

# 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 Update

By: Darby Connor – Chairman

The year comes to an end with many major accomplishments.

Phase two of three major returfing projects was just completed at the entrances to Tara Preserve Lane, Linger Lodge Rd. and sections of Tailfeather Way and the entrance across from Cypress Strand. Phase three, the last major turf project to be done next year will complete Tara Blvd. from Tara Preserve Lane to Linger Lodge, a distance of over a mile, leaving our section of Tara Blvd looking much better.

Additional major completions include refurbishing of the community pool, tennis courts, and Community Center for everyone enjoyment. The completion of these projects allows the Board of Supervisors to continue to find ways to cut costs and lower CDD fees to residents. In the past three years, the Board of Supervisors has reduced CDD fees by approximately 15%. Now that major projects left by the developer are complete, we will look to maintain our current infrastructure at a level of high quality and make sure we do not look for ways to increase it. We will focus now on maintaining what we have in order not to increase our maintenance costs in the future. We hope to reduce fees further yet in the upcoming year.

It has been a bad year for the economy, and we all hope next year will be better. The CDD will do everything in their power to control cost while keeping property levels up. We hope all will have a better 2012

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## Your 2011-2012 CDD Board of Supervisors:

Darby Connor – Chairman  
 John Schmidt – Vice Chairman  
 Dan Powers – Supervisor  
 Beth Bond – Assistant Secretary  
 Joe Mojica – Assistant Secretary

## Chairman's Update on Tara Blvd. Widening

By Darby Connor

I attended a recent Board of County Commissioners (BOCC) meeting and requested the board follow-up on their motion of June 09 to remove the Preserve section of Tara Blvd from the MPO as a candidate of north south roads to be widening. They were unaware of the lack of follow-up by the Administrator Ed Hunsaker who admitted it must have fallen through the cracks.

On yet another motion the board approved changes to remove Tara Blvd from the Metropolitan Planning Organization list so it would no longer be a candidate for widening from 2 to 4 lanes, Mr. Hunsaker was advised to follow through and make public notification for Preserve residents that have waited for two and one half years for follow-up. The motion passed 6 to 1 in favor with Commissioner Mr. Bustle against. He also elected not to meet with me back in 2009.

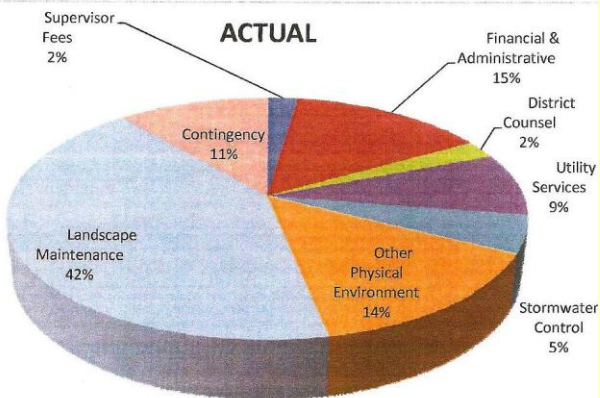
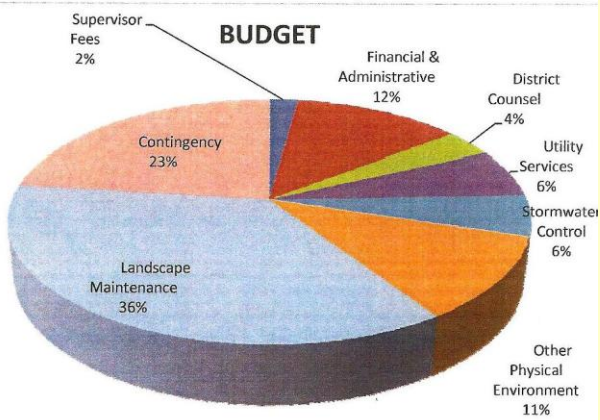
**Tara Blvd. Widening (continued)**

This is now public record and was also noted in the Bradenton Herald.

The CDD began this fight to remove it in late 08 and has stayed committed to this goal, as our residents strongly support leaving our section of Tara Blvd as is for safety and to protect our wetlands and storm water control system, keeping us out of a flood zone.

**Budget vs. Actual Results**

TARA COMMUNITY DEVELOPMENT DISTRICT  
SEPTEMBER 30, 2011  
COMPARISON OF BUDGET VS. ACTUAL



**TMA Notes:**

The following information is provided as a courtesy to the Tara Master Association located at 6602 Drewrys Bluff, Bradenton, FL.

