

CDD NEWSLETTER



TARA COMMUNITY DEVELOPMENT DISTRICT 1, 7340 TARA PRESERVE LANE, BRADENTON, FL 34203

[HTTP://WWW.TARACDD.ORG/](http://www.taracdd.org/), EMAIL: SEAT2@TARACDD.ORG, 941-756-2416

About The Pool

The Community Pool is a feature of the Preserve at Tara along with the Pickleball courts, Tennis court and Community Center. All are maintained by your Community Development District.

Keeping the pool clean and operating properly is a function of a contracted commercial pool cleaning company and too equipment such as pumps and filters. Additionally, heating of the pool is accomplished by solar equipment on the roof of the Community Center as well as supplemental gas heaters which heat the Spa and pool when solar alone will not keep the pool to the adjusted temperature.

Unlike the pool equipment you may be familiar with for your personal pool, commercial pool equipment is far more complex and in the past has always been housed in some sort of building. In the case of the Community Center pool, the equipment is kept in a side room of the Community Center itself. This arrangement has in the case of the Community Center caused a constant hum of the electric pumps to be heard in the Center. And too, should there be a leak, the potential for flooding the entire Community Center is a real threat. In the past 12 years, this has happened a total of 10 times, and resulted in the CDD spending money to clean up.

At the October meeting of the CDD Board of Supervisors, a presentation was given by Assistant Secretary, John Schmidt providing alternatives to this problem. Mr. Schmidt citing research by Field Manager, Jim Kaluk, provided a detailed Microsoft PowerPoint presentation of the history of the problem, and 3 alternatives calculated to alleviate the flooding problem. The PowerPoint presentation is available in pdf format on the CDD Website:
<http://www.taracdd.org/>.

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Mr. Schmidt cited three alternatives:

1. Bevel the floor and tile the entire existing equipment room.
2. Build a stand-alone pool equipment house and move the equipment to the house.
3. Install a fiberglass rectangular box called a Vak-Pak which would house the pool equipment.

Options 2 and 3 would move all equipment out of the Community Center where the existing space could be used for other purposes and alleviate the previous flooding problems

After the presentation, and a walk around by the entire audience as well as Supervisors, further discussion lead to the decision to look into the Vak-Pak solution. Mr. Schmidt and Mr. Kaluk were instructed to seek out additional information and formal proposals and report back to the CDD Board at its next meeting on November 24th at 9:AM in the Community Center.

Supervisor Beth Bond Resigns:

Coming as a shock to the entire assembly Ms. Bond resigned her position as CDD Supervisor as of the closing of the CDD Meeting on October 27th. Expressing her belief that after 5 years on the Tara Master Association Board of Directors, as well as acting as Chairman, and more than 4 years on the CDD Board of Supervisors, where she also served as Vice Chairman, she wished to spend time in other pursuits. Ms. Bond was instrumental in CDD matters in regards to working diligently on

Contracts for Landscaping, Pond Maintenance, and negotiations with the Company providing District Management Services to the CDD. She was well versed in pond water quality issues and took the lead in insuring our retention ponds were maintained properly. She was instrumental in the interior painting and art work within the Community Center and led the discussion and decision to place Pickleball courts in the place of one tennis court. She will be missed.

Pickleball comes to the Preserve:

What is Pickleball?

Pickleball is a paddle sport played with a whiffle ball on a badminton-sized court and a tennis-style net. A non-volley zone (or kitchen) prevents volleys close to the net, and the serving team cannot volley the return of serve. These unique rules favor players with less mobility and allow senior players to compete successfully with younger competitors.

Pickleball is enjoyed by people of all ages and athletic abilities thanks to its ease of play and straightforward rules. The sport is inexpensive, social and healthy, and has been widely accepted in school gyms, fire stations, community centers, local parks, athletic clubs and thousands of backyard sports courts. In some ways, it's a combination of tennis and badminton, and along with sports such as table tennis and racquetball, pickleball has exploded in popularity. Thousands of pickleball courts have been built in recent years, especially in senior communities.

These areas have benefited from increased comradery amid peers since both doubles and singles can be played. Doubles involve longer rallies, lower physical demands and more opportunities for court banter. Though easy to learn, pickleball provides endless opportunity for individual improvement and learning subtle techniques.

Many players who initially dismiss the sport as amateurish, simplistic or noisy now find it addicting. Like golf, many fans play several hours a day either indoors or outdoors.

