

K-BAR RANCH COMMUNITY DEVELOPMENT DISTRICT

May 26, 2009 Minutes of Meeting

Minutes of the Regular Meeting

The regular meeting of the Board of Supervisors of the K-Bar Ranch Community Development District was held on Tuesday, May 26, 2009 at the office of Mobley Homes of Tampa, located at 14824 North Florida Avenue, Tampa, Florida 33613.

1. CALL TO ORDER/ROLL CALL

Mr. Altman called the regular meeting of the Board of Supervisors of the K-Bar Ranch Community Development District to order on Tuesday, May 26, 2009 at 10:00 a.m.

Board Members Present and Constituting a Quorum:

Leonard Johnson	Chairman
Marc Mobley	Supervisor
Jamie Goodman	Supervisor

Staff Members Present:

Peter Altman District Manager, District Management Services, LLC

2. BUSINESS ADMINISTRATION

A. Consideration of the Minutes of the Board of Supervisors Meeting on March 24, 2009 (Tab 1)

Mr. Altman reviewed the minutes with the Board.

MOTION TO:	Approve the Minutes of the Board of Supervisors Meeting held on March 24 th , 2009 (\$11,795.67)
MADE BY:	Supervisor Mobley
SECONDED BY:	Supervisor Johnson
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

B. Consideration of the Operation and Maintenance Expenditures for April, 2009 (Tab 2)

Mr. Altman reviewed the Operation and Maintenance expenditures for April and May, 2009 for the Board.

MOTION TO:	Approve the Operation and Maintenance Expenditures for April 2009.
MADE BY:	Supervisor Johnson
SECONDED BY:	Supervisor Hohl
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

C. Consideration of the Operation and Maintenance Expenditures for May, 2009 (Tab 3)

MOTION TO:	Approve the Operation and Maintenance Expenditures for May, 2009 (\$18,547.50).
MADE BY:	Supervisor Johnson
SECONDED BY:	Supervisor Hohl
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

D. Consideration of Construction Requisitions Series 2006 April, 2009 (Tab 4)
Mr. Altman reviewed the Construction Requisitions Series 2006 for April and May, 2009.

MOTION TO:	Approve the Construction Requisitions Series 2006 April, 2009 (\$294.00).
MADE BY:	Supervisor Johnson
SECONDED BY:	Supervisor Goodman
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

E. Consideration of Construction Requisitions Series 2006 May, 2009 (Tab 5)

MOTION TO:	Approve the Construction Requisitions Series 2006 May, 2009 (\$83.37).
MADE BY:	Supervisor Johnson
SECONDED BY:	Supervisor Goodman
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

3. OLD BUSINESS

A. Consideration of Offsite Significant Wildlife Habitat Maintenance

This item was not addressed.

B. Consideration of BDA Proposal for Environmental Services (Tab 6)

Mr. Altman presented the BDA proposal for environmental services for the Board. He stated as previously discussed, the land is not owned by the District and access to it would be difficult. The Board requested to table this item until District Counsel can review the document and the possibility of receiving additional bids.

MOTION TO:	Decline the BDA proposal for Environmental Services and direct District Staff to request further proposals for environmental services.
MADE BY:	Supervisor Johnson
SECONDED BY:	Supervisor Mobley
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

4. BUSINESS ITEMS

A. Presentation of Fiscal Year 2010 Proposed Budget (Tab 7)

Mr. Altman presented the proposed budget to the Board. He stated the proposal includes all platted lots to be included on the roll. Mr. Altman reviewed the deficit funding strategy. Discussion ensued regarding the total platted units to be assessed.

Mr. Altman confirmed that a landscaping bid has not been submitted. Mr. Mobley stated that part of the streetlight issues may be collected through the CDD. Discussion ensued regarding the possibility of an irrigation system.

B. Consideration of Resolution 2009-03, Approving the Proposed 2010 Budget and Setting the Public Hearing

MOTION TO:	Approve Resolution 2009-03, approving the Proposed 2010 Budget and Setting the Public Hearing Tuesday, July 28, 2009 at 10:30 a.m. at the Offices of Mobley Homes of Tampa, located at 14824 N Florida Avenue, Tampa, FL 33613.
MADE BY:	Supervisor Johnson
SECONDED BY:	Supervisor Mobley
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

C. Selection of Audit Committee and Setting Date for the Audit Committee Meeting (Tab 9)
Mr. Altman presented the purpose of the Audit Committee for the Board.

MOTION TO:	Recognize the Board of Supervisors as the Audit Committee and set the Audit Committee Meeting to be held on Tuesday, July 28, 2009 at 10:30 a.m. at the Offices of Mobley Homes of Tampa, located at 14824 N Florida Avenue, Tampa, FL 33613.
MADE BY:	Supervisor Mobley
SECONDED BY:	Supervisor Johnson
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

D. General Matters of the District

There were no further general matters of the District.

5. STAFF REPORTS

A. District Counsel
Not present.

B. District Engineer
Not present.

C. District Manager

1. Financial Statements Ending February 28 and March 31, 2009 (Tab 10)

Mr. Altman reviewed the financial statements ending February 28 and March 31, 2009.

2. Registered Voter Count (Tab 11)

Mr. Altman stated as of April 15, 2009 there are 60 registered voters in the K-Bar Ranch Community Development District.

6. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS

There were no Supervisor requests or audience comments.


7. ADJOURNMENT

MOTION TO:	Adjourn the Regular Meeting of the K-Bar Ranch Community Development District.
MADE BY:	Supervisor Mobley
SECONDED BY:	Supervisor Johnson
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

**These minutes were done 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 July 28, 2009.


Signature

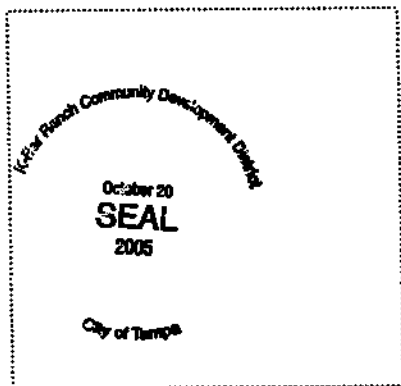
Leonard H. Johnson
Printed Name

Title:
 Chairman
 Vice Chairman

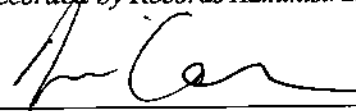

Signature

PETER A. ALTMAN
Printed Name

Title:
 Secretary
 Assistant Secretary



Recorded by Records Administrator


Signature

9/16/09
Date