

**Capital Region
Community Development District**

14785 Old St. Augustine Road
Suite 4
Jacksonville, Florida 32258

August 1, 2008

Board of Supervisors
Capital Region Community Development District
Call In # 1-800-264-8432 Code 551344

Dear Board Members:

The regular meeting of the Board of Supervisors of the Capital Region Community Development District is scheduled for **Thursday, August 14, 2008 at 6:30 P.M.** at the **SouthWood Golf Club, 3750 Grove Park Drive, Tallahassee, Florida 32311.** Following is the advance agenda for this meeting:

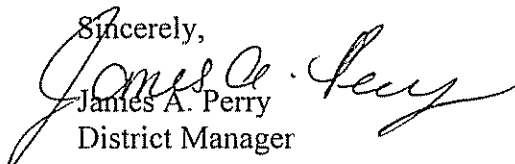
- I. Roll Call
- II. Affidavits of Publication
- III. Approval of Consent Agenda
 - A. Approval of the Minutes of the July 10, 2008 Meeting
 - B. Balance Sheet as of June 30, 2008 and Statement of Revenues & Expenditures for the Period Ending June 30, 2008
 - C. Treasury Report – June 30, 2008
 - D. Allocation of Assessment
 - E. Check Register – 07/01/08 – 07/31/08
 - F. Engineering Services per Work Authorization #95
 - G. Current Construction Project Status
- IV. Public Hearing on Special Assessments

- A. Consideration of Amended and Restated Improvement Plan for the SouthWood Community
- B. Consideration of Amended Master Assessment Methodology
- C. Public Comment and Testimony
- D. Equalization of Assessments
- E. Consideration of 2008-12, Final Assessment Resolution
- V. Consideration of Matters Related to Project Finance
 - A. Consideration of Supplemental Engineers Report
 - B. Consideration of Supplemental Assessment Methodology Report
 - C. Consideration of Resolution 2008-13, Delegated Award Resolution
 - 1. Form of Purchase Contract
 - 2. Form of 7th Supplemental Trust Indenture
 - 3. Bond Counsel Opinion Letter
 - 4. Form of Preliminary Limited Offering Memorandum
 - 5. Form of Continuing Disclosure Agreement
 - D. Consideration of Form of True-Up Agreement
 - E. Consideration of Form of Completion Agreement
 - F. Consideration of Other Matters Related to Project Finance
- VI. Consideration of Engagement Letter from Carr, Riggs & Ingram to Perform the Audit for Fiscal Year 2008
- VII. Questions and Comments on Proposed Budget for Fiscal Year 2009
- VIII. Staff Reports
 - A. Attorney
 - B. Engineer
 - 1. Littoral Zone Plantings for SWMF FL040
 - 2. Consideration of Work Authorizations

- a. Work Authorization No. 121 SouthWood Shepard Branch Mitigation Monitoring Year 3 (2008)
 - b. Work Authorization No. 123 – Unit 35 Infrastructure Revisions – Permanent Pond
 - c. Work Authorization No. 124 – Shumard Oaks West Proposal
3. Consideration of Proposal from All Pro
 4. Consideration of Change Order 7 for Unit 26
 5. Consideration of Change Order 1 for Merchants Row Phase 1
 6. Consideration of Change Order 8 for Unit 29
 7. Consideration of Change Order 5 for Orange Avenue
 8. Consideration of Final Payment for Unit 26
 9. Consideration of Final Payment for WD 90/290 Subject to Acceptance
 10. Consideration of Final Payment for Unit 29
- C. Property Management Report
- D. Manager – Discussion of Meeting Schedule for Fiscal Year 2009 (*a proposed schedule will be distributed under separate cover*)
- IX. Other Business
- X. Supervisors Requests and Audience Comments
- XI. Next Scheduled Meeting – September 11, 2008 @ 6:30 p.m. at the SouthWood Golf Club
- XII. Adjournment

I look forward to seeing you at the meeting. If you have any questions, please feel free to call.

Sincerely,


James A. Perry
District Manager