

Property Owners Association of The Villages
General Membership Meeting
August 27, 2024

Called to order: by Cliff Wiener, President, at 7:00 pm.

- Cliff introduced the POA Board members present: Gil Windsor, Jerry Ferlisi, Gary Search, Mike Gross, Tita Dumagsa and Reb Benson. Dan Warren and Ken Knodel, excused.
- Members present: Approximately 85.
- Organizations present: Seniors vs Crime and Pat Breedon, Sumter County Sheriff candidate.
- Membership meeting minutes, Treasurer Report and Membership Report deferred.
- Raffle: Three winners of \$30 each were announced.

Announcements:

- Member Meetings at Laurel Manor. Cliff mentioned no September meeting; Trust One on HUD properties in October; and, Glen Stine on new real estate laws in November.
- Member Meetings at Everglades. Cliff mentioned Candidate night (Sheriff, Clerk of Courts, plus one more) in October.
- Cliff mentioned the member meetings are live streamed, add that 2,000 have viewed the July 16th meeting (Sumter County Budget) and 6,000 have viewed the July 18th meeting (Sumter Commissioner candidates). Cliff said this shows the case for why he is still trying to get District Management to live stream all District meetings.
- Cliff introduced the various representatives in the room: Craig Estep, Sumter County Commissioner; Mark Hayes, Don Deakin, Jerry Ferlisi, Judy Biebesheimer, Mac McGovern, John Kerrigan and himself, District Supervisors; Nick Hemes, North Sumter County Utility Dependent District Supervisor; and, Reb Benson and Jim Vacarro, Amenity Authority Committee members.

Questions:

- Since the developer can provide \$2,000,000 to help address Districts 14, 15 & Middleton's high maintenance fee increases, why can't they contribute to the high SECO lamppost fee increase?
Ans: Cliff said he cannot speak for the developer but suspect providing the funds to decrease the percentage increase for these districts was due to unforeseen costs associated with maintenance.

Speaker: Candidates Night.

- Cliff welcomed all stating there are 7 candidates present for five Supervisor seats – one each in Districts 1, 7, 8 & 13 (note District 5, Seat 1 became uncontested prior to this meeting). Cliff mentioned that Jerry Vicenti (District 7, incumbent) could not make the meeting due to a recent medical procedure. Cliff went over the ground rules; stating each candidate will have 6 minutes for an introduction and once all introductions are complete, then 2 minutes for each question asked of them by the audience. Cliff added there will be a bell when each candidate's time is up regarding opening remarks, answers to questions. Cliff asked the audience to be courteous and respectful of the candidates' comments.
- Community District Supervisor highlights:
 - Candidates. District 1, Seat 3: Judy Biebesheimer (incumbent) and Ken Mann; District 7, Seat 4: Gil Windsor; District 8, Seat 1: Wayne Anderson and Kevin "Mac" McGovern (incumbent); and, District 13, Seat 3: John Kerrigan (incumbent) and Richard Pastor.
 - Opening Comment key points: Biebesheimer – Village resident for 26 years, always been involved with the community, member of the Community Improvement Council (CIC), has the experience/knowledge of Village operations...best candidate; Mann – retired Air Force officer with engineering/managerial experience, Village resident since 2022, sees a need for safety improvements...will get things done, no excuses; Windsor - Company owner/president, managed multi-million dollar projects and sees a need for change...his opponent (Jerry) has made some bad (wasteful spending) choices as chairman (i.e., terminating district lawyer and paying \$375,000 in legal fees); Anderson – experience as a newspaper reporter and contractor

in Southern California; will protect your homes and rights (such as ability to have small white crosses in your yard)...will be transparent and uphold freedom of speech; McGovern – 41 year naval career and small business owner, Project Wide Advisory Council alternate and a problem solver...will ensure taxpayers get their money's worth; Kerrigan – Navy for 8 years then nuclear power plant operations, Village resident since 2021 and enjoy helping the citizens...will work hard to get the right information from the right people; Pastor – engineering background with an MBA and project management experience, Village owner since 2022 and see information flow as critical...understand the issues, develop a plan, get the word out and execute.

- Key Questions
 - Mann...why did you writeup 31 people for potential code violations after someone wrote you up? **Ans:** Mann had already left the meeting so could not address this.
 - Mann...your thoughts on your primary concern for safety? **Ans:** Mann had already left.
 - Windsor...can you sway the Board from being adversarial on issues? **Ans:** Yes.
 - Kerrigan/Pastor...have no clue on how The Villages works, what's your plan for getting the word out? **Ans:** Kerrigan – Facebook, VHA meetings and other social media; Pastor – Facebook, and noted the district is coming up on its 6th year where operations transfer from landowner to homeowner. Cliff mentioned John or Richard could put any information they deem appropriate for District 13 residents in the POA Bulletin.
 - Anderson/McGovern...what is your position on anonymous complaints and multi-modal path stripping? **Ans:** Both agreed to no anonymous complaints and no path stripping.
- Cliff concluded stating he appreciated all attending and that if any candidate had other comments they wished to state, he would gladly put those comments in the next Bulletin.

There was a Motion to adjourn the meeting at 8:14pm that was seconded and unanimously approved.
Submitted by: Reb Benson, Secretary