

**MINUTES OF MEETING  
LT RANCH  
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Board of Supervisors of the LT Ranch Community Development District was held on Wednesday, June 9, 2021, at 11:00 A.M. at the offices of Taylor Morrison 551 Cattlemen Road, Suite 200, Sarasota Florida 34232.

**Present and constituting a quorum:**

John Wollard	Chairperson
Karen Goldstein	Assistant Secretary
Scott Turner	Assistant Secretary

**Absent:**

Jim Turner	Assistant Secretary
Christy Zelaya	Assistant Secretary

**Also present were:**

James P. Ward	District Manager
Wes Haber	District Attorney
Ron Schwied	District Engineer

**Audience:**

All resident's names were not included with the minutes. If a resident did not identify themselves or the audio file did not pick up the name, the name was not recorded in these minutes.

**PORTIONS OF THIS MEETING WERE TRANSCRIBED VERBATIM. ALL VERBATIM PORTIONS WERE  
TRANSCRIBED IN *ITALICS*.**

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

District Manager James P. Ward called the meeting to order at approximately 11:00 a.m. He conducted roll call; all Members of the Board were present constituting a quorum with the exception of Jim Turner and Christy Zelaya.

**SECOND ORDER OF BUSINESS**

**PUBLIC HEARING**

Mr. Ward explained the public hearing process including public comment, Board discussion and vote. He noted the Budget had been modified to deal with the removal of the landscaping program as the Board chose to enter into an agreement with the Master Homeowner's Association for landscaping for fiscal year 2022.

**a. PUBLIC HEARING – FISCAL YEAR 2022 BUDGET**

**I. Public Comment and Testimony**

Mr. Ward called for a motion to open the Public Hearing.

**On MOTION made by Mr. John Wollard, seconded by Mr. Scott Turner, and with all in favor, the Public Hearing was opened.**

Mr. Ward asked if there were any members of the public present in person or via audio/video conference with comments or questions regarding the Fiscal Year 2022 Budget; hearing none, he called for a motion to close the public hearing.

**On MOTION made by Mr. John Wollard, seconded by Mr. Scott Turner, and with all in favor, the Public Hearing was closed.**

**II. Board Comment**

Mr. Ward asked if there were any Board comments or questions; there were none.

**III. Consideration of Resolution 2021-6 adopting the annual appropriation and Budget for Fiscal Year 2022**

Mr. Ward called for a motion for Resolution 2021-6 relating to the annual appropriations, adopting the Budget for the Fiscal Year beginning October 1, 2021, and ending September 30, 2022.

**On MOTION made by Mr. John Wollard, seconded by Ms. Karen Goldstein, and with all in favor, Resolution 2021-6 was adopted, and the Chair was authorized to sign.**

**b. FISCAL YEAR 2022 IMPOSING SPECIAL ASSESSMENTS; ADOPTING AN ASSESSMENT ROLL AND APPROVING THE GENERAL FUND SPECIAL ASSESSMENT METHODOLOGY**

Mr. Ward indicated this public hearing was related to the imposition of the special assessments.

**I. Public Comment and Testimony**

Mr. Ward called for a motion to open the Public Hearing.

**On MOTION made by Mr. John Wollard, seconded by Ms. Karen Goldstein, and with all in favor, the Public Hearing was opened.**

Mr. Ward asked if there were any public comments or questions; hearing none, he called for a motion to close the Public Hearing.

**On MOTION made by Mr. John Wollard, seconded by Mr. Scott Turner, and with all in favor, the Public Hearing was closed.**

**II. Board Comment**

Mr. Ward asked if there were any questions from the Board; hearing none, he called for a motion.

**III. Consideration of Resolution 2021-7 imposing special assessments, adopting an assessment roll, and approving the general fund special assessment methodology**

**On MOTION made by Mr. John Wollard, seconded by Mr. Scott Turner, and with all in favor, Resolution 2021-7 was adopted, and the Chair was authorized to sign.**

**THIRD ORDER OF BUSINESS**

**Consideration of Resolution 2021-8**

**Consideration of Resolution 2021-8 designating dates, time, and location for regular meeting of the Board of Supervisor’s for Fiscal Year 2022**

Mr. Ward indicated the Meetings were scheduled for the second Wednesday of every month at 11:00 a.m. at the offices of Taylor Morrison, 551 Cattlemen Road, Suite 200, Sarasota, Florida 34232. He explained approval of this Resolution allowed the meetings to be advertised once for the entire year; however, it did not preclude the Board from canceling, adding, or changing meeting dates and times as deemed appropriate.

**On MOTION made by Mr. John Wollard, seconded by Mr. Scott Turner, and with all in favor, Resolution 2021-8 was adopted, and the Chairperson was authorized to sign.**

**FOURTH ORDER OF BUSINESS**

**Staff Reports**

**a) District Attorney**

No report.

**b) District Engineer**

**I. June 1, 2021, Report**

No report.

**c) District Manager**

**I. Financial Statements for Period ending May 31, 2021 (unaudited)**

No report.

**FIFTH ORDER OF BUSINESS**

**Supervisor’s Requests and Audience Comments**

Mr. Ward asked if there were any Supervisor’s requests; there were none. He asked if there were any audience comments from any audience member present in person or on audio/video; there were none.

**SIXTH ORDER OF BUSINESS**

**Adjournment**

Mr. Ward adjourned the meeting at approximately 11:09 a.m.

**On MOTION made by Mr. John Wollard, seconded by Ms. Karen Goldstein, and with all in favor, the meeting was adjourned.**

**ATTEST:**

**LT Ranch Community Development District**

  
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**James P. Ward, Secretary**

  
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**John Wollard, Chairperson**