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US-301, there must be buffers between existing homes and new ones.

ClubLink agreed to donate approximately 190 acres to the CA. Since the CA is a 501(c)(3), we would not pay taxes on the donated property at any time.

ClubLink agreed to meet with the affected community at the very beginning of the process before plans have been made. Common practice is to wait until a builder is hired and tentative plans have been outlined before meeting with the community. ClubLink will continue to be a part of SCC with golf courses in the CA and in Kings Point. ClubLink also owns and manages Club Renaissance. ClubLink plans to put more money into improving Club Renaissance and then Scepter Golf Course. Finlayson says Sandpiper will remain open until both golf courses' improvements have been completed.

Finlayson says nothing is "set in stone." CA Members have the opportunity to give input. At this time, potentially 305 acres might be developed. This could change after the county and various other regulatory groups make their rulings.

ClubLink is tentatively planning to hold another meeting with residents



Over 900 Community Association members attended the meeting. Some were in the main room. Some in adjoining spaces off to the side.

in April. At that time, they will have a builder with them who will already know the parameters which have been set. The discussions at the April meeting will contain more specific proposals as to types and sizes of homes, spacing of homes, types of buffers and berms, green space, new locations for the Security Patrol and Bunkers, locations of lakes and other features, additional roads, etc.

After the April meeting, ClubLink will work on its plans to present to Hillsborough County this summer. The proposed timeline shows the builder receiving government approvals and beginning development and sales during the Summer of 2023.

Community members brought up many concerns. Homes purchased around the golf courses cost more than the same houses in different locations. Home owners purchased the property because they like the golf course view. Traffic, especially on South Pebble Beach will increase. Will individuals and groups of golfers have the access to playing times they currently have? Watch the video to hear all of the comments and concerns.

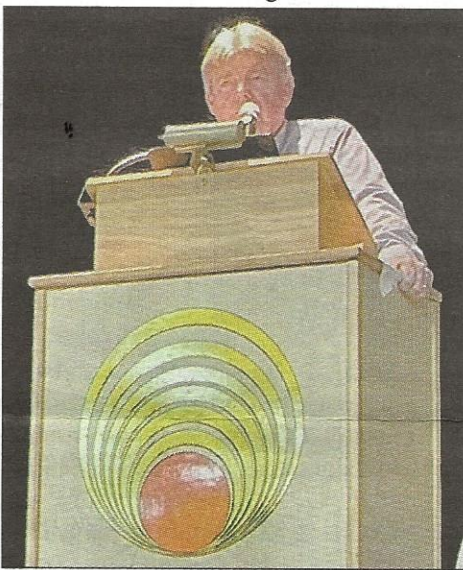
Long Range Planning Committee (LRPC) member Peter Aluotto says the

community is "constrained by the lack of land." Acquiring additional land would enable the community to pursue the priorities members said they wanted at the two focus group meetings: space for walking paths, gathering places, a resort swimming pool, and additional courts for games.

Watch your email blasts and listen to SUN Radio (96.3 FM) for the time and date of the April meeting with ClubLink. A Zoom link will also be available. We have the unusual and welcome opportunity to offer our input at the beginning. Take advantage of it.



COO John Finlayson, VP of U.S. Operations John Talon, and Director of Operations Paul Ascoti answered questions until around 5:30 p.m.



ClubLink COO John Finlayson was the primary presenter at the March 23 Membership Meeting.