Pickleball requirements are fairly minimal when it comes to equipment. Paddle faces are made of wood, composites or graphite. Overall, paddles are roughly 8" wide and 15" long with hard, smooth surfaces. Balls are made of hard plastic with holes and are similar in size to baseballs. Nets are 34" high in the center. Courts are 20 feet wide and 40' long. Four Pickleball courts can fit in the same area used for a single tennis court.

Pickleball is an inclusive, accessible, non-elitist sport that transcends social and economic barriers. Playing styles vary widely, even at the highest levels. Many top players have no past racquet or paddle sport experience and have limited athletic abilities. Pickleball is easy to begin but difficult to master. Grab a paddle and give it a try

There are two Pickleball courts next to the Tennis Court which is near the Community Center. Equipment is easily purchased on the internet, or can be found in some sports stores in the area and even in the Wal-Mart on SR-64. Play requires proper attire as well as tennis sneakers. People wishing to observe how the game is played may wish to observe players commonly on the court on Monday, Wednesday and Saturdays at 8:AM.

CDD Redesigns Web Site:

In an effort to provide up-to-date information regarding the Community Development District as well as links to Community Services, Manatee County and other sites of interest, the CDD has redesigned the CDD Website.

The site, provides up to date information as decreed by the Florida State Legislature.

CDD Investigates Grass Carp:

The Board is investigating a solution to an ongoing problem with the ponds in the Preserve. Some of the ponds are clogged by a submersed perennial herb called hydrilla. The plant can grow an inch a day and reduces water oxygen levels and provides a breeding ground for mosquitoes.

Working with our pond maintenance contractor, Aquatic Systems, Inc., a design for a gate to be placed at the overflow of some ponds has been approved by the Southwest Florida Water Management District and the Florida Fish and Wildlife Conservation Commission. The purpose of this gate is to insure that when a grass carp is introduced to a pond, that the fish remains in that specific pond. The grass carp, also known as the white amur, is a vegetarian fish native to the Amur River in Asia. Because this fish feeds on aquatic plants, it can be used as a biological tool to control nuisance aquatic plant growth. These fish have been neutered and cannot reproduce.

A permit is required to introduce the fish into ponds in Florida from the Florida Fish and Wildlife Conservation Commission. When we receive the permit, the fish will be introduced gradually into the specific ponds in the Preserve requiring this treatment.

Policy Covering CDD Tree

Trimming and Root Growth:

The CDD Field Manager has received a large number of calls concerning the trimming of trees and a new problem, the growth of roots moving onto owner's property. The following policy relates only to trees that are either owned by the CDD or maintained by the CDD on land that the CDD maintains via easement.

The CDD will not trim trees or cut back roots for which it is responsible. Certain case-by-case exceptions to this rule may apply regarding dead trees or trees that represent a clear danger of falling, for example. Residents wishing to trim or cut back trees or roots of trees that are indeed maintained by the CDD may at their own expense trim or cut roots back to their property line. Under no circumstance are residents permitted to trim or cut roots back to the trunk of the tree if the tree is located on CDD property.

Residents may contact the Field Manager to determine ownership of trees in the Preserve.

Branch-Trimming Rights

If limbs or branches belonging to a neighbor's tree extend over your property line, you are legally allowed to trim the areas hanging over your property. To trim them, however, you must stay on your own property -- no going over to the neighbor's yard for a better angle when cutting.

Stipulations

Even though you are legally allowed to trim parts of the tree hanging over your property, you may not damage the tree in any way -- for instance, causing harm to the trunk that results in the tree dying. If you do cause irreparable damage to the tree, you are legally liable for up to triple the value of replacing the tree.

Who Is Responsible?

If you trim the branches and limbs from the tree, you're responsible for discarding them in the manner recommended in your locality, such as placing them out for curbside pickup. The tree-owning neighbor is not responsible for the debris resulting from trim work you've undertaken on your side of the property line.



Tara Community Development District 1
7340 Tara Preserve Lane
Bradenton, FL 34203



CDD Resident

TARA CDD 1

7340 Tara Preserve Lane
Bradenton, FL 34203

PHONE:

941-756-2416

FAX:

941-756-2416

E-MAIL:

Seat2@taraCDD.org

We're on the Web!

Visit us at:

<http://www.taracdd.org/>
