

**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, November 26, 2013 at 10:00 a.m.** at the Tara Community Center, located at 7340 Tara Preserve Lane, Bradenton, Florida 34203.

Present and constituting a quorum:

John Schmidt	<b>Board Supervisor, Chairman</b>
Joe Mojica	<b>Board Supervisor, Vice Chairman</b>
Beth Bond	<b>Board Supervisor</b>
Mike Dyer	<b>Board Supervisor</b>

Also present were:

Matthew Huber	<b>District Manager, Rizzetta &amp; Company, Inc.</b>
Tyree Brown	<b>Operations Manger, Rizzetta &amp; Company, Inc.</b>
John Vericker	<b>District Counsel, Straley &amp; Robin</b>
Rick Schappacher	<b>District Engineer, Schappacher Engineering</b>
Jim Kaluk	<b>Field Manager</b>

Audience members	<b>Present</b>
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**FIRST ORDER OF BUSINESS**

**Call to Order**

Mr. Schmidt called the meeting to order and asked Mr. Huber to conduct roll call. Mr. Huber proceeded to perform the roll call. The Board recited the Pledge of Allegiance.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

An Audience Member commented regarding the Pepper Trees in the conservation area and encroaches on her property located at 6167 Aviary Court and provided the Board pictures for their review.

**THIRD ORDER OF BUSINESS**

**Adoption of Agenda**

The Chairman stated the Agenda will stand as presented.

On a Motion by Ms. Bond, seconded by Mr. Dyer, with all in favor, the Board adopted the Agenda as presented for the Tara Community Development District 1.

**FOURTH ORDER OF BUSINESS**

**Reading and Approval of the Minutes of the Board of Supervisors Meeting held October 29, 2013**

There were numerous changes to the meeting minutes.

On a Motion by Mr. Dyer, seconded by Mr. Mojica, with all in favor, the Board adopted the Minutes as amended of the Board of Supervisors held on October 29, 2013 for the Tara Community Development District 1.

**FIFTH ORDER OF BUSINESS**

**Consideration of the Operations and Maintenance Expenditures for the Month of October 2013**

Mr. Huber presented the Operations and Maintenance Expenditures for October 2013, advising expenditures totaled \$56,799.31. The Board requested that Aquagenix needs to provide a detailed invoice showing actual work completed.

On a Motion by Mr. Mojica, seconded by Ms. Bond, with all in favor, the Board accepted as presented the operation and maintenance expenditures for October 2013 (\$56,799.31), for the Tara Community Development District 1.

**SIXTH ORDER OF BUSINESS**

**Reports**

**Officers**

Mr. Schmidt provided an update on the pool usage by the homeowners and their appreciation of the pool.

**District Manager**

Mr. Huber stated the next regular meeting of the Board of Supervisors is scheduled for January 28, 2014 at 10:00 a.m. The Board reviewed the action item list. Mr. Huber presented the Monthly Financial Status Report to the Board. A discussion ensued. Mr. Huber presented the Arbitrage Report for the Board.

On a Motion by Ms. Bond, seconded by Mr. Mojica, with all in favor, the Board accepted the Arbitrage Report for the Tara Community Development District 1.

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**District Counsel**

Mr. Vericker presented the Contract for Professional District Services to the Board.

**District Engineer**

Mr. Schappacher presented the landscape maintenance map and exhibit to the Board.

*The meeting recessed at 11:02 a.m.*

*The meeting resumed at 11:07 a.m.*

On a Motion by Ms. Bond, seconded by Mr. Dyer, with all in favor, the Board approved the landscape maintenance exhibit as discussed allowing all areas to be maintained that have current maintenance requirements for lakes, ponds and stormwater infrastructure and removing all other areas that are not required for the Tara Community Development District 1.

**Field Manager**

Mr. Kaluk presented his report to the Board.

On a Motion by Mr. Mojica, seconded by Mr. Dyer, with two in favor, and one opposed, the Board approved to omit lights at the fountain off of Linger Lodge Road for the Tara Community Development District 1.

**SEVENTH ORDER OF BUSINESS**

**Consideration of Landscape Scope & Exhibit for RFP (under separate cover)**

Mr. Huber presented the RFP for Landscape Scope and Exhibit to the Board. A discussion ensued. Ms. Bond requested that Part 6 be amended to 1500 annuals.

