



Carrollwood Recreation District  
**June 10, 2024**

Board of Trustees

Mark Snellgrove  
President

Dr. Anna Brown  
Vice President  
Recreation Center/  
Tennis Chairwoman

Mark Georgiades  
Treasurer

Kristy Taylor  
Secretary

Jared Brown  
Community  
Development  
Chairman

Jack Griffie  
Scotty Cooper Park  
Chairman

Matthew J. Lavisky  
Original Carrollwood  
Park Chairman

Dan Seeley  
Grounds Chairman

Kevin Shidler  
White Sands Beach  
Chairman

**Executive Committee Meeting - 6:00 p.m.**

**Public Hearing - 6:30 p.m.**

**Regular Meeting Agenda - 6:40 p.m.**

**1. Executive Committee Meeting**

- Review & make corrections to the May 13, 2024, regular meeting minutes.
- Review & finalize the June public hearing & regular meeting agenda items.

**2. Call the Public Hearing to Order**

**3. Roll Call**

- Mark Snellgrove
- Dr. Anna Brown
- Mark Georgiades
- Kristy Taylor
- Jared Brown
- Jack Griffie
- Matt Lavisky
- Dan Seeley
- Kevin Shidler

**4. Determination of Quorum**

**5. Public Hearing on the 2025 Fiscal Year Ending Budget**

- a. Announce the opening of the public hearing.
- b. Motion to Approve the Public Hearing Agenda made by Board Member. Motion Seconded by another Board Member. Board Vote.
- c. Public Hearing Presentation by Treasurer Mark Georgiades.
- d. Public Comment on the Proposed 2025 Fiscal Year Ending Budget.
- e. Board Vote (Motion to Adopt the 2025 Fiscal Year Ending Budget, based on the District Tax Rate of \$800.00 to be assessed and collected upon the Taxable Property of the District for 2025-FYE.
- f. Announce closing of the public hearing.



## Carrollwood Recreation District

### Board of Trustees

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Grounds Chairman

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White Sands Beach  
Chairman

### **6. Regular Meeting Public Comment**

### **7. Motion to Approve the Consent Agenda**

- Approval of June 10, 2024, Regular Meeting Agenda
- Approval of May 2024, Independent Accountant's Compilation Report
- Approval of May 13, 2024, Executive Committee Meeting Minutes
- Approval of May 13, 2024, Regular Meeting Minutes

### **8. Regular Meeting Agenda Items**

#### **Treasurer:**

#### **President:**

- Ethics Training

#### **Recreation Center/ Tennis Chairwoman:**

#### **Original Carrollwood Park Chairman:**

#### **White Sands Beach Chairman:**

- Review lab results from the swim side

#### **Scotty Cooper Park Chairman:**

#### **Grounds Chairman:**

#### **Community Development Chairman:**

#### **CCA Liaison:**

### **9. Other Business**

- Reopen Public Comment

### **10. Adjourn**

**Carrollwood Recreation District Board  
Executive Committee Meeting  
Regular Meeting Minutes  
May 13, 2024 - **Not Yet Approved****

THESE MEETING MINUTES ARE NOT A WORD FOR WORD TRANSCRIPT OF WHAT WAS SAID.  
THE NOTES CAPTURE THE ESSENCE AND MEANING OF THE MEETING DIALOGUE WHILE  
TRANSCRIBING EXACT PHRASING AS CLOSELY AS POSSIBLE.

**1. Executive Committee Meeting**

- Review & make corrections to the April 8, 2024, regular meeting minutes.
- Review & finalize the May regular meeting agenda items.

**2. Regular Meeting**

- President Mark Snellgrove called the regular meeting to order at 6:30pm.

**3. Roll Call**

- |                      |  |                         |
|----------------------|--|-------------------------|
| • Mark Snellgrove    | President                              | Present                 |
| • Dr. Anna Brown     | Vice President Rec Center/Tennis Chair | Present                 |
| • Mark Georgiades    | Treasurer                              | arrived at 6:32 Present |
| • Kristy Taylor      | Secretary                              | Present                 |
| • Jared Brown        | Community Development Chair            | Present                 |
| • Jack Griffie       | Scotty Cooper Park Chair               | Not Present             |
| • Matthew J. Lavisky | Original Carrollwood Park Chair        | Present                 |
| • Dan Seeley         | Grounds Chair                          | Present                 |
| • Kevin Shidler      | White Sands Beach Chair                | Present                 |

**4. Determination of Quorum**

- Meeting started at 6:30pm.
- Yes: seven trustees present.

