

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.

HARRISON RANCH COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Harrison Ranch Community Development District was held on **Monday, October 11, 2010, at 1:34 p.m.**, at the Hampton Inn, located at 5810 20th Court East, Ellenton, Florida 34222.

Present and constituting a quorum were:

Bernie Mapili	Board Supervisor, Chairman
Parker Hiron	Board Supervisor, Vice Chairman
Allen Converse	Board Supervisor, Assistant Secretary
Adam Smith	Board Supervisor, Assistant Secretary
Dutch Neuweiler	Board Supervisor, Assistant Secretary

Also present were:

Molly Syvret	District Manager, Rizzetta & Company, Inc.
Jere Earlywine	District Counsel, Hopping Green & Sams, P.A. (via speaker phone)
John Toborg	Rizzetta & Company, Inc.
Jeb Mulock	District Engineer, ZNS Engineering, L.C.
Amanda Hatcher	Activities Director, Access Residential Management
Joseph Boldiga	Access Residential Management
Audience	

FIRST ORDER OF BUSINESS

Call to Order

Ms. Syvret called the meeting to order and read the roll call.

SECOND ORDER OF BUSINESS

Consideration of the Minutes of the Continued Special Board of Supervisors Meeting held on September 13, 2010

Ms. Syvret presented the minutes of the Board of Supervisors meeting held on September 13, 2010. She asked if there were any questions related to the minutes. There were none.

<p>On a Motion by Mr. Mapili, seconded by Mr. Neuweiler, with all in favor, the Board approved the Minutes of the Board of Supervisors' Meeting held on September 13, 2010, for the Harrison Ranch Community Development District.</p>
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THIRD ORDER OF BUSINESS

**Consideration of the Operation and
Maintenance Expenditures for the Month
of October 2010**

Ms. Syvret stated that the next order of business is the consideration of the Operation and Maintenance expenditures for the month of October 2010. Ms. Syvret stated that the expenditures for the month of October, which covered the period of September 1-30, 2010, total \$108,733.37. Ms. Syvret asked if there were any questions related to the expenditures. Questions were asked regarding Bellmore Electric.

On a Motion by Mr. Mapili, seconded by Mr. Neuweiler, with all in favor, the Board approved the Operations and Maintenance expenditures for the month of October 2010, totaling \$108,733.37, for the Harrison Ranch Community Development District.

FOURTH ORDER OF BUSINESS

Amenities Report

Ms. Hatcher presented the September 2010 monthly report.

FIFTH ORDER OF BUSINESS

Review of Draft Landscape RFP

Ms. Syvret and Mr. Toborg reviewed the Draft Landscape RFP as e-mailed to the Board. Ms. Syvret was asked to add the language "accepting landscape in condition as is". Discussion ensued. Revisions to the specifications were noted related to maintenance of swales, time period for completing as-built drawings, mulch options, addition of language requiring acceptance of landscaping in its current condition, and specifying there would be a public bid opening.

On a Motion by Mr. Mapili, seconded by Mr. Neuweiler, with all in favor, the Board approved the RFP package in substantial form, as revised on the record, subject to final review by District Counsel and authorized District Management to advertise the RFP for the Harrison Ranch Community Development District.

Mr. Toborg presented the field inspection report.

SIXTH ORDER OF BUSINESS

**Consideration of Matters Regarding
Amenities**

In the clubhouse, removal is complete down to wiring, cleaning procedures are complete and the construction is currently in the air out/testing phase.

SEVENTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel
Mr. Earlywine advised he spoke with the County Attorney and the Boundary Amendment petition is not on the agenda for the meeting tomorrow. He will try to get it on the agenda for the October 26 meeting.
- B. District Engineer
Mr. Mulock stated he is still working on a complete resolution to the swale located at lot 378.
Mr. Mulock advised that the completion of the Harrison Ranch Boulevard extension is scheduled for the first quarter of 2011 and that there will be approximately two more weeks of hauling.
Mr. Mulock advised that the sinking around the manhole identified in Mr. Toborg's report is being reviewed.
- C. Activities Director
Ms. Hatcher provided her report in the fourth order of business.
- D. District Manager
Ms. Syvret stated that the next regular meeting of the Board of Supervisors is scheduled for Monday, November 8, 2010 at 1:30 pm. The Board stated they would like to cancel the November 8th meeting.

EIGHTH ORDER OF BUSINESS

Supervisor Requests and Audience Comments

Ms. Syvret opened the floor to audience and supervisor comments. Audience comments and questions were entertained. No Board action was taken. There were no supervisor requests or comments.

NINTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Smith, seconded by Mr. Neuweiler, with all in favor, the Board adjourned the meeting at 4:15 p.m. for Harrison Ranch Community Development District.


Secretary/Assistant Secretary


Chairman/Vice Chairman