



Orange Blossom Gardens *Property Owner's Association, Inc.*

BULLENTIN • MARCH 1995

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Unit 7 Joe Sims	753-8959	Liaison at Large Units 14 thru 21	
Unit 8 Betty Zeutzius	753-8941	Charles (Don) Lathom	753-5429
Unit 9 Jeanine Barber	753-0916		

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Chaplain	Pat Sims	753-8959
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MINUTES OF FEBRUARY 15, 1995 MONTHLY P.O.A. MEETING

Meeting opened with the Invocation by Pat Sims followed by the Pledge of Allegiance to the Flag.

Roll Call of Board of Directors and Liaison Committee Members.

Secretary and Treasurer Reports were given.

President noted the success of our Membership Drive which started last year and is continuing this year. The membership is growing at a fast pace which is encouraging to all of us. There are still a large number of residents who need to be reached and the Membership Committee will be looking at that opportunity. If you have neglected to renew your 1995 membership, please mail in your dues, or better yet, place them in the drop box below the POA Bulletin Board in the Recreation Hall.

We were pleased to have several special guests for the evening who were extended special invitation to hear Senator Johnson speak. In attendance were members from the Marion County Homeowners' Association in Ocala, the "Roar" Organization at the Plantation in Leesburg, and the Lake Francis Estates Homeowners' Association in Tavares.

The Golf Committee Co-Chairmen Frenchie Degre and Pete Tutoli reported on plans for our Second Annual Charity Tournament which will be November 18, 1995 at the Orange Blossom Hills Country Club. Shotgun start at 8:00 A.M. If there is enough interest, play will be scheduled for the afternoon in addition to the morning start.

Speaker for the evening was State Senator Karen Johnson, District Eleven. Karen spoke about her plans to introduce legislation into the Senate similar to that which was presented in Senate Bill SB 628 last year. This Bill included such items as requiring developers to reveal existence of Deed Restrictions in advertisements and brochures, and a waiting period to review Deed Restrictions before closing. In subdivisions where the property owners must pay amenity fees to the developer for the recreational facilities, the developer would be required to issue to each property owner an annual financial report of receipts and an itemized listing of expenditures. The Senator answered questions from the audience, and was given a standing ovation at the completion of her presentation.

The business portion of the meeting was closed.

Coffee and donuts were served. This, as usual, is always a good time for members and guests to enjoy friendly conversation with each other.

* * * * *

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A MESSAGE FROM P.O.A. PRESIDENT BILL RICH

To me, the most important issue this organization has on its agenda is membership. We started last Fall with an all out effort to increase our membership and to date we have been very successful. We opened our membership to all residents in the community recognizing that we had to grow and expand as the size of the Villages continued to do the same. Our Membership Committee has worked very hard to get the message to all residents, both East and West, that this organization is deserving of their support. Their efforts have been rewarded with many new residents joining. Many old residents are joining for the first time or re-instating because they have renewed confidence in the direction our organization is taking. I am going into my second year as President and I am looking forward to making this another successful year for the P.O.A.

The key to how successful I will be depends largely on my ability to promote membership. I most certainly realize that I cannot do this by myself. It will take the combined efforts of all of us. So, like I have asked you to do so many times in the past, talk to your friends and neighbors and explain the advantages and benefits of our organization. Take a copy of this month's BULLETIN and show them the picture of Earle and Evelyn Snider on the back cover. They have been loyal members for twenty years.

I would like to remind everyone that the meeting of the "VCCDD" on February 24, 1995, was not adjourned, it was continued to March 17, 1995, at 9:00 A.M. in the Community Building on Guava Street in Lady Lake. I **urge** you to attend this meeting. Thank you.!

Bill Rich

Bill Rich
President

SPEAKER FOR MARCH MEETING

The Speaker originally scheduled for this meeting is unable to attend and will be rescheduled at a later date.

BOB LEDLIE from Invincible Roofing Systems, Inc., one of our advertisers who helps make the publishing of our Bulletin possible, has graciously accepted our invitation to speak.

"Surprise" refreshments will be served courtesy of "Invincible".

Note: "Invincible Roofing" is also sponsoring a Benefit Bowling Tournament for A.R.C. (our adopted charity) in Leesburg on Saturday, March 25, 1995, at Fiesta Lanes. First Place is guaranteed \$125.00 in both 8 and 9 Pin No Tap Divisions.

5

UPDATE ON VILLAGE CENTER COMMUNITY DEVELOPMENT DISTRICTS (VCCDD)
PROPOSAL TO BUY THE AMENITIES

In the January issue of the Bulletin was a "Preliminary List of Assets to Be Transferred" from the developer to the "VCCDD". That list included twenty-three (23) areas and was the first time a list was published by the P.O.A. The response to this was interesting because many residents didn't know the Chula Vista and Silver Lake restaurants were included.

In the February issue was another "Preliminary List" which contained two additions to the first list. The LaHacienda Recreation Center and the postal facility on Morse Boulevard were added and the total number of areas increased from twenty-three (23) to twenty-four (24). The objections to inclusion of numerous items, made at the January 27, 1995 meeting of the "VCCDD" were underlined in that list.

