

Active Retirement Community at Sun City Center (SCC), Florida

Mrs. Yasmin Kevala from Potomac, MD is heading this effort on behalf of FEZANA

SCC is an ideal retirement community for Zarathushtis for several reasons:

- Sun City Center is a 5,000 acre development. It is 50% complete and the rest 50% to be completed in the following 8 years. It is a fully established community since over 20 years. High quality homes, new and pre-owned, range in price from \$50,000 to \$450,000.
- Good climate - mild winters, warm summers, ocean breezes.
- Low cost of living. Fresh produce all year round; and no State income tax.
- Excellent medical facilities. Three accredited Assisted Living facilities located in the development and nationally recognized Hospitals in the area.
- Indoor and outdoor recreation and leisure activities for all ages. Right from tennis, swimming, golf, fitness centers; bridge clubs, pottery, stained glass, dance club, table tennis, computer classes, and the list goes on and on. With room enough to add on any special interest.
- 1 ½ hour drive to Walt Disney World and Orlando attractions for the visiting family, grandkids and friends.
- There are three clubhouses with halls and facilities that can be rented for meetings, navjotes and weddings. All in tasteful settings and beautiful lush greenery of Florida.
- With all the above amenities and much more, we can go ahead and create our own Zarathushti Support System, in-sourcing most of our needs and everyday services within our own community. Some may take this opportunity to jump-start a small business like tourism, catering, garden and maintenance services, companion service and even accounting, consulting or medical practice. Older retirees who need only to supplement their savings can take up a part-time job. The local economy is robust; unemployment is a mere 2.8 percent, and it boasts a range of cultural activities. Plenty of opportunities for full-time or part-time work or business.

UPDATE

*Together we can make it happen
Make our retirement dreams come true*

January 2004

Fellow Zarathushtis:

This is an update on the Florida Active Retirement Community project.

Response to my presentation (at the FEZANA AGM in Boston) and article (FEZANA Journal, Fall 2003) about the Florida Active Retirement Community has been quite good. Several people have already visited Sun City Center in Florida.

The first piece of news is that Rustom and I bought a small bungalow in Sun City Center (SCC) in October 2003, which will become our base for further activities and exploration of the concept. The house came with most of the furniture (but no golf cart ☺). We spent a delightful two weeks there during Christmas and New Year. Flowers were blooming, the orange trees were loaded, and birds were chirping away – quite a change from



Washington DC. Every street had houses with Christmas lights and many of the families had visitors. The clubhouse was filled with people, children swimming and enjoying the warm sunny

weather. We went to the New Years Eve dinner-dance with our neighbors and thoroughly enjoyed dancing to the 60's and 70s tunes played by a live band – for \$35 per person. Two weeks passed by too quickly. We got our house ready for the renters from New York who will be coming in February. We did manage to spend a day with friends at Tarpon Springs in North Tampa and go on a short cruise around Sarasota's famous Longboat Key.

SCC provides safe, secure and inexpensive living conditions for people 55 and over. The developer of SCC, WCI Communities, received the Best Builder Award from the National Association of Home Builders and Builder's magazine in 2004. Excellent medical facilities, access to airports and salubrious climate are of course there year round. There are three types of residents there – retirees, "snowbirds" who come to Florida every winter, and a few who are working. Many Canadians and Europeans also own homes there for winter use. Many travel, take cruises, or visit relatives during the summer months. Because of the 24-hour security patrols, year-round grounds maintenance and friendly neighbors, it is quite safe to leave the homes empty for long periods. Some of course may rent out the homes when they are not there.

Nearby, Mira Bay offers homes with canal access to the Gulf, and Apollo Beach is a resort community with luxury condos and million \$ homes. They are building shopping areas and a Home Depot. Prices will surely go up as the area develops.

Tampa Bay- Orlando area has about 30 Zarathushti families who recently formed the Zoroastrian Association of Tampa Bay (ZTAMBAY). As you may know, ZTAMAY will be hosting the next FEZANA AGM in Tampa on May 29-30, 2004.



(Left to right) Firdosh Mehta, FEZANA President; Ron Cress (SCC representative), Yasmin Kevala, Rashna Mehta, and Rustom Kevala at the Sun City Center Community Center in August 2003

We are quite excited about this, and I will definitely be there to get more feedback and ideas. Since May 31 is Memorial Day Holiday in the USA, I am making arrangements a ***Sun City Center Getaway*** after the AGM, starting on the afternoon of May 30. Sun City Center offers a Preferred Guest program, under which a family of four can stay for \$39

per night. Details are on the registration form on the next page. WCI Communities representative Ron Cress and my associate, Joy Sparkman who has an office in Brandon, will be available to answer your questions about the area, prices and facilities. We can also arrange visits to neighboring communities like Mira Bay, Apollo Beach, Brandon and Sarasota if requested. If a sufficient number of people sign up to come, WCI will arrange an entertainment night and transportation by bus. Note that at least one family member needs to be over 55 to own a property at SCC, but there is no age restriction in many of the surrounding developments. Just visit, RELAX and enjoy the Tampa Bay area. This could be a very enjoyable and memorable holiday for the entire family.

If you have any questions, want more information, or want to make plans to visit after the FEZANA AGM, just give me a call. Hope to hear from you soon.

Yasmin Kevala

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The Sun City Center (SCC) Getaway is planned for FEZANA AGM delegates and their guests from May 30 to June 1, 2004. **This will be a time of sharing our ideas for retirement and experiencing togetherness in a relaxed environment.** Longer or shorter stays can be accommodated.

Fellow Zarathushtis: let us start working together now, focusing on the happy and comfortable lives ahead of us

Accommodations

Arrangements have been made for Zarathushti visitors to enjoy all the amenities of Sun City Center as Preferred Guests at the very nominal cost of **\$ 39 per night per room with 4- person capacity.** This rate of \$39 per night includes:

- A discounted round of golf for two.
- Complimentary breakfast each morning.
- Use of selected recreational amenities.
- Fine dining at the exclusive Golf & Racquet Club.
- Sunday May 30, 2004 at 6.30 p.m. Dinner and Entertainment (extra cost)
- A guided tour of Sun City Center.

For further information, call Yasmin Kevala at 301-765-0793 or e-mail: yaskeval@aol.com

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|------------------------------|------------------------|--------------------------|
| Name | (first) _____ | (last) _____ |
| Number of persons | (adults over 16) _____ | (children) _____ |
| No. of Rooms and days | From: _____(date) | Leaving on: _____ (date) |
| Address | (street) _____ | (City, State, Zip) _____ |
| | (city) _____ | (state, zip) _____ |
| Telephone | Day: _____ | Evenings: _____ |
| E-mail | _____ | |

To ensure booking, please mail this form by May 1, 2004 to:

Yasmin Kevala
8812 Tuckerman lane, Potomac, MD 20854, USA

ONE dinner free if booked before April 10, 2004.
