

RESOLUTION 2020-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE EAST HOMESTEAD COMMUNITY DEVELOPMENT DISTRICT AMENDING, MODIFYING, AND REVISING THE CLUB OASIS RULES AND REGULATIONS TO AMEND SECTION 1.3, ENTITLED "ANNUAL MEMBERS"; AND TO AMEND SECTION 3.8 PERTAINING TO THE SERVICE OF ALCOHOLIC BEVERAGES IN CERTAIN CLUB OASIS FACILITIES; AUTHORIZING DISTRICT STAFF TO TAKE CERTAIN ACTIONS CONSISTENT WITH THE ADOPTION OF AMENDED CLUB RULES; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the East Homestead Community Development District (the "District") is a local unit of special purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated in the City of Homestead, Florida;

WHEREAS, the District owns and operates certain clubhouse and recreational amenity facilities within the District located on Tract C, Corsica at Oasis Plat, as recorded at Plat Book 164, Page 91, of the public records of Miami-Dade County, Florida (the "Club");

WHEREAS, the District has previously adopted pursuant to applicable Florida law, the Club Oasis Rules and Regulations, last amended by the District Board of Supervisors, and after a public hearing regarding the same, on July 13, 2018;

WHEREAS, pursuant to Section 190.011, Florida Statutes, the District is authorized to adopt and modify rules, regulations, and rates pursuant to the provisions of Chapter 120, Florida Statutes, prescribing the conduct of the business of the District;

WHEREAS, the District has complied with the provisions of Chapter 120 and Section 190.035, and has conducted a public hearing to address certain amendments to the Club Rules and such other related rules and policies as may be necessary to better define and regulate the use of Club, as contemplated herein; and

WHEREAS, after a public hearing on the proposed amendments to the Club Rules, the Board of Supervisors finds it to be in the best interest of the District, the residents and property owners of Oasis, and the members of Club Oasis to adopt the rule amendments set forth in this Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE EAST HOMESTEAD COMMUNITY DEVELOPMENT DISTRICT, THAT:

Section 1. The foregoing recitals are hereby incorporated as the findings of fact of the District Board of Supervisors.

Section 2. Section 1.3 of the Club Rules, entitled "Annual Members" is hereby amended, as follows:

1.3 Annual Members. Annual Memberships shall run from the date of acceptance of an application for membership by the District Manager until the end of the Club fiscal year, September 30. Annual Membership renewals shall run from the beginning of the renewal Club fiscal year, October 1, to September 30 of the succeeding year. Annual Dues shall be payable by the Annual Member in advance of the Club fiscal year, along with any prorated amount of dues owed for applications accepted during any portion of the current fiscal year. The Annual User Fee for membership is to be determined annually by the East Homestead Community Development District Board of Supervisors. This fee will permit the use of all Club Facilities for the portion of the fiscal year based on the payment and membership acceptance date. Each subsequent renewal shall be paid in full by October 1st of each year. Such fee may be increased, by action of the Board of Supervisors, to reflect increased costs of operation of the amenity facilities. The use of the Amenity Facility is not available for commercial purposes.

Section 3. Section 3.8 of the Club Rules is hereby amended, as follows:

3.8 Alcoholic beverages shall not be served, sold, possessed or consumed at the Club Facilities, except at special events pre-approved by the Club Manager in accordance with District policies regarding the same. Alcoholic beverage service, if approved by the Club Manager, shall only be obtained through an insured bartending or catering service licensed to serve alcoholic beverages. Such authorization may only be granted by the Club Manager and will, at a minimum, be contingent upon providing proof of insurance with the District being named an additional insured. Nothing herein shall be construed to limit the ability of the Club Manager to impose additional conditions on any authorization contemplated herein.

Section 4. District Counsel is hereby directed to produce amended/updated versions of the Club Oasis Rules and Regulations implementing the changes set forth in the Resolution, and is further directed to forward the amended Club Oasis Rules and Regulations to the District Manager to be included in the Official Records of Proceeding of the District.

Section 5. The District Manager is hereby directed to take all actions consistent with this Resolution.

Section 6. All Resolutions or parts of Resolutions in conflict herewith are hereby repealed to the extent of such conflict.

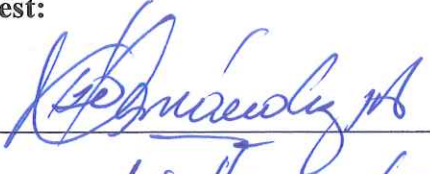
Section 7. If any clause, section or other part or application of this Resolution is held by a court of competent jurisdiction to be unconstitutional or invalid, in part or as applied, it shall not affect the validity of the remaining portions or applications of this Resolution.

Section 8. This Resolution shall take effect immediately upon adoption.

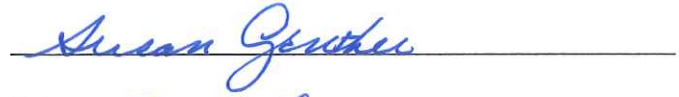
PASSED AND ADOPTED, after a public hearing on the same and in a public meeting of the Board of Supervisors of the East Homestead Community Development District, this 10th day of January, 2020.

EAST HOMESTEAD COMMUNITY
DEVELOPMENT DISTRICT

Attest:



Print: Luis Hernandez
Secretary/Assistant Secretary



Print: SUSAN GENTNER
Chair