

**MINUTES OF MEETING
AMENITY AUTHORITY COMMITTEE**

The meeting of the Amenity Authority Committee was held on Wednesday, April 8, 2009 at 1:30 p.m. at the Savannah Center, 1545 Buena Vista Boulevard, The Villages Florida, 32162.

Committee members present and constituting a quorum:

Rich Lambrecht	Chairman
Carl Bell	Vice-Chairman
Marty Rothbard	Member
John Wilcox	Member
Eldon Sheldon	Member

Staff Present:

Janet Tutt	District Manager
John Rohan	Assistant District Manager
Archie Lowry	District Counsel
Sam Wartinbee	District Property Management Director
Eva Rey	Purchasing/Support Services Director
Barbara Kays	Budget Director
Carol Kosinski	Sr. Accounting Manager
Candy Dennis	Executive Assistant
Diana Ryon	Executive Assistant
Virginia Johnston	Administrative Assistant
Jennifer McQueary	District Clerk

FIRST ORDER OF BUSINESS: Call to Order

A. Roll Call

Chairman Lambrecht called the meeting to order at 1:32 p.m. and stated for the record that five (5) members were in attendance representing a quorum. Gary Moyer was absent.

B. Pledge of Allegiance

The Chairman led the Pledge of Allegiance.

C. First Time Meeting Attendees

Approximately eighteen (18) residents came before the Committee as first time meeting attendees.

SECOND ORDER OF BUSINESS: Approval of the Minutes from the Workshop held on February 11, 2009 and the Committee Meeting held on March 11, 2009.

Chairman Lambrecht advised on page two (2) of the February 11, 2009 Workshop minutes the statement “as of October 1, 2009” should read “as of October 1, 2008” and on page three (3) Chairman Lambrecht requested Briar Meadows Golf Course be included under the maintenance responsibility of Valley Crest.

On MOTION by John Wilcox, seconded by Marty Rothbard, with all in favor, the Committee approved the Minutes as amended for the Workshop held on February 11, 2009 and the Committee meeting held on March 11, 2009.

THIRD ORDER OF BUSINESS: Financial Statements

A. Budget to Actual Statements

Janet Tutt advised as of February 28, 2009, 41.67% of the year, the Recreation Amenities Division revenues are 44.16% and the operating expenditures are 39.52%, the capital outlay expenditures are at 21.42% and after the debt service principal and interest payments and related transfers into reserves the RAD total expenditures are 43.71%.

John Wilcox inquired if the adjustment of approximately \$300,000 to the Parks & Recreation Fees & Charges had occurred. Barbara Kays, Budget Director, advised that the transfer was completed during the month of March and would be reflected in the Budget to Actual statements as of March 31, 2009.

Marty Rothbard inquired what items are included in the Other Current Charges line item. Janet Tutt stated Staff will provide a listing of the items included and will provide the Committee with an update.

B. Interest Earnings from the Settlement Agreement

Ms. Tutt stated based on the February 29, 2009 interest calculations the settlement agreement funds increased \$12,330.30 for the month and a total balance of \$10,782,855.79.

FOURTH ORDER OF BUSINESS: Old Business Status Update

Janet Tutt reviewed the Old Business Status Update with the Committee and provided an update on the following items:

- District Disclaimer/Waiver of Negligence – Staff has scheduled a meeting with its Risk Management Insurance Carrier and District Counsel and will provide an update following the meeting.
- Multi-Modal Paths Interlocal Agreement – Staff has begun discussion regarding the Interlocal Agreements with Archie Lowry, Village Center Community Development District (VCCDD), District Counsel and Valerie Fuchs, District Counsel for numbered Districts, and Ms. Tutt advised Ms. Fuchs will begin developing the structure of the Interlocal Agreements.
- IRS Audit Fees – Staff has provided the Committee with an updated listing of associated charges and advised the District has expended \$38,654.52 for the IRS audit legal expenses to date.
- Cost Analysis of Bank Fees/Charges – Because the District does not incur bank charges, Staff is compiling information utilizing the figures from a low bid received by a local county government and Staff will provide the Committee with the analysis at a future meeting.
- Villages.Net – Ms. Tutt stated at the Committee’s request, she spoke with Mark Morse regarding the Villages.net and was advised that it is a private venture and if a resident chooses to not take the bundle package offered by Villages.net there is a separate charge to access the tee-time system.
- Carl Bell inquired if the AAC could include the \$8 fee to access the tee-time system on-line with the priority golf membership. Janet Tutt stated the District has no involvement with the private entity; however, if the Committee chose to fund the \$8 charge utilizing amenity fees it would be the Committee’s option.

Marty Rothbard inquired if the District has the opportunity to provide an on-line tee-time system for the District-owned courses utilizing www.districtgov.org. Ms. Tutt stated Staff can research the cost to purchase a tee-time system and provide an update for the Committee but advised that residents retain the ability to schedule a tee-time for free utilizing the phone system.