On a Motion by Ms. Bond, seconded by Mr. Dyer, with all in favor, the Board adopted the RFP for Landscaping Maintenance as presented with amendments to Part 6 for the Tara Community Development District 1.

**EIGHTH ORDER OF BUSINESS**

**Consideration of Aquatic Scope and Exhibit for RFP**

Mr. Huber presented the RFP for Aquatic Scope and Exhibit to the Board. A discussion ensued.

On a Motion by Mr. Dyer, seconded by Mr. Mojica, with all in favor, the Board adopted the RFP for Aquatic Maintenance as presented for the Tara Community Development District 1.

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**NINTH ORDER OF BUSINESS**

**Appointment of Audit Committee and  
Scheduling the First Audit Committee  
Meeting**

Mr. Huber asked for a motion to appoint the audit committee and schedule the first audit committee meeting.

On a Motion by Ms. Bond, seconded by Mr. Dyer, with all in favor, the Board of Supervisors appointed the Board members as the audit committee and authorized District Staff to advertise for the First Audit Committee Meeting to be held on January 28, 2014 at 9:45 a.m. at the Tara Community Center, located at 7340 Tara Preserve Lane, Bradenton, Florida 34203 for the Tara Community Development District 1.

**TENTH ORDER OF BUSINESS**

**Consideration of Resolution 2014-03  
Authorizing District Manager to schedule  
Field Manager**

Mr. Huber presented Resolution 2014-03; authorizing District Manager to schedule Field Manager.

On a Motion by Mr. Dyer, seconded by Mr. Mojica, with all in favor, the Board adopted Resolution 2014-03 as presented for the Tara Community Development District 1.

**ELEVENTH ORDER OF BUSINESS**

**Consideration of Basic Education  
Requirements for Field Manager**

Ms. Bond requested that the Field Manager's position have a minimum requirement of an A.A., or preferred B.A. or B.S. in a related field. A discussion ensued.

On a Motion by Ms. Bond, seconded by Mr. Schmidt, with none in favor, the Board denied the additional education requirements for the Field Manager for the Tara Community Development District 1.

**TWELFTH ORDER OF BUSINESS**

**Presentation of Pool Lighting Survey**

Mr. Schappacher presented the Pool Lighting Survey to the Board. A brief discussion ensued.

**THIRTEENTH ORDER OF BUSINESS**

**Discussion on Pool Heating Policy on Cold  
Days**

Mr. Schmidt opened the discussion on the Pool Heating Policy. A brief discussion ensued. This item was tabled pending further information from Gettle's Pool.

On a Motion by Mr. Schmidt, seconded by Ms. Bond, with all in favor, the Board tabled the Pool Heating Policy pending further information for the Tara Community Development District 1.

**FOURTEENTH ORDER OF BUSINESS**

**Discussion on Clubhouse Rules & Rates**

Mr. Schmidt opened the discussion on Clubhouse Rules & Rates. A brief discussion ensued. No board action was taken.

**FIFTEENTH ORDER OF BUSINESS**

**Supervisor Requests**

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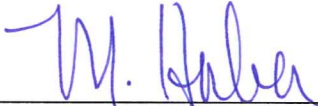
Ms. Bond inquired about the District Manager Contract and requested that the Board authorize the Chairman to execute effective January 1, 2014.

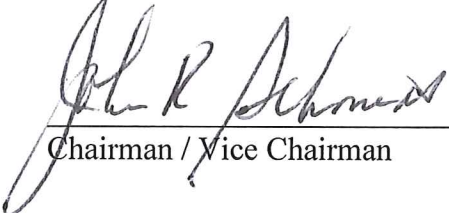
On a Motion by Ms. Bond, seconded by Mr. Mojica, with all in favor, the Board approved the contract for District Management Services with Rizzetta & Company, Inc., effective January 1, 2014 for the Tara Community Development District 1.

**SIXTEENTH ORDER OF BUSINESS**

**Adjournment**

On a Motion by Mr. Mojica, seconded by Mr. Dyer, with all in favor, the Board adjourned the Board of Supervisors' Meeting at 12:39 p.m., for the Tara Community Development District 1.

  
Secretary / Assistant Secretary

  
Chairman / Vice Chairman