MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

TARA

COMMUNITY DEVELOPMENT DISTRICT 1

PLEDGE OF PUBLIC CONDUCT
WE MAY DISAGREE, BUT WE WILL BE RESPECTFUL OF ONE ANOTHER
WE WILL DIRECT ALL COMMENTS TO ISSUES
WE WILL AVOID PERSONAL ATTACKS

The regular meeting of the Board of Supervisors of the Tara Community Development District 1 was held on Tuesday, March 26, 2019 at 9:00 a.m. at the Tara Community Center, located at 7340 Tara Preserve Lane, Bradenton, Florida 34203.

Present and constituting a quorum:

Darby Connor                      Board Supervisor, Vice Chairman
Joe Mojica                        Board Supervisor, Assistant Secretary
Barbara Linden                    Board Supervisor, Assistant Secretary

Also present were:

Angel Montagna                   District Manager, Rizzetta & Company, Inc.
John Vericker                     District Counsel, Straley & Robin
Rick Schappacher                 District Engineer, Schappacher Engineering
Scott Green                      Field Services Manager, Rizzetta & Company, Inc.
Sarah Bowen                      Representative, Aquatic Systems, Inc.
Chris Byrne                      Representative, Vertex Water Features
Dana Bryant                      Representative, Sunrise Landcare

Audience:                        Audience Present

FIRST ORDER OF BUSINESS          Call to Order

Ms. Montagna called the meeting to order and conducted roll call.

SECOND ORDER OF BUSINESS         Pledge of Allegiance

Ms. Montagna led all those present in the Pledge of Allegiance.
THIRD ORDER OF BUSINESS

Adoption of Agenda

On a Motion by Ms. Linden, seconded by Mr. Connor, with all in favor, the Board of Supervisors approved the meeting agenda as presented for Tara Community Development District 1.

FOURTH ORDER OF BUSINESS

Audience Comments

Ms. Montagna opened the floor for audience comments. Barbara Pfaff expressed her concerns regarding the community. Attached as (Exhibit “A”). Ada Mojica spoke regarding a lack of response to questions and concerns.

Ms. Montagna stated that she had received a resignation letter from Gene Rado. Attached as (Exhibit “B”). She asked the Board for a motion to accept the resignation letter.

On a Motion by Mr. Darby, seconded by Ms. Linden, with all in favor, the Board of Supervisors accepted the resignation letter from Gene Rado for seat #2 for Tara Community Development District 1.

FIFTH ORDER OF BUSINESS

Staff Reports

A. Aquatics & Landscape Report

Ms. Bowen presented and reviewed the Aquatics Report dated February 6, 2019.

Mr. Byrne reviewed the proposal for pond aeration. Attached as (Exhibit “C”). The Board decided to table this item until their budget workshop.

Ms. Bowen presented Aquatic System’s planting proposal for Pond #19 and 33.

On a Motion by Ms. Linden, seconded by Mr. Mojica, with all in favor, the Board approved Aquatic Systems’ planting proposal for Pond #19 and 33 ($974.00) for the Tara Community Development District 1.

Ms. Montagna presented the Landscape Report for March 2019. There were no questions.

Mr. Bryant reviewed the soil samples with the Board. A discussion ensued.

On a Motion by Mr. Connor, seconded by Ms. Linden, with all in favor, the Board approved the removal of three (3) Hollies and replace them with three (3) Crepes ($205.00) for the Tara Community Development District 1.
B. Field Manager Report
The Board reviewed the Field Manager Report. The Board requested that Mr. Smith chain the pool and doors to the Community Center for two weeks starting March 18th while the Community Center roof is being done.

C. District Counsel
Mr. Vericker gave the Board an update on the Golf Course letter. It was stated that the Golf Course is allowing camping on Golf Course property that backs up to Aviary Court backyards. Ms. Montagna will reach out to the residents.

D. District Engineer
No report.

E. District Manager
Ms. Montagna announced that the next meeting will be held on April 23, 2019 at 9:00 a.m. She stated that the Board would be holding a budget workshop on April 5, 2019 at 10:00 a.m.

A discussion ensued regarding the “No Fishing” sign replacements. The Board stated that they would discuss the “No Fishing” sign replacements at their budget workshop.

SIXTH ORDER OF BUSINESS
Discussion Regarding ADA Website Proposal
Ms. Montagna stated that there wasn’t on update on this item at present.