Don Deakin, Village of Chatham, inquired if the residents are guaranteed the ability to access the tee-time system by telephone indefinitely. Janet Tutt stated the District has an Agreement for Services

with the Developer which provides the tee-time system by phone. Ms. Tutt advised Staff provided a copy of the Agreement for Services to the Committee in the original packet of documents provided but will review the Agreement terms and provide an update for the Committee.

FIFTH ORDER OF BUSINESS: Recommendation of approval of Revised and Restated Agreement for Catering Services with E&B Soulfull Food Enterprises, LLC D/B/A La Hacienda Catering.

Eva Rey, Purchasing/Support Services Director, advised at the March 11, 2009 meeting Staff's plan for revisions to the Catering Services Agreement was presented to the Committee and included the following revisions:

- Catering Services Agreement applies only to non-resident catered events.
- Includes all Regional Recreation Centers (Paradise, La Hacienda, Savannah, Mulberry Grove)
- La Hacienda Catering retains exclusive use of kitchen equipment and assumes liability for all equipment and electricity usage at Savannah Regional Recreation Center.
- All other caterers, for resident catered events, may use the back hallway at Savannah Recreation Center for staging purposes, but cannot enter kitchen area.
- All caterers can use District dumpsters for solid waste removal after events.
- District will continue to receive percentage of monthly gross sales from La Hacienda Catering for non-resident catered events only.

Marty Rothbard confirmed Staff will be providing an analysis to the Committee after a six month period to determine if the elimination of the resident rental revenue has a negative impact. Janet Tutt stated Staff will complete a revenue analysis after six months and if revenues are reduced, Staff will come back to the Committee with a request to increase the non-resident rental rates to compensate for the lost revenues. Mr. Rothbard inquired if Staff has identified the cost increases associated with providing caterers the ability to utilize the District's dumpsters at the Regional Recreation facilities. Ms. Rey stated if the District allows caterers to provide food for residents, it must provide for disposal and stated that Staff will monitor the expenditures.

Don Deakin, Village of Chatham, inquired if the Catering Services Agreement is effective for Recreation Centers south of CR 466. Ms. Rey stated at this time only the Laurel Manor Regional

Recreation Center is owned by the District and the Catering Services Agreement will not impact the Sumter Landing Community Development District.

On MOTION by Carl Bell, seconded by John Wilcox, with all in favor, the Committee authorized Staff to present the Revised and Restated Catering Services Agreement with E&B Soulfull Food Enterprises, LLC D/B/A La Hacienda Catering agenda item to the Village Center Community Development District Board for their approval at the April 17, 2009 Board meeting.

SIXTH ORDER OF BUSINESS: Revisions to Catering Language in Resident Council Guidelines.

John Rohan advised since the Committee has approved recommendation of the Catering Services Agreement to the VCCDD Board, Staff has provided a memorandum to amend the Resident Council Guidelines catering language inclusive of the changes provided as follows:

- Any resident council group can utilize any VCCDD Village Recreation Center for a catered or non-catered food (i.e. covered dish, pizza delivery, etc.) function/activity.
- Regional Recreation Center kitchen use by resident council clubs can be scheduled with Recreation staff for storage and placement of prepared food items with the exception of the Savannah Center kitchen.
- A revised Pre and Post walk-through form and staff support will provide more thorough reporting of all catered related activities in recreation centers.
- Recreation staff will provide oversight of the La Hacienda Catering Customer Survey Form.

On MOTION by Carl Bell, seconded by John Wilcox, with all in favor, the Committee approved the memorandum provided as the supporting document for the changes made to the Catering Services Agreement to be approved by the Village Center Community Development District Board at the April 17, 2009 Board meeting.

SEVENTH ORDER OF BUSINESS: Revisions to Resident Council Guidelines for Health-Related Support Group.

Mr. Rohan stated at the February 13, 2009 meeting a resident requested the AAC provide non-funded medical-related support groups the ability to allow a specified number of non-qualified guests to attend support group meetings within the recreational facilities. Staff has provided a listing of the current support groups that would be eligible to allow no more than 10 non-qualified guests per support group meeting and an example of a sign-up sheet that will be used in conjunction with a roster report and waivers which will be provided to and retained by the Recreation Supervisors following each meeting. John Rohan advised four (4) alternatives have been provided for review and stated Staff's recommendation is number four (4), to allow no more than 10 non-qualified guests to attend approved support group meetings at District facilities.

Following inquiry by the Committee, Archie Lowry, District Counsel, provided clarification stating, if the Resident Council Guidelines articulate the criteria and provide uniform enforcement of the policy and participation then the Committee or Staff can review requests received and react to those requests without the concern of discrimination.