**5. Public Comment**

- Gary Sadler: Resident from Peacock Lane
  - He has concerns about White Sands Beach and how many people visit the park that are not residents.
  - He doesn't think the guards are doing a great job. They are not stopping all non-residents or visitors with dogs.
  - He has reminded over 60 people that no dogs are allowed in the park and doesn't get the best response from people and the situation sometimes becomes confrontational.
  - His mother, Mary Sadler, has been an OC resident for a very long time and he has seen how many changes over the years and has more concerns than ever.

- He will question people on where they live or why they brought their dog but isn't always greeted with the best response. He doesn't know if he should continue to question people.
- Suzy Giunta: Resident from Picwood Road
  - Her dogs were attacked by another dog whose owner lives on Lacewood Road.
  - This same dog has attacked other dogs at other times, and she called Animal Services, and a citation was issued to the owner.
  - She requested that the board send a letter to the owner, Shawn McCool, about not being allowed to bring his dog to the dog park because of this attack.
- President Snellgrove indicated that he would request that Janet forward the District's form letter to Trustee Lavisky to follow up on the incident.
- Sheila Santafemia: Resident from Carrollwood Drive
  - She has concerns about the guard service at White Sands Beach. She was stopped by a resident that observed the guard smoking pot, but she did not personally see anything; however, she did smell it.
  - She feels that many times the guards do their jobs, but there's some concerns with consistency and other issues.
  - She also has concerns with non-resident access to White Sands Beach.
- Public comment closed at 6:42pm

## 6. Motion to Approve the Consent Agenda

- Trustee Lavisky made a motion to approve.
- **Motion** Seconded by **Trustee Dr. Brown**
- **Vote:** 8-in favor – 0-opposed

## 7. Regular Agenda Items

### Treasurer Georgiades

- Presented the draft budget for board discussion.
- The final budget will be presented for adoption at the public hearing on June 10<sup>th</sup>.
- We must have a board quorum at the public hearing.
- Discussion on the umbrella policy for budgeting purposes.
- Treasurer Georgiades increased the budgets for White Sands Beach Capital Improvements; Guard Service; and made reductions from Scotty Cooper Park. He also discussed Capital Improvement for Original Carrollwood Park and for the Grounds committee.
- Trustee Seeley suggested keeping some money budgeted for tree trimming because there's still some work that is needed.

- Trustee Lavisky obtained an estimate for a black wrought iron fence for the front of Original Carrollwood Park in the amount of \$33,000, but suggested this probably can wait until the 2024-2025 budget cycle.
- Trustee Seeley discussed keypad access or swipe system for when the guard service isn't at WSB. The gate would be closed and only residents would have access. If a resident gives their access credentials to non-residents and if something happens, we will know.
- Trustee Seeley indicated that we would need to increase the block wall height on the sides to 7-feet and we will install a black wrought iron fence in the middle at WSB. One side will cost \$4,000 and the other side will cost \$3,800. Doing these improvements now will get the wall ready for electronic access control later. There will be a walk-thru gate and a rolling gate and access will be ADA compliant and have cameras. The electronic access control system is estimated to cost ~ \$65,000.
- Trustee Seeley proposed increasing White Sands Beach security budget.
- Trustee Shidler commented on White Sands Beach and how difficult it is to control what goes on there. He's been doing it for many years, and he's seen a lot. He wanted to comment on resident Sadler's public comments. He said that we are going to continue to have issues and have things happen that we must address, but residents do need to come to the meetings to express their concerns. They need to do what they feel is right on confronting people. We will continue to address any issues and handle them as we need to. He has dealt with dogs on the beach and medical issues. He feels that the guard service is the best that we have had in a long time. He does feel that there is a guard or two that he will address with the company on their performance. He has tried to talk to his contact and has gotten some run around and isn't satisfied with the quality of work at this moment. He is going to continue to escalate his concerns until they are resolved. He thinks residents need to advocate for the board and spread the word that we're trying to make changes for the better. If someone questions the ID requirement for access to White Sands Beach, they need to see what occurs daily. We cannot please everyone unfortunately.
- Trustee Jared Brown asked about the basketball court at OCP, since he's new to the board, he wasn't sure what has been discussed for budgeting purposes. The board informed him that in the past, when we had a basketball hoop, we had more vandalism from non-residents, and it was decided to take out the basketball hoop. There were also costs for vandalism to damaged fences and graffiti. There was a pickleball court discussion and a quote was obtained, but the slab was not big enough for a regulation pickleball court and would cost too much to modify. The board then discussed the cost of demolishing the concrete slab.