SEVENTH ORDER OF BUSINESS
Presentation of Audit for Fiscal Year Ended 9-30-18
Ms. Montagna presented the Audit for Fiscal Year ended September 30, 2018. She stated that the audit was a clean audit.

On a Motion by Mr. Mojica, seconded by Mr. Connor, with all in favor, the Board accepted the Audit for Fiscal Year Ended 9-30-18 as presented for the Tara Community Development District 1.

EIGHTH ORDER OF BUSINESS
Consideration of the Minutes of the Board of Supervisors’ Meeting held on February 26, 2019
Ms. Montagna presented the minutes of the Board of Supervisors’ meeting held on February 26, 2019. The Board requested a couple of revisions to the meeting minutes.
On a Motion by Mr. Connor, seconded by Ms. Linden, with all in favor, the Board approved the minutes of the Board of Supervisors’ meeting held on February 26, 2019 as amended for the Tara Community Development District 1.

NINTH ORDER OF BUSINESS  
Consideration of Operation and Maintenance Expenditures for February 2019


On a Motion by Ms. Linden, seconded by Ms. Linden, with all in favor, the Board approved the Operation and Maintenance Expenditures for February 2019 ($48,736.38) as presented for the Tara Community Development District 1.

TENTH ORDER OF BUSINESS  
Supervisor Requests

Ms. Montagna asked if there were any Supervisor requests. Mr. Mojica requested reports from Scott Smith and Gregg Gruhl. Attached as (Exhibit “D”).

Ms. Linden stated that she would like to hold the Policies and Procedures at a workshop following the Board meeting on May 28th. Ms. Montagna will send the most current rules and procedures to the Board members.

ELEVENTH ORDER OF BUSINESS  
Adjournment

Ms. Montagna stated that if there was no further business to come before the Board then a motion to adjourn would be in order.

On a Motion by Mr. Mojica, seconded by Ms. Linden, with all in favor, the Board adjourned the meeting at 10:39 a.m. for the Tara Community Development District 1.
Exhibit A
My name is Barbara Pfaff, I reside on Tailfeather Way. I would like to address some of the issues discussed by members of the Board at the Jan and February meetings.

Specifically: The discussion regarding volleyball in the pool began because Ms Linden and Mr Connors stated that they had had complaints about the use of the pool for Volleyball. Neither Ms Linden nor Mr. Connor provided names or specifics because they admitted that they did not follow their own procedure and obtain the concerns in writing. While Mr. Connors and Ms. Linden were unable or unwilling to name their source, I stand here and give my name and address. Mr. Bartolomeo sited safety and liability concerns because he compared hanging on to the bumpers of cars and being dragged around the snow with adults playing an organized sport. The biggest safety concern in the pool is the lack of a lifeguard. If a child drowns, sustains and injury on the deck because of running or reckless play, or a diver breaks his neck, you will have real trouble. I have seen both unattended children in the pool and divers. But thanks to Mr. Bartolomeo, Mr. Connors and Ms. Linden no one will be inconvenienced by residents having fun in the pool or hurt by a 2 oz plastic ball.

It was clear to me and many others in the audience that the decision regarding the volleyball at the January meeting was made long before the meeting. Volley ball had not been on the agenda, there was no discussion of it at the November CDD meeting, and as there was no meeting in December, how did Ms. Linden know to come prepared with a written motion which Mr. Bartolomeo quickly seconded. And why did Mr. Bartolomeo investigate pool usage for volleyball? He cited public pool recommendations. Is our pool public?

I am also saddened that the board abdicated its responsibility with regard to field management and the running of the CDD meetings. Having said that, I would like to voice my belated thanks and that of many in the community to Jim Kaluck for a job well done. I would also like to welcome Duane and wish him well.

Lastly, I would reiterate my concern that board members do not participate in community activities and do not support the golf course. I hope that the board will encourage community activity when they have their promised workshop. I would also ask that they post the time and place of the “workshop” so that interested residents can attend.

Respectfully submitted.
Exhibit B
March 22, 2019

To:       Angel Montagna
           Darby Connor
           Joe Mojica
           Barbara Linden
           Joe DiBartolomeo

Effective immediately, I am resigning from the CDD Board of Directors.

It has truly been a pleasure working with all of you. While at times we have disagreed and even argued, for the most part I have really enjoyed my time on the Board.

I have been experiencing some health issues and do not feel it is fair to you or the Community that I will not be able to give it my all. I was told originally that the job would take about two hours per week. I can tell you I have spent at least 10-20 hours a week and many more during peak times.