Following extensive discussion and audience comment pertaining to access and usage of the District's facilities, the process, and purpose of the request, the Committee took the following action:

On MOTION by John Wilcox, seconded by Eldon Sheldon, with three Members voting "Aye" and two Members, Marty Rothbard and Carl Bell, voting "Nay" the Committee approved Staff's recommendation to "Allow no more than 10 non-qualified guests to attend approved support group meetings at District facilities" on a trial basis to be re-evaluated by Staff after December 31, 2009 and requested Staff provide the operating procedures to allow non-qualified guests admittance into the District's Recreation facilities to attend the non-funded medical-related support group meetings.

EIGHTH ORDER OF BUSINESS: Guest ID Focus Group Alternatives and Staff Recommendations.

Mr. Rohan stated Staff has provided monthly updates to the Committee pertaining to the progress of the Guest ID Focus Group and, at the March 11, 2009 meeting the Committee requested

Staff provide a consent agenda format of the generally accepted alternatives by the focus group for review. John Rohan reviewed the consent agenda topics pertaining to eligibility, issuance, supervision requirements, age requirements, facilities available for use, penalties for violations to the policies for Guest and In-area Guest IDs.

Following the Committee's review of the eligibility requirements for the Guest ID's, it requested that Staff address within the Guest ID policy how it will assure those individuals living in the surrounding areas of The Villages are not utilizing Guest ID's. As the Committee reviewed the Issuance of Guest ID's, questions arose as to how the Guest ID's would be issued and how the 30 days of use would be accounted for.

Mr. Rohan advised that the Supervision Requirements for the Guest ID and In-Area Guest ID will remain the same; however, the age requirements for both ID's was changed to any guest one (1) year of age or older. Committee members expressed their concern at the increase in number of cards that would be issued because of the change in age requirement and the increase of costs that could occur.

Marty Rothbard advised that the District's approximate expense to issue Guest ID's is \$70,000 and an alternative for the Committee's review is to charge a fee to cover the associated expenses.

Extensive discussion occurred among the Committee and Staff and audience comments were received pertaining to guest eligibility, the issuance of Guest ID's, usage of the District facilities and how fees would be instituted.

The Board took a break from 4:22 p.m. until 4:32 p.m.

Mr. Bell inquired if the Committee could begin setting a time limit to its meetings and requested the existing meeting adjourn at 5:00 p.m. The Committee discussed continuing the meeting so that consideration of the remaining agenda items could occur and the Board took the following action:

On MOTION by Carl Bell, seconded by Marty Rothbard, with all in favor, the Board directed Staff to continue the April 8, 2009 Board meeting to April 15, 2009 at 2:00 p.m. to address any remaining agenda items.

John Rohan requested the Committee address Agenda Item #12 prior to continuing the meeting.

TWELFTH ORDER OF BUSINESS: Approval of additional AAC Budget Workshops

Ms. Kays stated as the Committee continues through the budget review process, Staff is recommending that three (3) additional budget workshops be scheduled:

- April 27, 2009: Discussion of pool monitors, RV storage fees and the budget impact those and other related items could have to the Fiscal Year 2009/2010 budget.
- May 7, 2009: Budget overview by each department inclusive of staffing levels.
- May 13, 2009: Additional opportunity to fine-tune the proposed budget prior to the budget workshop held on May 27, 2009.

On MOTION by Carl Bell, seconded by Marty Rothbard, with all in favor, the Board approved the additional workshop dates of April 27, 2009, May 7, 2009 and May 13, 2009.

Chairman Lambrecht suggested the Committee review Agenda Item #10 prior to continuing the meeting to April 15, 2009.

TENTH ORDER OF BUSINESS: La Zamora/Mira Mesa Village Entry Signage.

Sam Wartinbee, District Property Management (DPM) Director, advised following further review of the existing sign Staff is recommending the installation of lettering to read “Villages of La Zamora & Mira Mesa”. Mr. Wartinbee provided a picture of the lettering to be installed on the existing signage and advised the Committee the cost to install the lettering would be \$1,505.75.

Joy Anderson, Village of La Reynalda, stated the installation of the lettering to the signage would resolve the residents’ concerns. Additionally, Ms. Anderson requested an arrow be installed on the Valle Verde sign wall to further assist residents. Mr. Wartinbee advised the Committee that DPM would install the arrow per the residents’ request.

On MOTION by Carl Bell, seconded by Eldon Sheldon, with three (3) Members voting “Aye” and John Wilcox and Marty Rothbard voting “Nay”, the Committee approved the Staff’s recommendation to include “Villages of La Zamora & Mira Mesa” on the sign.

Mr. Rohan suggested that Staff “draft” a Guest ID card policy, inclusive of the suggested recommendations from the Guest ID Focus Group, for the Committee’s review at the continued Board meeting on April 15, 2009. The Committee concurred with Staff’s suggestion.

On MOTION by Carl Bell, seconded by Marty Rothbard, the Committee continued its meeting to April 15, 2009 at 2:00 p.m.

Janet Y. Tutt
Secretary

Richard Lambrecht
Chairman