## President Snellgrove

- President Snellgrove said that the District can obtain \$5 million in umbrella coverage for an additional cost of \$12,803.77. Treasurer Georgiades budgeted \$65K (property + general liability + umbrella) in the proposed budget for 2024-2025. If the Board would like a higher limit of \$10 million for umbrella coverage, the cost would be approximately \$28K, bringing the total for property, general liability, and umbrella insurance cost to approximately \$80K with the \$10 million limit.
- Trustee Lavisky continued to discuss his concerns on the low coverage and what could happen if there was a judgement.
- Trustee Lavisky spoke to the CCA board, and they discussed it with their general counsel and how the CCA could potentially lose the property if there was a judgement, but the CCA general counsel indicated that they could also file for bankruptcy. There might be restrictions on the properties, but this is unknown at this time.
- Trustee Lavisky thinks we need to at least do the \$5 million umbrella.
- Trustee Dr. Brown agrees with more insurance but asked about the CCA titling the property in the CRD's name. Then we wouldn't need high limits of the umbrella's coverage. It's been discussed in the past; however, the boards weren't always on the same page. Both boards work well together now and maybe it's time to discuss this again. The benefit is that the CRD has Sovereign Immunity, which limits the amount of a judgement to \$200,000 per person and \$300,000 per incident. Any amount over that must be awarded by the Florida Legislature. It would be good if the discussion of transferring title from the CCA to the CRD could start now.
- Trustee Shidler doesn't favor \$10 million of umbrella coverage, because it will never be enough. We will continue to need more and more insurance.
- Trustee Jared Brown thinks it's a slippery slope, he thinks better of people, but we need more insurance. Maybe the \$5 million but the \$10 million cost too much.
- Trustee Dr. Brown, Trustee Seeley, Trustee Lavisky, Treasurer Georgiades, Secretary Taylor all agree the \$5 million would be our best option. Trustee Georgiades commented that the cost increase to \$10 million of umbrella coverage is too much of the total budget.
  - Trustee Lavisky: **motion** to purchase the umbrella insurance policy through our current insurance agent at a cost of \$12,803.77 for \$5 million of umbrella coverage; bringing the total to \$6M when including the property & general liability policy.
  - Motion Seconded by **Trustee** Shidler
  - Vote: 8-in favor – 0-opposed

- President Snellgrove discussed the summer schedule for the Off-Duty Sheriff's Deputy for May 24<sup>th</sup> Weekend (Friday, Saturday, Sunday, & Monday) – last year's times were: 12-7. The board discussed changing the guard to starting at 10am and keeping the off-duty sheriff's deputy's hours the same as last year 12pm-7pm.
- President Snellgrove presented the garbage dumpster contracts and recommended renewal. He's negotiated the current contract and solicited bids from two other companies with no success.
  - Treasurer Georgiades made a motion to award Republic Services two garbage disposal contracts for a 36-month Term at a Total Monthly Cost of ~\$230.24 for White Sands Beach and the Recreation Center-(Rate Firm Until June 2025); with 15% Increase in June 2025; and 15% Increase in June 2026.
  - Motion Seconded by **Trustee** Shidler
  - Vote: 8-in favor – 0-opposed