I ran for the Board because I thought we needed some real change. Over the past two and a half years real positive changes have been made and pretty much all the major issues that were problems a few years ago have been addressed and resolved.

We hired a new landscape company who has corrected many of the deficiencies we were facing two years ago. They re-sodded Tara Boulevard and have already cut back almost all the encroachment which engulfed the Community.

The ponds are currently properly addressed with solutions implemented and will continue.

I believe we have addressed all the major concerns that have plagued the CDD for years. The next few years should be predominately maintenance. Major spending does not seem necessary. Because of this, projects budgeted should be budgeted at reasonable financial levels.

I am very happy with our current Board and feel that they will continue to serve the Community wonderfully. Angel, of course, will be there to guide you and she is very, very capable of doing so.

I especially would like to thank Angel for her guidance, help and education to me over the past few years.

I wish you all the best in the future and am available, if for any reason, anyone needs to ask questions or seek advice.

All my best to all of you,

Gene Rado
Exhibit C
**Vertex Water Features**

2100 N.W. 33rd Street  
Pompano Beach, Florida 33069  
www.vertexwaterfeatures.com

---

**Aerator System Agreement - Installed.**

**Ms. Angel Montagna**  
Tara CDD  
c/o Rizzetta and Company  
7340 Tara Preserve Lane  
Bradenton, Florida 34203  
(813) 933-5571  
amontagna@rizzetta.com

**Date of proposal:** March 7, 2019  
**CB-AO**

*See Attached Technical Specifications.*

**TAX EXEMPT:** Please provide a copy of your Tax Exemption Certificate.  
We are pleased to quote special pricing below and reserve the right to “progress bill”.

<table>
<thead>
<tr>
<th>Quantity</th>
<th>Description</th>
<th>Amount</th>
</tr>
</thead>
</table>
| **Site #18**  
1 | AIR 2 Aeration System Wired 115 Volt  
Includes 425 Feet of BottomLine™ Weighted Supply Tubing.  
Includes Compressor Cabinet Sound Kit  
Includes 20 Feet of Trenching  
*(Additional trenching will be priced per foot)* | $3,855.93 |
| **Site #42**  
1 | PondLyfe 2 Aeration System Wired 115 Volt  
Includes 275 Feet of BottomLine™ Weighted Supply Tubing.  
Includes 20 Feet of Trenching  
*(Additional trenching will be priced per foot)* | $2,639.88 |
| **Site #44**  
1 | PondLyfe 3 VBS Aeration System Wired 115 Volt  
Includes 650 Feet of BottomLine™ Weighted Supply Tubing.  
Includes 1 Remote Valve Box  
Includes 100 Feet of 1” PVC Pipe  
Includes 20 Feet of Trenching  
*(Additional trenching will be priced per foot)* | $4,563.85 |

Customer has chosen color of system to be Garden.

Total Due Net 30 Days  
$11,059.66  
TAX EXEMPT

---

**Terms & Conditions of Aeration Agreement**

The above price is effective for 6 months from the date of this proposal.  
*If you are tax exempt, please attach a copy of your Tax Exemption Certificate with contract.*

Terms:

1. If Buyer does not directly own the areas and equipment where services are to be provided, Buyer warrants and represents that he has control of these areas and equipment to the extent that he may authorize the specified services and in the event of dispute of ownership agrees to defend, indemnify and hold Seller harmless for the consequences of such services.
Aeration Maintenance Agreement

This Agreement made the date set forth below, by and between Vertex Water Features, a Florida Corporation, hereinafter called "Vertex", and

Ms. Angel Montagna
Tara CDD
c/o Rizzetta and Company
7340 Tara Preserve Lane
Bradenton, Florida 34203
(813) 933-5571
amontagna@rizzetta.com

One-Year Agreement - Automatic Renewal
Semiannnual Visits

Start Date: ___________________________

hereinafter called "Customer". The parties hereto agree as follows:

1. Vertex agrees to perform aerator maintenance in accordance with the terms and conditions of this Agreement at the above-named site.

