

approved as amended 4/4/11.

**TARA MASTER ASSOCIATION
SPECIAL MEETING OF BOARD OF DIRECTORS
@ TARA GOLF & CC
MONDAY, NOVEMBER 22, 2010**

Meeting was called to order at 1:05 P.M.

Roll Call

Present: Tom Horner, John Lane, Wilma McCray, Marge Palacio, Ed Porter, Don Stoddard. Absent: Andy Cotsanas. A quorum was established. Also present: Tony Greising, Property Manager, Larry Perkins Controller, and TMA Counsel Sharon Vanderwulp.

Property Manager's Report

Well Capping - Greising reported on developer Lake Lincoln LLC letter advising they will be capping the irrigation well on their property at Tara Blvd. & SR70. He met with the developer who refused TMA's request for a perpetual easement for the well on the property. In October the developer required the situation be remedied within 15 days. We asked for an extension up to January 2011 but haven't heard back yet.

Watering is still being done from the location in question. Greising advised the Board of the options and locations for irrigation relocation. He received quotes from IDA (Irrigation Design Associates, Inc.) to install wells in two phases, and requested Board approval to proceed with in the \$7,750 quote.

Two quotes:

1. \$7,750 - Tara Well and electric at SR 70 along with the landscape easement
2. \$8,450 Tara Well and electric at TGCC Hole #13

Based on results of Board's decision today, Griesing will go back to developer asking for more time.

TGCC Board of Directors unanimously agreed to grant a perpetual easement for TMA to locate a well and electric box on a property owned by them.

TMA Board had approved \$3,000 to run irrigation to maintain landscaping at the lift station behind the motel on Stone River Road. Instead, TGCC has agreed to use their watering truck to irrigate the area, saving \$3,000, which can be used towards the \$7,750 new well

Horner made a motion to accept both bids from Irrigation design Associates, Inc., to start the work as soon as possible, and to pay from the excess funds. Seconded by Lane. All were in favor (6-0)

The dumpster used by Florida Lawn Pros was removed at developer's request. Griesing asked FLP for quote on cost of taking the waste away. He's looking at other possible locations for the dumpster.

Lane suggested that at some time in the future the Board pursue legal remedies as to our rights to the location of the current well, i.e. the removal/denial of our rights to this property. It is our responsibility to protect our property rights.

Management Contract

Palacio moved that an Ad Hoc Committee of the President, Vice President and Treasurer be authorized to negotiate and execute a new one calendar year renewable Property Management Contract with Tara Golf & Country Club, Inc. The contract is to be reviewed and approved by the association counsel, based primarily on the recent approved Scope Of Work and Standards, and at the current rate of compensation. Seconded by Lane.

TGCC, Inc. has agreed to retain separate counsel if our attorney feels there is a conflict of interest.

Motion approved (4-2) – Lane, McCray, Palacio, Stoddard in favor. Horner and Porter opposed.

January 2011 Meeting

Stoddard suggested cancellation of the of January 13, 2011 BOID Meeting in view of what was covered today. The bank will be sending out the December annual billing. TMA will not have the information available to evaluate any non-payment issues on January 13, 2011. The President's letter will be mailed shortly.

Porter made a motion to vote on cancellation of meeting, seconded by Lane. Vote to cancel the meeting: In favor: Lane, McCray, Palacio and Stoddard. Opposed: Horner and Porter. Results: 4-0 decision to cancel meeting.

(4-2) - approved as amended 4/4/11. MDP

McCray thanked everyone who helped stuff envelopes for two hours that morning. She hopes that in the future more members will come forward to help.

Motion to Adjourn by McCray, second Palacio. All in favor (6-0). Meeting adjourned 1:55PM.

Respectfully submitted.

Marge D. Palacio

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Secretary, TMA Board of Directors