#### Recreation Center/ Tennis Chair Dr. Anna Brown

- Trustee Dr. Brown proposed to continue the discussion with the CCA and CRD lawyers to title the community properties in the CRD's name. We need to start this conversation and see what is best to protect the assets. We will need to pay for legal guidance, but this discussion needs to start.
- Trustee Shidler said that past board member Mickey Jaap, might have some insight on both boards & help answer some questions as well, Trustee Lavisky will call him.
- Trustee Dr. Brown indicated that this month is the CRD employee's annual performance review and recommended cost of living raises for the employees. Currently, both Janet & Gary are compensated \$18 per hour, so the board agreed that an additional \$1 raise would be appropriate. The new hourly rate will be \$19 per hour effective immediately. Both Gary and Janet average 20 hours per week.
- Trustee Dr. Brown has a request for the use of our tennis courts from a resident that teaches tennis at Steinbrenner High School. She wanted to discuss this with the board because requests have come up in the past and will of course continue to come up. She's more inclined to approve this request because it is a resident, there's only a need for 5 weeks, will have a maximum of 10 players, it wouldn't conflict with our existing tennis court schedule and insurance is covered by Hillsborough County Public Schools. Dr. Brown contacted the Hillsborough County Public Schools Athletic Director, and he confirmed that they would be covered by the school's insurance. They would also pay a fee for the use of the tennis courts.

- Trustee Shidler is opposed to it because he knows others that weren't allowed in the past and knows that more requests might be made in the future.
- Trustee Jared Brown asked if parents will also be attending for security and/or if a hold harmless agreement will be signed.
- The board approved the tennis court request by the resident.

#### Original Carrollwood Park Chair Lavisky

- Trustee Lavisky: nothing to report for OCP.

#### White Sands Beach Chair Shidler

- Lab results from the swim side are good.
- Water levels are still very low at WSB.
- Trustee Shidler addressed the issue with the security guard again. He thinks there are two steady guards that do a wonderful job, and they are very consistent. But now, there's been a different guard and more complaints. His main contact at the company has not been able to help, so he will escalate the issues with the manager. It's been one of the best guard services we've had, but with time, employees change. This company said they will do their best to have the same guards assigned to our site.
- Treasurer Georgiades asked about what can be done with enforcement of dogs at White Sands Beach. For example, Publix has signs that dogs are not allowed in shopping carts. Trustee Shidler said there's not much that can be done, the Sheriff's office can't be called, all we can do is ask residents to obey our rules, others do not want to be on the lake shoreline where dogs have gone to the bathroom.
- Trustee Shidler said that over the years he has addressed so many issues and concerns. He's talked to residents and nonresidents about the rules and supporting them. The bottom line is that we can't please everyone and all we can do is try to improve and make changes along the way as needed.

#### Scotty Cooper Park Chair Griffie

- Not present

#### Grounds Chair Seeley

- Trustee Seeley would like to complete the projects of increasing the concrete block wall height at WSB before the 4<sup>th</sup> of July community event.

#### Community Development Chair Jared Brown

- Nothing to report.



**CCA Liaison:**

- Nothing to report.

**8. Other Business**

- Reopened Public Comment.
- There was a comment about algae in Lake Carroll from a resident. Margaret Rush, the resident volunteer who draws the water samples and delivers to the lab, contacted the Environmental Protection Commission, and reported that it is an algae bloom and naturally occurring. Fertilization can cause this. The storm drain runoff also contributes to the algae bloom.

**9. Adjournment**

- **Motion** by Trustee Jared Brown to Adjourn
- Motion Seconded by **Trustee Shidler**
- **Vote:** 8-in favor – 0-opposed
- Time: 7:57pm

*Meeting minutes recorded by Secretary Taylor*

**Carrollwood Recreation District Board  
Executive Committee Meeting &  
Regular Meeting Minutes  
April 8, 2024 – Board Approved**

THESE MEETING MINUTES ARE NOT A WORD FOR WORD TRANSCRIPT OF WHAT WAS SAID. THE NOTES CAPTURE THE ESSENCE AND MEANING OF THE MEETING DIALOGUE WHILE TRANSCRIBING EXACT PHRASING AS CLOSELY AS POSSIBLE.

**1. Executive Committee Meeting**

- Review & make corrections to the March 11, 2024, regular meeting minutes.
- Review & finalize the April regular meeting agenda items.

**2. Regular Meeting**

- President Mark Snellgrove called the regular meeting to order at 6:30pm.