2. SEMIANNUAL (2) maintenance visits, as required (approximately once every 180 days).

3. CUSTOMER agrees to pay Vertex, its agents or assigns, the following sum for aerator maintenance:

Three (3) Vertex Aeration Systems: $415.00 Semiannnually
Site #18: One (1) AIR 2
Site #42: One (1) PondLyfe 2
Site #44: One (1) PondLyfe 3 VBS
Includes Management Reporting

TAX EXEMPT

Our service includes the maintenance of the following:

<table>
<thead>
<tr>
<th>Compressor Services</th>
<th>QuietAir™ Cabinet Services</th>
</tr>
</thead>
<tbody>
<tr>
<td>Replace compressor head gasket, piston cups and/or vanes, as needed to maintain required air volume &amp; pressure output.</td>
<td>Inspect and lubricate cooling fan.</td>
</tr>
<tr>
<td>Adjust air manifold and pressure relief valves to insure optimal performance.</td>
<td>Remove excessive grass/weed growth from around compressor cabinet(s) to maintain optimal air flow and operating temperatures.</td>
</tr>
<tr>
<td>Replace external air filter twice per year.</td>
<td>Application of fire ant bait around cabinet, if necessary.</td>
</tr>
<tr>
<td>Replace internal air filters once per year.</td>
<td>Clean cabinet interior.</td>
</tr>
<tr>
<td>Clean muffler assembly and filter.</td>
<td>Lubricate cabinet hinges and barrel lock.</td>
</tr>
<tr>
<td>Check and adjust compressor, CFM and PSI calibrate pressure relief valve.</td>
<td>Test and reset GFI circuitry.</td>
</tr>
</tbody>
</table>

AirStation™ Diffuser Services | BottomLine™ Air Line Services |
<table>
<thead>
<tr>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Flex clean and adjust each AirStation™ diffuser assembly, for proper air flow and optimal performance.</td>
<td>Inspect and repair, airline supply tubing and fittings.</td>
</tr>
</tbody>
</table>

No parts or special repairs are included in our service other than those parts specified above. Additional repairs will be invoiced separately.

By charging for maintenance, Vertex does not assume responsibility for parts failure and repair costs not covered above.

The above price is effective for 6 months from the date of this proposal.

Tax Exempt. If you are tax exempt, please provide a copy of your Tax Exemption Certificate.

1. If CUSTOMER requires Vertex to enroll in any special third-party compliance programs invoicing or payment plans that charge Vertex, those charges will be invoiced back to CUSTOMER.

2. This transaction is subject to the terms and conditions quoted below, notwithstanding any conflicting provisions submitted by BUYER.

3. This Agreement shall have as its effective date the first day of the month in which services are first rendered to CUSTOMER. If this maintenance agreement is part of a corresponding installation agreement, the maintenance
Your Custom Vertex Aeration System Design Specifications
Lake Solutions Ver. 16  05/7/12

Customer Name: Tara CDD
Contact Name: Mr. Jim Kaluk
Site Name/Number: Site 18
Date: October 12, 2015
Vertex Biologist: Sara DeBellis

| Surface Acres:          | 2.20 |
| Perimeter Feet:         | 1,619 |
| Slope Ratio Relative to 1 | 2.0  |
| Average Center Depth:   | 18.0 |
| Average Depth:          | 12.5 |
| Circulation Constraint Percentage | 0.0  |
| Total Acre Feet         | 27.6 |
| Lake Volume (Gallons)   | 8,979,486 |
| Monthly Influent Volume (Gallons) | 0    |
| Total Volume Requiring Aeration (Gallons) | 8,979,486 |
| GPM Per AirStation      | 4,938 |
| Gallons Pumped / Day    | 14,220,168 |
| System Working Pressure (PSI) | 10.2 |
| Air Delivery Per AirStation at Depth(CFM) | 2.2  |
| Number of CoActive AirStations Specified: | 2    |
| Complete Turnovers / Day | 1.58 |

**Terminology**

- **Surface Acres:** Total Surface Acres of Entire Water Body
- **Perimeter Feet:** Distance in Feet Along The Shoreline Around the Water Body
- **Bottom Slope Ratio:** Distance in Feet From Shoreline For Each Foot Increase in Depth
- **Average Center Depth:** Average of Depth Readings in Deepest Areas
- **Average Depth:** Average Depth of Entire Lake in Feet
- **Circulation Constraint %:** Reduced Circulation Due to Narrow Lake Areas, Islands, Etc.
- **Total Acre Feet:** An Acre Foot Equals One Acre One Foot Deep
- **Lake Volume:** Volume of The Entire Water Body Expressed in U.S. Gallons
- **GPM:** Water Flowing into Lake that Requires Additional Aeration Capacity
- **Gallons Pumped / Day:** Gallons of Water Pumped Per Minute
- **PSI:** Total Gallons of Water Pumped by All AirStations Per Day
- **CFM:** Pounds Per Square Inch
- **Cubic Feet Per Minute**
- **# CoActive AirStations:** Recommended Number of AirStations For Proper Aeration
- **Turnovers / Day:** Number of Times Per Day the Entire Volume of The Water Body is Pumped From the Lake Bottom to The Lake's Surface

