

# PANTHER TRACE COMMUNITY DEVELOPMENT DISTRICT

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April 22, 2008 Minutes of Meeting

## *Minutes of the Regular Meeting*

The regular meeting of the Board of Supervisors for Panther Trace Community Development District was held on Monday, April 22, 2008, at 6:30 p.m. at the Panther Trace Clubhouse, located at 12515 Bramfield Avenue, Riverview, Florida 33579.

### **1. CALL TO ORDER/ROLL CALL**

Mr. Lamb called the regular meeting of the Board of Supervisors of the Panther Trace Community Development District to order on Monday, April 22, 2008, at 6:30 p.m.

Board Members Present and Constituting a Quorum:

Donna Lee Burke	Chairman
Andrea Berberat	Supervisor
Kenneth Roberts	Supervisor
Anthony Trask	Supervisor

Staff Members Present:

Brian Lamb	District Manager, District Management Services, LLC
Mark Straley	District Counsel, Straley & Robin

Audience Members Present:

None

### **2. BUSINESS ADMINISTRATION**

A. Consideration of the Minutes of the Board of Supervisors Meetings held on March 25, 2008 (Tab 1)

Ms. Berberat stated that under roll call it stated that there were no audience members present. She stated that Brenda Eggleston Diaz and Jennifer Thomas, both residents, were present and spoke during audience comments. Ms. Berberat stated that page two under section three it does not reflect that the Board spoke to Ms. Diaz but asked to defer her discussion to later in the meeting. She stated that on page four under section six it reflects "Further audience comments were heard but no Board action was taken" but there were no further comments at that point so the statement should be removed.

Ms. Burke stated that on page two under Supervisor requests there was a statement from a resident in regards to the cost of the clubhouse cleaning. She stated that it was not a resident but Mr. Roberts who made the statement. Discussion ensued regarding who made the statement. Mr. Lamb stated that they would review the recording and make the appropriate correction. A recommendation was made to utilize a sign in sheet for future meetings for audience comments.

MOTION TO:	Approve the Minutes of the Board of Supervisors Meeting held on March 25, 2008 (as revised and subject to audio review).
MADE BY:	Supervisor Berberat
SECONDED BY:	Supervisor Roberts
DISCUSSION:	None further
RESULT:	Called to Vote: motion Passed 4/0 - Motion passed unanimously

B. Consideration of Operations and Maintenance Expenditures, April, 2008 (Tab 2)

Clarification was requested on a few invoices; however, none were removed from consideration.

MOTION TO:	Approve the Operations and Maintenance Expenditures, April, 2008 totaling \$58,956.12.
MADE BY:	Supervisor Trask
SECONDED BY:	Supervisor Roberts
DISCUSSION:	None further
RESULT:	Called to Vote: motion Passed 4/0 - Motion passed unanimously

**3. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**

Ms. Burke asked if there were any audience comments.

Laura Rubin, a resident, expressed concern regarding the maintenance of the landscaping of some of the common areas.

Kathy Nagy, a resident, expressed concern regarding the trash collection company.

There were no Supervisor requests.

**4. BUSINESS ITEMS**

A. General Matters of the District

Mr. Lamb stated that he received a request from District Counsel to make an amendment to Easement Agreement with the Hillsborough Transit Authority. He stated that an additional section was added stating "17. Waiver GRANTOR OR HART'S failure to insist upon strict compliance with any provisions in this Agreement shall not be construed as a permanent waiver of such provision, or as a waiver of any other provision of this Agreement, or a waiver of any rights it may have under the law or this agreement." Discussion ensued regarding the amendment.

MOTION TO:	Approve the Amendment to the Easement Agreement with the Hillsborough Transit Authority (subject to final review and approval by District Counsel).
MADE BY:	Supervisor Berberat
SECONDED BY:	Supervisor Roberts
DISCUSSION:	None further
RESULT:	Called to Vote: motion Passed 4/0 - Motion passed

## 5. STAFF REPORTS

### A. District Counsel

No report.

### B. District Engineer

Not present.

### C. District Manager

#### 1. Financial Statements, Month Ended February 29, 2008 (Tab 3)

Mr. Lamb reviewed the financial statements for the Board.

#### 2. Manager's Report (Tab 4)

Mr. Lamb reviewed the Manager's Report for the Board.

Ms. Burke reviewed the details of the upcoming Earth Day event on April 26, 2008.

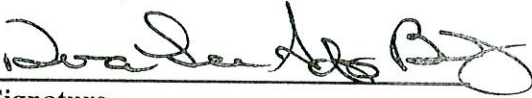
## 6. ADJOURNMENT

MOTION TO:	Adjourn the regular Panther Trace Community Development District meeting at approximately 7:15 p.m.
MADE BY:	Supervisor Berberat
SECONDED BY:	Supervisor Roberts
DISCUSSION:	None further
RESULT:	Called to Vote: motion PASSED 4/0 - Motion passed unanimously

*\*These minutes were done in summary format.*

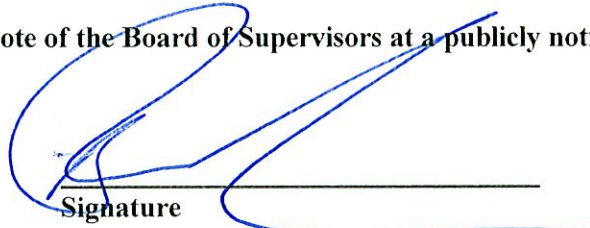
*\* Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.*

Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on May 27, 2008.

  
\_\_\_\_\_  
Signature

Donna Lee Burke  
\_\_\_\_\_  
Printed Name

Title:  
 Chairman  
 Vice Chairman

  
\_\_\_\_\_  
Signature

Brian Lamb  
\_\_\_\_\_  
Printed Name

Title:  
 Secretary  
 Assistant Secretary



Recorded by Records Administrator

  
\_\_\_\_\_  
Signature

6/4/08  
\_\_\_\_\_  
Date