipment Repair

- Homeowner advised via Trust Email on October 26th, 2023 that the stairs on the playground slide equipment need to be repaired as presents a potential injury hazard to children.
- Jim Holtzman was investigating repairing or replacing the damaged parts.
- Kevin Hoover has assumed Task Manager status and will repair the stair(s) on the playground equipment.

Entrance Landscaping Sprinkler System

- Jim Holtzman advised he has arranged for repair of the sprinklers needed at front Entrance due to a possible bad pressure switch in well pump.

Gate Insurance Claim

- Jim Holtzman previously reported in November 2023 that the Claim was approved for payment by Insurance Company.
- Kevin Hoover has assumed Task Manager status and contacted Insurance company 01/16/24 who advised check should be received by 01/26/24.

Alternative Gate Companies For Gate Maintenance

- Research for alternative companies for gate maintenance has been canceled.

Front Gate (basic) Oil Maintenance

- Dave Barksdale will assume basic Front Gate Oiling Maintenance (every two months).
- Jim Holtzman agreed to supply Dave Barksdale with grease gun, supplies and instructions on how to complete this maintenance.

Road Repair Contingency Fund

- Budgeting for future road repair and maintenance was previously determined in November 2023 the need to be considered with priority.
- Kevin Hoover obtained a general estimated cost commitment of \$250K to complete all roads in community.
- Discussion ensued about breaking down repairs/maintenance schedule by staggering roads in community to be addressed to help with cost outlay. ○ Board will continue to work towards a cost-effective solution.

Update Sunbiz Website ○ Attorney completed update and filed with Secretary of State December 5th 2023.

Update Check Signers On Holiday Trust Inc. Bank Account

- Check signers were updated on Holiday Trust Inc. bank account In December 2023 and non-Board members have been removed.

2024 Annual Assessments Invoices

- 2024 Annual Assessment Invoices were emailed or mailed to membership on December 8th 2023. Payment is due on January 1st 2024. 5% Late payment penalty if paid after January 31st 2024. Additional fees and penalties if received after March 31st 2024.

Back Fence Bordering Ashley Lakes and Holiday Club Brush Clean Up

- The fence area was cleaned up by TECO tree trimming company during their regular tree/brush maintenance of our community and access road.

Broken Walk-Through Gate At Front Entrance ○ Kevin Hoover repaired the walk-through gate at the front entrance.

NEW BUSINESS

Pickleball Court Installation Proposal

- Suggestion has been received from several Homeowners for consideration for the installation of a Pickleball Court at Playground Area.
- Board will continue consideration of request including, but not limited to, feasibility, costs, permitting, and other requirements to bring to fruition, as well as community input before addressing moving forward.

COMMUNITY COMMENTS

N/A

MEETING ADJOURNMENT: Dave Barksdale adjourned the meeting at 7:58 pm.