**3. Roll Call**

- |                      |  |             |
|----------------------|--|-------------|
| • Mark Snellgrove    | President                              | Present     |
| • Dr. Anna Brown     | Vice President Rec Center/Tennis Chair | Present     |
| • Mark Georgiades    | Treasurer                              | Present     |
| • Kristy Taylor      | Secretary                              | Present     |
| • Jared Brown        | Community Development Chair            | Present     |
| • Jack Griffie       | Scotty Cooper Park Chair               | Not Present |
| • Matthew J. Lavisky | Original Carrollwood Park Chair        | Present     |
| • Dan Seeley         | Grounds Chair                          | Not Present |
| • Kevin Shidler      | White Sands Beach Chair                | Not Present |

**4. Determination of Quorum**

- Meeting started at 6:30pm.
- Yes: six trustees present.

**5. Public Comment**

- Brian Hughes: Resident from Lipsey Road
  - The cul-de-sac in front of his house has a weed infestation. He said his cul-de-sac on Lipsey is being neglected and requested that the weed problem be addressed.
  - He said the palms are okay and thinks the main community entrance and other areas throughout the community looks great, but not on Lipsey Road in front of his house.
- President Snellgrove will pass this over to grounds chair Trustee Seeley for review.
- Public comment closed at 6:32pm.

## 6. Motion to Approve the Consent Agenda

- Trustee Jared Brown made a motion to approve.
- **Motion** Seconded by **Trustee Lavisky**
- **Vote:** 6-in favor – 0-opposed

## 7. Regular Agenda Items

### Treasurer Georgiades

- Committee Chairs need to submit their requested budgets as soon as possible.
- A draft budget will be provided at the May 13<sup>th</sup> board meeting.
- It is essential that we have a board quorum at the June 10<sup>th</sup> public hearing to adopt the FY 2024-2025 budget.
- Treasurer Georgiades doesn't foresee any need to raise taxes. The FY 2024-2025 budget will be based on an \$800 tax assessment per OC home.
- President Snellgrove reported that the roof repairs have been completed.
- Trustee Dr. Brown requested that a long-term plan be discussed on future projects. We need to look at other building and maintenance needs for the other properties, so we stay ahead of the needs and plan for future expenses. Also, long-term planning for trees and landscaping.

### President Snellgrove

- Upon the recommendation of Trustee Lavisky, the umbrella policy limits are being reviewed.
- Trustee Lavisky is researching tort immunity and property attachment.
- Trustee Lavisky attended the March & April CCA meeting to address his concerns. The concern is that three of the four community properties are owned by the CCA board.
- Both the CRD & CCA are named insured on the same general liability policy.
- Trustee Lavisky is waiting for the CCA Board to consult with their general counsel.
- There are concerns that the current umbrella limits are insufficient.
- The current umbrella policy might have to be canceled and a new umbrella policy written.

### Recreation Center/ Tennis Chair Dr. Anna Brown

- Trustee Dr. Brown will work with Trustee Lavisky on other maintenance needs on properties and plan for long-term future work.

### Original Carrollwood Park Chair Lavisky

- Trustee Jared Brown recommended that the playground equipment be included in the annual park pressure washing.

#### White Sands Beach Chair Shidler

- Not present
- President Snellgrove reported that the monthly lab results from the swim side look good.
- There was an online Facebook complaint about the guard and not allowing a resident access because they were not listed in the community directory, however the guard did an excellent job, a Hillsborough County Sheriff's deputy was present and witnessed the incident, supporting the guards position. There are procedures in place to safeguard all residents.
- If a resident doesn't want to be in the printed directory, then they need to let Janet in the business office know.
- Trustee Dr. Brown recommended that we purchase a portable pop-up tent for the guard to have a shaded area.

#### Scotty Cooper Park Chair Griffie

- Not present.
- Trustee Jared Brown recommended that the playground equipment be included in the annual park pressure washing.

#### Grounds Chair Seeley

- Not present

#### Community Development Chair Jared Brown

- Trustee Jared Brown asked if new updated playground equipment, like a rock-climbing wall, could be considered in the upcoming budget planning process for FY 2024-2025.

#### CCA Liaison:

- Not present.

### 8. Other Business

- Public comment reopened: no residents in attendance.
- No other business.

