

# CDD NEWSLETTER



Tara Community Development District 1, 7340 Tara Preserve Lane, Bradenton, FL 34203  
<http://www.taracdd.org/>, email: [taracdds2@comcast.net](mailto:taracdds2@comcast.net), 941-756-2416

## CDD Supervisors Work to Finalize 2010–2011 Budget

Keeping their pledge to reduce CDD taxes on the residents of the Preserve, the Board of Supervisors have worked up an initial budget that once again reduces taxes by almost 5%. Reflecting on the wishes of all the Board Supervisors, Chairman Darby Connor said, "The economy is having an effect on all the residents of the Preserve and we must do our part by not raising taxes and holding down the spending by the CDD".

By law, the CDD must submit its initial budget to the Manatee County before June 15th, and then submit a finalized budget to the County no-later-than September. The final budget was approved after a public meeting on July 28<sup>th</sup>. The budget was approved by the entire Board of Supervisors.

## A Word from the Chairman

As we approach the end of our fiscal year, it is noteworthy that the Board was able to deliver a budget to the County at our July CDD meeting which represents yet another 5% reduction in CDD fees for 2010–2011. Coupled with last year's 5% reduction, this reduces CDD fees 10% over the past two years.

Other major accomplishments include completion of long range landscape projects at the entrances of Tara Preserve Lane, Wingspan Way and Tailfeather Way at Cypress Strand. These areas were planted with Holly and Crape Myrtle an Areca Palms.

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A major safety concern of our community has been the intersection of SR70 and Tara Blvd. We have lobbied County Commissioners to make this one of the first locations to have a "Red Light Camera" at this intersection. On July 28<sup>th</sup> with the help of Commissioner Donna Hayes, the BOCC voted to make Tara Blvd. and SR70 the first intersection to be completed within the next two months. This is a great tribute to the efforts of Mellissa Wandell in lobbying for this State passed bill and the support she received from State Sen. Ron Reagan.

I also want to recognize Sheila Webster and her neighbors for their "Crape Myrtle Beautification" project on Tailfeather Way from Cormorant Dr. east to the pump station. They purchased and planted 22 Crape Myrtles on CDD property with Board approval to further enhance the Preserve landscape. I also wish to thank Ada Mojica and Joe Mojica for their efforts with the Preserve sign and plantings at the corner of Tara Blvd. and Tailfeather Way. The Board encourages any residents who would like to contribute to our landscape with Board approval.

The Board will continue its efforts to reduce expenses and become even more efficient in the upcoming year to assure residents we are capable of upholding our fiduciary responsibilities to our Community.

Darby Connor Chairman TARA PRESERVE CDD #1



## Election of Supervisors

This November, during the Manatee County General Elections, three CDD Supervisor Seats will be up for election. Three individuals have registered with the County to run for the office of Supervisor. They are Beth Bonds, Joseph Mojica and Dan Powers. They are running unopposed. Since they will be running unopposed they will be declared the winner by the Director of Elections and their names will not go on the County Ballot. If they had an opponent their names would have been on the ballot and registered voters in the Preserve would have had the opportunity to vote for the candidate of their choice.

## Using CDD Facilities

The CDD maintains two tennis courts, a swimming pool and the Community Center. Residents of the Preserve have use of these facilities during posted times and in the case of the Community Center as scheduled. To use the pool and tennis court, a resident must obtain a key to gain access to the locked gates. Keys can be obtained for \$5.00 a key by personal check only. Please see our Field Manager, Gene Robinson at the Community Center, Monday thru Fridays, 9:30 - 12:00. Gene can be contacted by calling: **941-756-2416**.

The Community Center may be rented for private parties, and may be rented for commercial purposes. There is a \$50.00 charge to any resident of the Preserve wishing to use the Center for private uses. This charge applies to a 4 hour use of the Center. Free use of the Center is available to any resident or group residents (non-commercial) when the activity and invitation is published to all residents of the Preserve via Community Channels 118/796. The use of the Community Center does not include the use of the pool or tennis facilities as part of your private party.

The pool and tennis facilities cannot be rented or used for private parties.

### Tennis Court Policies:

1. Tennis courts are for use by residents of Tara Community Development District 1, and non-resident permit holders. Guests are permitted only when accompanied by a resident. Guests are limited to three (3) guests per household.
2. No user activity except tennis is permitted on the courts. Skateboards, bicycles, roller skates, radio controlled cars, etc. are not permitted on the courts or walkways surrounding the courts. Anyone found violating this rule is subject to forfeiture of his or her right to use the courts.
3. No pets are permitted on the tennis courts.
4. No food or alcoholic beverages are permitted on the courts.
5. Children under the age of 12 must be accompanied by a parent or person 18 years or older at all times.
6. Tennis shoes must be worn on the courts. Shirts must be worn at all times.
7. Courts are available on a first-come, first-served basis. There are no advanced reservations. The "holding" or "saving" of courts is expressly prohibited when/if players are waiting. Play is limited to 1 ½ hours.
8. Tennis may commence daily at dawn and may continue until 9:30 P.M. No play is permitted after 9:30 P.M.
9. Players are required to observe tennis etiquette, as well as rules of good conduct on and around the courts.
10. Both Tennis Courts close for the night at 9:30 PM



## 2010 Flu Shot Program

The CDD is pleased to announce that CVS Pharmacy will administer Flu Shots at the Community Center located at 4340 Tara Preserve Lane between the hours of 9AM and 1PM on October 14<sup>th</sup>, 2010.

The inoculation will contain the H1N1 Swine Flu immunization along with the regular flu vaccine. Keep in mind that 20% of all people will contract this ailment and the death of 36,000 US Citizens will be attributed to the Flu in the 2010–2011 Flu season.

Medicare and other insurances will be accepted. For those not having any coverage, CVS has agreed to administer the shot for \$29.95. So please participate in this community activity and keep yourself safe.

*The following is an encore presentation of this important tax reducing notice.*

## You Can Reduce Your CDD

### Taxes:

A resident of the Preserve may pay off their pro-rated share of the Bond which the CDD manages. The CDD assessment that appears on a lot owner's tax bill is made up of two components. The first component is Operations and Maintenance. This is the lot owner's share of the expenses it takes to operate and maintain the CDD and its facilities on a daily basis. The operations and maintenance component of the assessment may fluctuate from year to year as it is based upon an annually adopted budget that is subject to the changing needs of the CDD, and which may be influenced by conditions in the economy (increased fuel prices, increases/decreases from service providers, etc.). The second component is the debt service component, which refers to the debt that has been placed on the lot for re-payment of its share of the Long Term Bonds issued to fund the and/or acquisition of the CDD's facilities. The debt service amount is usually a fixed amount which will not

fluctuate from year to year. Accordingly, the principal balance of debt placed on the land/lot(s) may be paid off at any time by the owner of the land/lot(s). The exact pay off amount may be received by contacting the District's Office. If you would like to research this option further, please call CDD District Manager, Molly Syvret at (813) 933-5571 or email to: [MSyvret@rizzetta.com](mailto:MSyvret@rizzetta.com)

## Preserve is for animals too!

Did you know that the Preserve is an animal sanctuary? Yes, in fact all animals are to be afforded safe haven while in the Preserve. This means that you may not hunt, kill, or cause harm to any animal while they are in the Preserve. Fishing is catch and release.



Want your Newsletter electronically?  
Send an email to John Schmidt at  
[taracom@comcast.net](mailto:taracom@comcast.net)

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**CDD Resident**

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*We're on the Web!*

*Visit us at:*

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

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