Vertex Water Features
2100 NW 33rd Street, Pompano Beach, Florida 33069
Tel:800-432-4302 / Fax:954-977-7877
www.vertexwaterfeatures.com
Copyright Vertex Water Features 2012
Your Custom Vertex Aeration System Design Specifications
Lake Solutions Ver. 17 May 2016

Customer Name: Tara CDD
Contact Name: Mr. Jim Kaluk
Site Name/Number: Site 42
Date: December 3, 2018
Vertex Biologist: Tamerra Jones Hering

<table>
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<tr>
<th>Parameter</th>
<th>Value</th>
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<td>Surface Acres</td>
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<tr>
<td>Slope Ratio Relative to 1</td>
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<tr>
<td>Average Center Depth</td>
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<tr>
<td>Average Depth</td>
<td>4.9</td>
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<td>Total Acre Feet</td>
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<td>Lake Volume (Gallons)</td>
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<td>Monthly Influent Volume (Gallons)</td>
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<td>Total Volume Requiring Aeration (Gallons)</td>
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<tr>
<td>GPM Per Diffuser Disk</td>
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<td>Gallons Pumped / Day</td>
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<td>System Working Pressure (PSI)</td>
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<td>Air Delivery Per Diffuser Disk at Depth(CFM)</td>
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<tr>
<td>Complete Turnovers / Day</td>
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</table>

Terminology

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- **Influent Volume**: Water Flowing into Lake that Requires Additional Aeration Capacity
- **GPM**: Gallons of Water Pumped Per Minute
- **Gallons Pumped / Day**: Total Gallons of Water Pumped by All Diffuser Disks Per Day
- **PSI**: Pounds Per Square Inch
- **CFM**: Cubic Feet Per Minute
- **# Diffuser Disks**: Recommended Number of Diffuser Disks For Proper Aeration
- **Turnovers / Day**: Number of Times Per Day the Entire Volume of The Water Body is Pumped From the Lake Bottom to The Lake's Surface

Vertex Water Features
2100 NW 33rd Street, Pompano Beach, Florida 33069
Tel:800-432-4302 / Fax:954-977-7877
www.vertexwaterfeatures.com
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Your Custom Vertex Aeration System Design Specifications
Lake Solutions Ver. 17 May 2016

Customer Name: Tara CDD
Contact Name: Mr. Jim Kaluk
Site Name/Number: Site 44
Date: December 3, 2018
Vertex Biologist: Tamerra Jones Haring

<table>
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<tr>
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<td>Average Depth</td>
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<td>Lake Volume (Gallons)</td>
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<td>Monthly Influent Volume (Gallons)</td>
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<td>Total Volume Requiring Aeration (Gallons)</td>
<td>1,147,619</td>
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<td>GPM Per Diffuser Disk</td>
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<td>Gallons Pumped / Day</td>
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<td>System Working Pressure (PSI)</td>
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<td>Number of Diffuser Disks Specified:</td>
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<tr>
<td>Complete Turnovers / Day</td>
<td>3.01</td>
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</table>

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- **Gallons Pumped / Day:** Total Gallons of Water Pumped by All Diffuser Disks Per Day
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- **CFM:** Cubic Feet Per Minute
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- **Turnovers / Day:** Number of Times Per Day the Entire Volume of The Water Body is Pumped From the Lake Bottom to The Lake's Surface

Vertex Water Features
2100 NW 33rd Street, Pompano Beach, Florida 33069
Tel:800-432-4302 / Fax:954-977-7877
www.vertexwaterfeatures.com
Copyright Vertex Water Features 2016
Exhibit D
SUPERVISORS REQUEST

I WOULD LIKE TO SEE REPORT FROM THE REGIONAL MANAGER, SCOTT SMITH AS TO WHAT HE SEE IS NEEDED TO BETTER THE COMMUNITY.

ALSO A REPORT FROM AMENITY SERVICES MANAGER, GREGG GRUHI AS TO HIS IDEAS FOR BRING DIVERSE PROGRAMS WHICH INCLUDE ACTIVITIES FOR BOTH CHILDREN AND ADULTS FOR OUR COMMUNITY.

JOE MOJICA