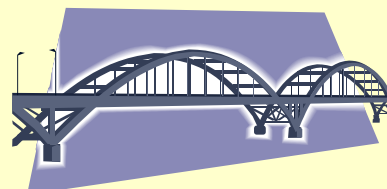
**ATTENTION ALL TARA OWNERS  
IMPORTANT SURVEY**

Several years ago TMA members were surveyed to determine whether or not they were for building the proposed bridge over the Braden River linking Honore and Tara Boulevard and creating a north-south connector between University Parkway and State Road 70.

Considerable research was done on the advantages and disadvantages of the project, which in the end did not go forward. However, the issue has been resurrected and will be considered again at a future Manatee County Commission meeting. Given the time since the last survey, the TMA Community Affairs Committee is surveying members again to determine if their views are the same as they were earlier. Please send your response to the following question to the Chairperson of the Community Affairs Committee, Sandy Gilbert, at: [sandem133@aol.com](mailto:sandem133@aol.com). (Note if you are unfamiliar with the issues and want more information before responding, you may contact Sandy at the same email address.)

What is your position on the Tara Bridge?

1. I am for the Bridge
2. I am against the Bridge



## Preserve ARC Update

**New Committee Members:** In June of this year the TMA Board approved the new members of the Architectural Review Committee. They are: Linda Hodson, Penny Latham, Mike Sherrow and Dave Woodhouse. Liz Trainor is chairperson. It is the wish of the committee to work collaboratively with the community members to insure the standards are maintained, so the Tara Preserve remains a beautiful, vibrant community.

**Meetings:** The Committee meets the 2nd Tuesday of each month at 4 PM at the Preserve Community Center. All are welcome.

**Walk Around:** In January the committee will begin a community review. Committee members will walk various neighborhoods to insure that standards are being maintained. Please feel free to contact any member of the Committee with your questions or concerns.

## CDD Negotiates Agreement with Lifestyles Family Fitness and Preserve Golf Club.

We have received many inquiries from potential buyers in the Preserve as to the availability of gym facilities at the CDD managed Community Center. The original developer did not include any gym facilities or equipment in the Preserve design. We have looked into providing equipment and found that we did not have the room, training and maintenance support to accommodate these inquires.

Your Board did however approach the management of Lifestyle Family Fitness located in the Loews Mall and they have agreed to waive Enrollment or any Processing Fees to residents of Tara Preserve. That leaves just a monthly fee. Please call Ryan at 941-758-6020 and say you are from Tara Preserve.

Negotiated rate with the Preserve Golf Club:

### Private Golf Lessons

Personalized instruction targeting your golf objectives  
Video and computer analysis included

2011-2012 Rates	Adults	Juniors
30 minute lesson	\$40	\$30
60 minute lesson	\$65	\$45
5 - 60 min lessons	\$260	\$120

Mention seeing this ad and receive \$10.00 off your first private lesson.



**Matt Carroll, PGA**  
Director of Instruction  
(941) 302-2174 cell  
matt.d.carroll@pga.com  
www.golfthepreserve.com

### Saturday Morning Clinics

Adults: 10-10:45 am / Juniors: 11-11:45 am

Cover the basic fundamentals associated with one aspect of the golf game in a group setting.  
(full swing, chipping, pitching, putting, bunkers)



See us on channel 196

## Around the Preserve Updates:

### Manatee County to upgrade Preserve Sanitary Lift Stations:

Sanitary Lift stations, found behind fences at a number of locations in the Preserve. are going to receive gas powered generators. These generators will produce electricity to run the pumps in casoced where utility electric service is temporarily not available, due to outages.

### Upgrade and Beautification of Triangle at Tara Blvd. and Tara Preserve Lane:

The triangle at the intersection of Tara Blvd. and Tara Preserve Lane will receive a new look. It received full support of the board at our last CDD meeting and was all tied together with a newly negotiated 3 year contract with Florida Lawn Pros at no additional increase in fees. This contract will, make for a total of six years (3 past years + 3 more) of fixed fees while we have added significantly to our landscape infrastructure, It will increase our annuals from 450 a year to 2000 a year at all entrances.

Supervisor Beth Bond, has taken on the project of water quality in our ponds working with SWFMUD to assure our vendor is doing everything possible to maintain a healthy storm water control system.

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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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