At the February 24, 1995 meeting of the "VCCDD" another list called the "Preliminary Listings of Real Property To Be Transferred" was presented and two deletions were made. In area Nine (9) the Silver Lake Club restaurant and supporting parking lot were removed. In Area Nineteen (19) the Chula Vista Club restaurant and surrounding parking area were removed. And, one addition was made. A new area called 5-B which is Lot 1179 in Unit #7 and Lot 1479 in Unit #8. These are landscaped open space/park area located adjacent to the First Tee of the OBG Hills Golf Course.

This has been referred to by the Manager of the "VCCDD" as the final list. So, for your records, we will publish the list again.

1. The landscaped open space in the cul-de-sac at the end of Kaufman Circle in Unit 7.
2. The Hilltop Swimming Pool, parking lot and postal building.
3. A storm water retention pond off East Schwartz in Unit 10.
4. The softball field, tennis courts, horseshoe pits, bocce courts, well house, postal building and parking lot on Southwest side of Paradise Drive. Two entry gates, Boone Court and Wales Plaza.
5. The Hilltop Executive Golf Course, golf course maintenance barn and offices, parking lot and mulch bins. Recreation Hall and Cantina. Recreation offices with Billiards Room. Family swimming pool, shuffle-board courts and paved parking lot.
- 5B. Lots 1179 in Unit #7 and 1479 in Unit #8. Landscaped open space/park area. Adjacent to First Tee at OBG Hills Golf Course.
6. A landscaped open space at intersection of Lester Drive and Lindsey Lane, Southwest corner.
7. Lone Oak Lake in Unit 10.
8. Lake Paradise, Schwartz Park, gravel parking lot and Boone Park.
9. The Silver Lake Executive Golf Course, tennis courts, and Silver Lake.
10. A dirt road North of properties located on East Schwartz - area near cellular phone tower.
11. La Plaza Gate (Medical Gate) and Guard House.

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12. The Southside Swimming Pool, Hot tub, shelter, parking lot and Cantina Building.
13. Landscaped open space between properties located on Jason Drive and Rainbow Boulevard, and back of properties located on Tarrson Boulevard in Units 4, 5 and 6. Jeffrey Gate and Guard House.
14. The cart path and walkway on Tarrson Boulevard providing access to the Post Office facility and Bank.
15. The Sign Wall and landscaped open space at the Southeast corner of the intersection of US 441/27 and Griffin Avenue.
- 16A. The Exercise Swimming Pool, restroom building, tennis courts, pickleball courts, and parking lot located in "VCCDD" area near the LaHacienda Hotel.
- 16B. The LaHacienda Recreation Center and paved parking lot.
17. The Del Mar Gate, Guard House, landscaped open areas, Walls and cart paths around Courtyard Villas.
18. The El Cortez Gate, Guard House, landscaped open areas, Walls and cart paths around Courtyard Villas.
19. The Chula Vista Executive Golf Course, Lake Chula Vista, restrooms, storage building, starter shack, tennis courts, pickleball courts, volleyball courts, bocce courts, Postal facility, parking lot and Chula Vista swimming pool.
20. The landscaped open space in cul-de-sac at the end of Agua Way, portion of Lake Cortez, portion of Mira Mesa Executive Golf Course, and buffer area along West side of Oak Meadow Lane.
21. Portion of Mira Mesa Golf Course, portion of Lake Cortez. Starter shack and restroom, and golf cart parking lot.
22. Recreational vehicle parking located at South end of Oak Meadow Lane.
23. Lake Laguna and landscaped access from Ventura Drive.
24. Postal facility and paved parking lot located on Morse Boulevard.

SUMTER MEMBERS

The interest being shown in our Association by the residents in Sumter is most gratifying. We are pleased that so many have joined with us. The membership is growing quite rapidly, and with that growth, comes the need for individuals to assume leadership roles.

Volunteers are needed for Liaison Committee Members, walkers to deliver Bulletins, and help with other necessary work. If you can help the organization in any way, please call **Russell Day**, Liaison Committee Member At-Large, at 750-3108. HE NEEDS YOUR HELP!! THANK YOU!!

WELLNESS COMMITTEE

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Recently the P.O.A. was requested for input as to the types of Physicians we felt would be needed at the new "LRMC Medical Facility". The job of providing that information was turned over to the "Wellness Committee" headed by **SUE LATHOM**, who is a Registered Nurse. Sue and her Committee talked to over 500 residents. They made telephone calls and conducted one on one interviews with residents at various places, such as the grocery stores, post offices, bowling alley, golf courses, restaurants, etc. Just everywhere and anywhere.

The conclusion they reached was that many residents are satisfied as is, with no changes. All agreed we have good emergency care - good ambulance response. And, all are anxiously awaiting the building of the "Urgent Care Center" as advertised by "LRMC".

They found the need for the following types of physicians. Family physician who accepts what Medicare allots, family physician who has experience in pediatrics, (for treatment of visiting grandchildren), Dermatologist, Podiatrist, Rheumatologist, Gynecologist, Dentist (for competitive costs) Chiropractor, and an Ear, Nose and Throat Specialist.

