

**MINUTES OF MEETING
K-BAR RANCH
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the K-Bar Ranch Community Development District was held on Wednesday, March 20, 2013 at 1:00 p.m. at the offices of M/I Homes, 4343 Anchor Plaza Parkway, Suite 200, Tampa, Florida.

FIRST ORDER OF BUSINESS – Roll Call

Mr. Daugirda called the meeting to order.

Present and constituting a quorum were:

Betty Valenti	Chairperson
Chloe Firebaugh	Vice Chairperson
Joe Fulghum	Supervisor
Mike Metropolis	Supervisor
Ryan Shears	Supervisor

Also present were:

John Daugirda	Manager
John Vericker	Attorney
Tonja Stewart	Engineer
Jean Rugg	DPFG
Brad Van Rooyen	HOA Manager
Carlos Torres	Austin Outdoors
Chris McGuirt	Austin Outdoors
Brain McCurrie	Resident

Mr. Daugirda established a quorum of the Board was present.

SECOND ORDER OF BUSINESS – Administration Items

A. Approval of Minutes February 20, 2013 Meeting

Mr. Daugirda stated each Board member received a copy of the minutes of the February 20, 2013 meeting, and requested any additions, corrections or deletions.

Mr. Daugirda requested a motion to approve as presented.

On MOTION by Ms. Valenti, SECONDED by Ms. Firebaugh, WITH ALL IN FAVOR, the Board approved the minutes of the February 20, 2013 meeting as presented.

B. Financial Statements as of February 2013

Mr. Daugirda reviewed the financial statement and requested a motion to approve.

A discussion was held regarding various line items.

On MOTION by Ms. Valenti, SECONDED by Ms. Firebaugh, WITH ALL IN FAVOR, the Board accepted the February 2013 financial statement.

Mr. Daugirda reviewed the January and February invoices and requested a motion to ratify. Mr. Woodville reviewed the accounting process.

In addition to receiving electronic version of Advanced Agenda Packages, Board requested hard copies of agenda packages, without backup invoices; invoices to be provided electronically only.

Following discussion,

On MOTION by Ms. Valenti, SECONDED by Ms. Firebaugh, WITH ALL IN FAVOR, the Board ratified the January and February 2013 invoices.

Discussion was held regarding approved spending authorization and emergency procedures for the pool. A resolution for the spending authorization will be presented at the next meeting for ratification.

On MOTION by Ms. Firebaugh, SECONDED by Mr. Fulghum, WITH ALL IN FAVOR, the Board approved spending authorization of \$5,000 for Chairperson and \$5,000 for the District Manager.

THIRD ORDER OF BUSINESS - Business Matters

A. Construction and Property Update

Ms. Stewart gave an update and the history of the legal description for the property to be conveyed to the District from the HOA and discussed wetland area parcel, upland habitat and the conservation area in Stone Creek Townhomes.

B. Update: Petition Expansion/Modification of District Boundaries

Ms. Stewart reported they would be removing property, adding property, adding upland habitat, cleaning up the parcels and getting the legal description.

C. Advanced Energy Solution Monument Lighting Proposal

This item was tabled.

D. Valley Crest Landscaping Proposal

Discussion was held regarding the Valley Crest proposal and Stantec will provide at the next meeting a landscape design not to exceed of \$1,000. Roundabout proposals were tabled.

On MOTION by Ms. Firebaugh, SECONDED by Mr. Shears, WITH ALL IN FAVOR, the Board approved a Not to Exceed \$1,000 for landscaping design for the roundabout.

E. Austin Outdoor Seasonal Planting Proposal

Mr. Daugirda stated previously the Board authorized annuals and before you is the Austin Outdoors proposal.

On MOTION by Ms. Valenti, SECONDED by Mr. Firebaugh, WITH ALL IN FAVOR, the Board approved the Austin Outdoor seasonal planting proposal in the Amount of \$613.40.

F. Proposed Pool and Facilities Policy

A discussion was held regarding the pool policy and the distribution of the key cards. Ms. Rugg will provide electronic copies to Board and staff for their input and discussion at the next meeting.

G. Additional Matters

Mr. Carlos Torres reported on landscaping issues relating to tree trimming, mowing, pond detailing, fertilization and pest repellent.

A discussion was held regarding various landscape problems and suggested improvements.

FOURTH ORDER OF BUSINESS – Staff Reports

A. Manager

Mr. Daugirda stated the Chairperson and I have spoken on whether the 2006 bonds could be refinanced. Our office will check with the banker for an answer and bring it to the next meeting.

B. Attorney

There being no report, the next item followed.

C. Engineer

Ms. Stewart reported on various projects regarding buffering, fencing, TECO improvements, monument lighting, the 2011 and 2006 construction funds and potential projects; her meeting with the City and County regarding the buffering and fencing; and the Wild Tamarin roundabout and construction traffic.

FIFTH ORDER OF BUSINESS – Audience Comments

Resident’s comments and discussions related to crooked trees, weeds in the common areas, St. Augustine grass in the common area, power washing and painting of the Bassett Creek sign, and mold on the sidewalks.

SIXTH ORDER OF BUSINESS – Supervisors Request

There not being any, the next item followed.

SEVENTH ORDER OF BUSINESS – Adjournment

There being no further business,

On MOTION by Mr. Metropolis, SECONDED by Ms. Valenti, WITH ALL IN FAVOR, the meeting was adjourned at 3:30.

**These minutes were prepared in summary format.*

**Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that 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.*

Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on 4-12, 2013.

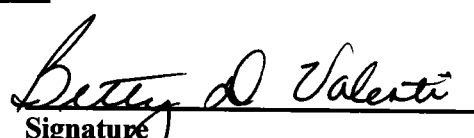


Signature

Printed Name

Title:

- Secretary
- Assistant Secretary



Signature

BETTY D. VALENTI

Printed Name

Title:

- Chairperson
- Vice Chairperson