### 9. Adjournment

- **Motion** by Treasurer Georgiades to Adjourn
- Motion Seconded by **Trustee Brown**
- **Vote:** 6-in favor – 0-opposed
- Time: 7:12pm

# Carrollwood Recreation District

## Proposed Budget

### October 2024 - September 2025

Assessment Rate: \$800 per OC Home

June 10, 2024 Public Hearing

	<u>Total</u>
<b>Income</b>	
<b>GENERAL</b>	
605 Rec Center Room Charges	24,000.00
610 Interest	10,000.00
615 Special Assessments	664,000.00
616 Special Assessments - Reserve Fund Replenish	50,000.00
620 Other	10,000.00
<b>Total Income</b>	<b>\$ 758,000.00</b>
<b>Expenses</b>	
<b>03 PRESIDENT</b>	
820 Contingency & Other President	11,000.00
825 Gatekeeper Service	4,000.00
830 Insurance - Bonds	250.00
835 Insurance - Officer D&O	7,000.00
845 Insurance - Prop/Liab/Umbrella	65,000.00
850 Insurance - Workers Comp	3,000.00
870 Operating Supplies	9,000.00
900 Professional Services	7,000.00
915 Cleaning Contract	8,000.00
960 Utilities - TECO	18,500.00
965 Utilities - Trash	3,000.00
970 Utilities - Water	11,500.00
<b>Total 03 PRESIDENT</b>	<b>\$ 147,250.00</b>
<b>05 TREASURER</b>	
805 Accounting-Bookkeeper	10,000.00
810 Accounting - Auditing	10,000.00
815 Accounting - Bank Charges/Fees	250.00
875 Board Fee - State	175.00
910 Property Taxes - Non-Ad Valorem	500.00
920 Rent/Leases - CCA	52,000.00
<b>Total 05 TREASURER</b>	<b>\$ 72,925.00</b>
<b>07 WHITE SANDS BEACH</b>	
855 Lake Testing	300.00
924 Repairs & Maint WSB	15,000.00
940 Guard Service WSB	75,000.00
985 Capital Improvements WS Beach	65,000.00

<b>Total 07 WHITE SANDS BEACH</b>	<b>\$ 155,300.00</b>
<b>09 SCOTTY COOPER PARK</b>	
925 Repairs & Maint SCP	10,000.00
986 Capital Improvements SCP	12,000.00
<b>Total 09 SCOTTY COOPER PARK</b>	<b>\$ 22,000.00</b>
<b>11 ORIGINAL CARROLLWOOD PARK</b>	
926 Repairs & Maint OCP	14,000.00
987 Capital Improvements OCP	7,000.00
<b>Total 11 Original Carrollwood Park</b>	<b>\$ 21,000.00</b>
<b>13 TENNIS</b>	
927 Repairs & Maintenance Tennis	5,000.00
<b>Total 13 TENNIS</b>	<b>\$ 5,000.00</b>
<b>15 RECREATION CENTER</b>	
865 Office Supplies Rec Center	4,000.00
885 Payroll Taxes	4,000.00
890 Pest Control Rec Center	1,000.00
895 Postage	500.00
928 Repairs & Maint Rec Center	18,000.00
930 Salary - Maintenance	21,000.00
935 Salary - Office	22,000.00
936 Travel - Mileage Reimbursement	925.00
941 Security Monitoring Rec Center	4,000.00
950 Telephone	3,000.00
988 Capital Improvement Rec Center	0.00
<b>Total 15 RECREATION CENTER</b>	<b>\$ 78,425.00</b>
<b>17 GROUNDS</b>	
860 Landscaping Monthly	85,000.00
929 Repairs & Maint Grounds	45,000.00
955 Tree Trimming	30,600.00
990 Capital Improvements - Grounds	34,500.00
<b>Total 17 GROUNDS</b>	<b>\$ 195,100.00</b>
<b>19 COMMUNITY DEVELOPMENT</b>	
989 Capital Improvements Comm Dev	11,000.00
<b>Total 19 COMMUNITY DEVELOPMENT</b>	<b>\$ 11,000.00</b>
<b>Total Expenses</b>	<b>\$ 708,000.00</b>
<b>Total Income</b>	<b>\$ 758,000.00</b>
<b>Excess Income Over Expenses</b>	<b>\$ 50,000.00</b>