Sue has a committee of four members and our thanks goes to all of them. To conduct a survey of that many people certainly gives credence to their findings. I am sure they must have given up a lot of personal time to complete this project. **Thank you Ladies** for a job well done!!!

THE P.O.A. OFFERS A PRIZE FOR BEST SLOGAN

As part of the celebration of the 20th Anniversary of the founding of the P.O.A., we are conducting a contest for a slogan which best symbolizes our organization.

A prize will be awarded to the member who submits the best entry. Please use the following Form to enter. You may present your entry to any Officer or Board Member or you may put it in the P.O.A. Box located in the Recreation Hall.

Your entry should be submitted no later than the date of the September Meeting. Only Members are qualified to enter. So if you have not joined, renewed or reinstated your membership, you will want to do so.

P.O.A. SLOGAN CONTEST FORM

PROPOSED SLOGAN _____

NAME OF MEMBER _____

ADDRESS _____

PHONE _____

16

GOLFERS GOING TO HACIENDA HILLS

If you go by Golf Cart from the East Side of The Villages to Hacienda Hills, you will be interested in the following information.

There is a golf cart path you can use that will take you around the heavily traveled street "Panama Place". Instead of using Panama, go down the cart path that runs along the south wall of the Hacienda Villas. This runs parallel with Panama and is much safer because you are not exposed to the car and truck traffic.

"Golf Cart Crossing" signs were recently installed on both sides of Del Mar at the entrance to this path, which will make it easier to locate. And, we urge you to use it for your own safety.

Special thanks to Monica Andersen, Director, Resident Amenities Division for her efforts in getting these signs installed and her concerns for the safety of all residents. Ms. Andersen stated, "'You have my full cooperation when it comes to the safety awareness of our residents".

P.O.A. VOLUNTEER APPRECIATION DAY

All past and present volunteers are invited to An Appreciation Coffee to be held **Saturday, March 25th**, in the **Lucille Ball Room** from **9:00 to 11:00 A.M.**

The P.O.A.'s Officers and Board Members have designated this day to express their gratitude for the dedication of its volunteers who serve in the many areas in which they are needed.

Please mark your calendar and plan to attend!

IMPORTANT DATES TO REMEMBER

First Tuesday of Month	7:30 P.M.	Board of Directors Meeting Charlie Chaplin Room
First Thursday of Month	9:00 A.M.	Liaison Committee Meeting Lucille Ball Room
Wednesday, March 15, 1995 (Third Wednesday of Month)	7:30 P.M.	Monthly Membership Meeting Recreation Hall

**** Saturday, March 26, 1995 - P.O.A. VOLUNTEER APPRECIATION DAY
Time: 9:00 A.M. - 11:00 A.M. - LUCILLE BALL ROOM ****

FRIDAY, MARCH 31, 1995 - Village Community Development District Meeting at
Guava Street - Community Center - Lady Lake at 9:00 A.M.

FRIDAY, MARCH 31, 1995 - Village Community Development District No. 1
Meeting at Sumter County Governmental Bldg. - at 10:00 A.M.

* * * * *



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Profile of P.O.A. Members

First of a Series

Please allow us to introduce you to Mr. and Mrs. Earle Snider of 1033 Aloha Way. Earle and Evelyn saw an advertisement for Orange Blossom Gardens in an issue of McCall magazine and came to Florida for a "look-see." As a result, they moved into their Florida home November 1, 1973.

They were among the first residents to become members of the O.B.G. P.O.A. and have remained members for the nearly 20 years of its existence.



*"We believe the P.O.A. has accomplished a great deal as a result of people pulling together."
- Evie & Earle Snider*

They belong to two bowling leagues, and they enjoy playing cards with friends. During the three months they spend back in their home state of Ohio, "Evie" catches enough fish to last all winter.

Earle was responsible for the distribution of the P.O.A. bulletin for a number of years. He formerly was an active member of the local Lions Club; and has served as president of the Ohio Club.

Larry Snider (Earle's son) and his wife Becky purchased a home on Webb Way which they used as a vacation home until their recent retirement. They, too, now are residents and P.O.A. members.

If you ask the Sniders why they became members of the P.O.A., they will tell you it was for the same reason they continued to be members; they believe an organized group can deal with problems that arise better than individuals can; and they feel the P.O.A. has proven this to be true many times over.

TO JOIN P.O.A.: You may join at our meetings or simply fill out the membership form below, pay dues of \$6.00 per household, and place in the O.B.G Drop Box in the Recreation Hall or mail form and check for dues to: P.O. Box 1657, Lady Lake, FL 32158-1657.

Membership Form (Please Print)

Name(s) _____

Address _____ Phone _____

Unit _____ Villa _____ County _____

Property Closing Date _____

- ☐ New
☐ Renewal
☐ Reinstated

I (we) hereby consent to membership in the
Orange Blossom Gardens Property Owners' Association, Inc.

Signature(s)

To be able to keep our members current with various issues, it is important that we have all your addresses on file. If you maintain another residence (during the summer, for example) please list the mailing address of that residence below:

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