

**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, October 28, 2014 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>
Dan Powers	<b>Board Supervisor</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>
John Vericker	<b>District Counsel, Straley &amp; Robin</b>
Rick Schappacher	<b>District Engineer, Schappacher Engineering</b>
Jim Kaluk	<b>Field Manager</b>
Jeff Whaley	<b>Representative, Aquatic Systems</b>
Ed Coil	<b>Representative, West Bay Landscape</b>
Steve Alicky	<b>Representative, West Bay Landscape</b>
	<b>Representative, Tara Master Association</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 presented a petition signed by 178 residents stating the landscape contractor is not performing to previous standards set by previous landscape contractor.

An audience member discussed potential sign monument designs.

An audience member stated he is not satisfied with the current landscape contractor.

An audience member stated he is not satisfied with current landscape contractor and conditions of the pond.

Mr. Schmidt presented a slideshow on the tree issues and CDD ownership and responsibilities.

**THIRD ORDER OF BUSINESS**

**Adoption of Agenda**

The Chairman stated the Agenda is adopted as amended.

On a Motion by Ms. Bond seconded by Mr. Powers, with all in favor, the Board revised the agenda to add the Scheduling of Landscape Workshops for the Tara Community Development District 1.

On a Motion by Mr. Mojica seconded by Mr. Dyer, with all in favor, the Board revised the agenda to make a new item called unfinished business and place Plaques and Security Proposals under old business for the Tara Community Development District 1.

**FOURTH ORDER OF BUSINESS**

**Reading and Approval of the Minutes of  
the Board of Supervisors Regular  
Meeting held September 23, 2014**

Mr. Schmidt presented the regular meeting minutes to the Board for approval. There were several changes.

On a Motion by Mr. Schmidt, seconded by Ms. Bond with all in favor, the Board adopted the minutes of the regular meeting on September 23, 2014 as amended for the Tara Community Development District 1.

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**FIFTH ORDER OF BUSINESS**

**Consideration of the Operations and  
Maintenance Expenditures for the Month  
of September 2014**

Mr. Huber presented the Operations and Maintenance Expenditures for September 2014, advising expenditures totaled \$27,199.21. Mr. Dyer noted there is a missing charge from ADP in the amount of \$92.51, Air Clean invoice is miscoding should be A/C Maintenance not 4703, and photo reimbursement should be coded to 6401 not be 4703. Mr. Dyer noticed some differences in the Manatee County utility bill; Mr. Huber will prepare an analysis.

<p>On a Motion by Mr. Powers, seconded by Ms. Bond, with all in favor, the Board accepted as presented the operation and maintenance expenditures for September 2014 (\$27,199.21), for the Tara Community Development District 1.</p>
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**SIXTH ORDER OF BUSINESS**

**Reports**

**Officers**

No report.

**District Manager**

Mr. Huber presented the Action Item List and the Monthly Financial Status Reports to the Board. Mr. Huber stated the next regular meeting of the Board of Supervisors is scheduled for November 18, 2014 at 10:00 a.m.

**District Counsel**

No report.

**District Engineer**

Mr. Schappacher distributed Pond #4 water level report to the Board and provided an update.

*Mr. Schappacher left the meeting 11:07 a.m.*

**Field Manager**

Mr. Kaluk presented his report to the Board.

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**SEVENTH ORDER OF BUSINESS**

**Discussion of Placement of Plaques in  
Clubhouse**

On a Motion by Mr. Mojica, seconded by Mr. Schmidt, with two in favor, and three opposed, the Board did not approve moving the Plaques back to their original location at the entrance of the Clubhouse for the Tara Community Development District 1.

**EIGHTH ORDER OF BUSINESS**

**Consideration of Light Life LLC Proposal  
for Security System Upgrade**

Ms. Bond recommended tabling this item until the November 18, 2014 meeting.

On a Motion by Ms. Bond, seconded by Mr. Schmidt, with all in favor, the Board tabled the Security System Update until the November 18, 2014 meeting for the Tara Community Development District 1.

**NINTH ORDER OF BUSINESS**

**Presentation of Aquatic Monthly Report**

Mr. Whaley presented the monthly report to the Board. A discussion ensued. Mr. Whaley will make a recommendation at the November meeting for testing the new ponds.

*The meeting recessed at 11:30 a.m.  
The meeting resumed at 11:39 a.m.*

**TENTH ORDER OF BUSINESS**

**Discussion on Tara Preserve Signage**

Mr. Schmidt stated he will work with the Tara Master Association on the remodel of the Southern Entry Signs and present any associated costs to the Board at a future meeting. A brief discussion ensued.

**ELEVENTH ORDER OF BUSINESS**

**Discussion on Amenity Pool Rules (*under  
separate cover*)**

Mr. Vericker presented to the Board the Amenity Pool Rules for review and consideration at the November 18, 2014. A discussion ensued.

**TWELFTH ORDER OF BUSINESS**

**Discussion of Scheduling Landscape  
Workshops**

Ms. Bond volunteered to work with Mr. Kaluk to provide a syllabus and outline for the landscape workshops. A discussion ensued. The Board scheduled two landscape workshops for December 1, 2014 and January 20, 2015 from 9:00 a.m. to 1:00 p.m.

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**THIRTEENTH ORDER OF BUSINESS**

**Supervisor Requests**

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Mr. Schmidt notified the Board he has gone back to Gettle Pools for his personal pool at \$75.00 per month.

Mr. Dyer stated he was unhappy that the May meeting was changed.

Mr. Schmidt thanked Ms. Bond for her work on the recent changes to the Community Center.

Ms. Bonds spoke on indicators of quality Boardmanship.

**FOURTEENTH ORDER OF BUSINESS**

**Adjourned**

On a Motion by Mr. Powers, seconded by Mr. Dyer, with all in favor, the Board adjourned the meeting at 12:40 p.m. for the Tara Community Development District 1.

  
Secretary / Assistant Secretary

  
Chairman / Vice Chairman