

December 11, 2009

Versailles III Board Members:

Before reaching another "final" decision on the painting issue of 1025 Emerald Dunes Drive, please take into consideration the contradictions in policy and approach that have already surfaced when dealing with that house and its residents.

The board meeting to make the first decision was purposely held when the residents of 1025 were out of town despite the owner's request to delay the meeting a few days until they returned. That was a board decision that was neither fair nor in the best interests of the community to have everyone involved present.

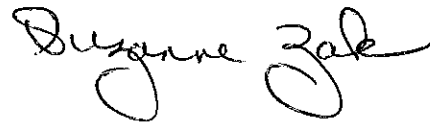
When I presented a paint chart that I had made to the board to show the slight differences in shade and quality of paint in the yellows readily available in the community of Sun City Center, the facilitator of the Architectural Committee, Mr. Cook, emphatically stated at the meeting that my small samples could not be used, that they were too inconclusive based on size and the fact that they were not on the same material as the house itself. It must only be a six feet in length sample painted on the house in question. Amazingly, at the next board meeting, Mr. Cook brought in several paint samples on approximately one foot in diameter wooden sample boards. It completely contradicted the statements he himself made at the meeting prior when I had presented paint samples. It seems that rules apply when convenient and only with shades of interpretation as convenient.

A whispering campaign has poisoned the atmosphere before decisions were made. Standing in front of the Club Renaissance, Mr. Daub told my husband and I that the wife residing at 1025 Emerald Dunes had told the painters to use the paint she selected and that Mr. Cook could go *@!* himself if he didn't like it. He had heard this from a "reliable" source. He was quite firm that such an attitude could not be tolerated in the community, that it was just wrong. Since that did not sound to me like a statement that the resident of 1025 would make, I asked the painter (while my husband was present to hear the response) if such a statement had been made by the resident of 1025 Emerald Dunes Drive. The painter said that no such statement had been made and that he was quite upset to see the upheaval in the neighborhood. How could such rumors have taken on such a vivid life? A wife of one of our neighbors has commented on the "stories" spread by some of the men while at the club or on the golf course. They are called "stories" and amuse those spreading them. Where I came from prior to this community, they were called lies. Sometimes, those "stories" get out of hand and snowball. This time, it seems that it has snowballed to include character assassination and all kinds of mini mob decisions made in the shadows.

Mistakes have been made on all sides in this paint issue. When it was stated that rules are always applied equally by the Architectural Committee, that was simply not true. The facilitator came to my home to have my husband sign an approval for a neighbor's house decoration that had already been put on prior to committee approval. That was okay because the facilitator said it was "tasteful." I was present, and I heard the whole conversation less than five feet away from me. I doubt if it would have had the same

tone if someone had spread rumors that the facilitator could *@!* himself if he didn't like that decoration.

At every board meeting that I have attended L. E. Wilson has given advice based on her years of experience in community association management and after consultation with attorneys as requested. When some board members did not like the advice given, a shadows campaign has also been started to fire L. E. Wilson and find new management. As a community, we have to learn to follow law (not emotions), operate logically, and look toward decisions that benefit our community as a whole (not be forced to focus on some inflated egos and sinister rumors). I have had whim "rules" applied to me with the paint samples only to have those same "rules" broken by those issuing them at the following meeting. Board Members and community members must focus on what has happened and what may have actually prompted some of the decisions that have put us in this current position. Please consider the advice given by L. E. Wilson in the context of an experienced community association manager. At our age, we should be way beyond the whispering campaigns that were effective in junior high.

A handwritten signature in cursive script that reads "Suzanne Zak". The signature is written in black ink and is positioned to the right of the main text block.