

**Property Owners Association of The Villages
General Membership Meeting
December 19, 2023**

Called to order: by Cliff Wiener, President, at 7:05 pm.

- Board members present: All, except: Jerry Ferlisi, Dan Warren, Ken Knodel and Gary Search, excused. Deb Butterfield, POA Bulletin Editor, also present.
- Residents present: Approximately 180.
- Organizations present: Realty Executives, One Trust, Sun Kool and Seniors vs. Crime.
- November membership meeting minutes read by Reb Benson and unanimously approved.
- Treasurer Report: Ash Marwah provided the November report, Revenue: \$17,884; Expenses: \$20,520; Net Loss: \$2,636; and, Operating Income: \$105,304.
- Membership Report: None.
- Raffle: Three \$30 winners announced, plus two winners via the raffle tickets of two gift baskets from One Trust.

Announcements:

- Cliff mentioned that about once a year he has to remind folks that if you send correspondence to the POA you must include contact information. Without that information, there is no way to respond or act on your correspondence.
- Cliff introduced the various representatives in the room: Craig Estep, Sumter County Commissioner; Mark Hayes, Steve Lapp and himself as District Supervisors; and Reb Benson on the Amenity Authority Committee (AAC).
- Cliff went over what CHIRP by Community Watch is about and the Vial for Life program; adding the POA have the whistles and vials available for folks to take home.
- Cliff mentioned the Shredding Event will be at the Covenant Methodist Church on CR-466 (behind Publix) on April 20th from 9am-12pm and that you need to be a POA member and have a ticket. Can get tickets by sending an email to POA4YOU@gmail.com requesting one. He stated the first 30-minute window is already filling up.
- Cliff mentioned the membership meetings are video recorded and live streamed on Facebook.
- Deb asked how many people are on Facebook with about 20 raising their hands and about 7 stating they liked and follow the POA on Facebook. Deb encouraged more to like and follow the POA since the POA Facebook page provides a lot of information for members.
- Member Meetings at Laurel Manor. Cliff mentioned Dr. Curtis on Alzheimer's in January, Dr. Anderson from RBOI in February and Cheryl Chestnut from The Villages Regional Hospital in March.
- Member Meetings at Everglades. Cliff mentioned meetings are the first Thursday of January, April, and October; with the July meeting the third Thursday. He added that January's speaker is Chief Twist from The Villages Public Service Department.

POA Directors for 2024

- Len Hathaway administered the oath of office for the membership approved POA Directors for 2024...which included: Cliff Wiener (President), Gilbert Windsor (Vice President), Ash Marwah (Treasurer), Reb Benson (Secretary) along with Directors Tita Dumagsa, Mike Gross, Ken Knodel, Steve Lapp, Dan Myslakowski, Gary Search and Dan Warren. Len mentioned a special thanks to Cliff since he has been the POA president for nine years.

Questions:

- A resident asked why you are responsible for something on your property that was there before you bought it? **Ans:** Cliff said that Deed Restrictions are one the property not the owner and it is based on a contract between the owner and the developer - not the district. He doesn't always agree with this based on the issue, but this is the way it is set up. He added that he heard someone

might start a business where buyers can have them look up if any non-compliance issues with the property before they buy it.

Speakers: Steve Lapp, who did digital forensics for the Department of Justice, went over a presentation on Streaming 101: The Basics and provided information (352.630.5323, steve.lapp@thevillages.net) on how to contact him if any questions.

- You need a good internet connection and a streaming device (which plugs into a TV HDMI port). You might also need a Wi-Fi extender (about \$40 to \$50) to ensure an adequate whole house signal. It is all about bandwidth, data rate and resolution regarding streaming versus cable TV.
- In some cases, you might not need a device - depending on the capability of your smart TV. But if you are inclined to (or need to) use one, some of the more popular devices include:
 - Amazon Firestick or Firestick 4K Max...good (\$20 to \$50 and \$25 to \$80, respectively)
 - Roku Premiere and Ultra...good (around \$35 and \$90, respectively)
 - Apple TV...good, but limiting on what you can add (\$134 to \$179)
 - Chromecast...okay (\$29 to \$45)
 - Onn...okay (\$20 to \$29)
 - TiVo Stream...okay (\$29)
- You will need an app or apps to obtain the programs you want to see, some of the more popular ones are:
 - YouTube TV...very good (about \$80/month)
 - Hulu...very good (about \$80/month)
 - Sling...okay (about \$55/month)
- VPN (Virtual Private Network) might be something to consider. It gives you online privacy and anonymity by creating a private network from a public internet connection, even better than a secure Wi-Fi hotspot. This service can run between \$5 to \$13/month.
- Regarding your phone, can get magicJack which uses Voice Over Internet Protocol (VoIP) requiring no additional telephone service thereby reducing your \$40/month phone bill to about \$100/year.
- Questions, some pertinent ones:
 - Who is the best provider to ensure good program coverage? **Ans:** Steve said there are many, such as streaming Comcast, Direct TV, etc., must decide for yourself. He chose YouTube TV because it is easy to setup and get most news stations, major networks, etc.
 - Can you still record, rewind, fast forward, etc. the shows? **Ans:** Yes, but the overall capability for this depends on the app you use.
 - Should be hardwire our internet into the TV? **Ans:** If possible, would recommend it since that would double the data rate speed since it drops almost 50% going from router thru WIFI.
 - What is the best WIFI and Router to buy? **Ans:** There are many good ones out there, just need to find a reasonable router/modem which usually run between \$100 to \$140.
 - I have 800 MB internet from Xfinity, do I need more capability to ensure no buffering? **Ans:** Steve said no, that in fact he has 300MB service with no issue (with a couple phones, computers, TVs, etc. in his household).
 - I have Déjà vu streaming service with over 1,000 channels, recommend it. **Ans:** Steve said it is a box worth considering, but might have some copy right issues; so, recommends only going with month-to-month service in case channels begin to disappear.

There was a Motion to adjourn the meeting at 8:10pm that was seconded and unanimously approved.
Submitted by: Reb Benson, Secretary