

By Representative Gibson

1                                   A bill to be entitled  
2           An act relating to alcoholic beverage licenses;  
3           authorizing the issuance of a special alcoholic  
4           beverage license for certain entities operating  
5           within the commercial district of a retirement  
6           community within the Town of Lady Lake and for  
7           certain entities operating within the  
8           commercial district of a retirement community  
9           within Sumter County; providing restrictions;  
10          providing an effective date.

11  
12 Be It Enacted by the Legislature of the State of Florida:

13  
14           Section 1. (1) Any entity operating an entertainment  
15 or lodging complex within the commercial district of a  
16 retirement community in the Town of Lady Lake may be issued a  
17 special alcoholic beverage license by the Division of  
18 Alcoholic Beverages and Tobacco of the Department of Business  
19 and Professional Regulation permitting the sale of alcoholic  
20 beverages, and the manufacture and sale of malt beverages, for  
21 consumption on premises only. The complex, including the use  
22 of areas or facilities pursuant to the authorization of a  
23 community development district, must be managed, controlled,  
24 and operated by a primary business entity under one business  
25 name and may include individual business entities that are  
26 owned, managed, controlled, and operated independently of the  
27 primary business entity. The complex must be located within  
28 the following boundaries of the Town of Lady Lake:

29  
30                   That portion of Sections 6 and 7, Township 18  
31                   South, Range 24 East, Town of Lady Lake,

1           Florida, more particularly described as Lots C,  
2           D, E, F, G, H, K, Y, and Z, and Tracts 1 and 2,  
3           within THE VILLAGE CENTER SUBDIVISION,  
4           according to the Plat thereof recorded in Plat  
5           Book 33, Page 93, Public Records of Lake  
6           County, Florida.

7  
8           These boundaries encompass a contiguous area separated only by  
9           deeded or dedicated rights-of-way.

10           (2) For purposes of this section, the term "entity  
11           operating an entertainment or lodging complex within the  
12           commercial district of a retirement community" means any  
13           entity operating an entertainment or lodging complex that may  
14           include one or more restaurants, bars, breweries or brew pubs,  
15           clubhouses, recreation centers, lodging facilities, banquet  
16           facilities, special activity tents, or similar structures or  
17           meeting areas, or any combination thereof, consisting of any  
18           real estate development located within the property described  
19           in subsection (1) and located within any area in which a  
20           restaurant or lounge is a permitted use as defined by the Town  
21           of Lady Lake ordinances and meeting the following criteria:

22                   (a) A minimum of 15,000 visitors must annually visit  
23                   the commercial district of the retirement community.

24                   (b) The complex must provide meeting facilities for at  
25                   least 250 persons.

26                   (c) The complex must contain at least two restaurants  
27                   or lounges having at least 4,000 square feet of service area  
28                   equipped to serve full-course meals to 250 persons at one  
29                   time; however, no size or seating requirement shall be  
30                   applicable to individual restaurants or lounges.

31

1       (3) The license authorized by this section shall not  
2 entitle the licensee to maintain or construct any structure on  
3 the premises that is prohibited by the ordinances or  
4 regulations of the Town of Lady Lake. This license shall not  
5 exempt the licensee from complying with the municipal  
6 ordinances of the Town of Lady Lake. All provisions of the  
7 alcoholic beverage laws of the State of Florida not  
8 inconsistent herewith shall apply to such license and  
9 licensee.

10       Section 2. (1) Any entity operating an entertainment  
11 or lodging complex within the commercial district of a  
12 retirement community within the unincorporated area of Sumter  
13 County may be issued a special alcoholic beverage license by  
14 the Division of Alcoholic Beverages and Tobacco of the  
15 Department of Business and Professional Regulation permitting  
16 the sale of alcoholic beverages, and the manufacture and sale  
17 of malt beverages, for consumption on premises only. The  
18 complex, including the use of areas or facilities pursuant to  
19 the authorization of a community development district, must be  
20 managed, controlled, and operated by a primary business entity  
21 under one business name and may include individual business  
22 entities that are owned, managed, controlled, and operated  
23 independently of the primary business entity. The complex must  
24 be located within the following boundaries of Sumter County:

25  
26       Portions of Township 19 South, Range 23 East  
27       including portions of Sections 1-4, 8-14,  
28       16-17, 23-24, and portions of Township 18  
29       South, Range 23 East including portions of  
30       Sections 13-17, 21-28, and 33-36.

1 These boundaries encompass a contiguous area separated only by  
2 deeded or dedicated rights-of-way.

3 (2) For purposes of this section, the term "entity  
4 operating an entertainment or lodging complex within the  
5 commercial district of a retirement community" means any  
6 entity operating an entertainment or lodging complex that may  
7 include one or more restaurants, bars, breweries or brew pubs,  
8 clubhouses, recreation centers, lodging facilities, banquet  
9 facilities, special activity tents, or similar structures or  
10 meeting areas, or any combination thereof, consisting of any  
11 real estate development located within the property described  
12 in subsection (1) and located within any area in which a  
13 restaurant or lounge is a permitted use as defined by Sumter  
14 County ordinances and meeting the following criteria:

15 (a) A minimum of 15,000 visitors must annually visit  
16 the commercial district of the retirement community.

17 (b) The complex must provide meeting facilities for at  
18 least 250 persons.

19 (c) The complex must contain at least two restaurants  
20 or lounges having at least 4,000 square feet of service area  
21 equipped to serve full-course meals to 250 persons at one  
22 time; however, no size or seating requirement shall be  
23 applicable to individual restaurants or lounges.

24 (3) The license authorized by this section shall not  
25 entitle the licensee to maintain or construct any structure on  
26 the premises that is prohibited by the ordinances or  
27 regulations of Sumter County. This license shall not exempt  
28 the licensee from complying with the municipal ordinances of  
29 Sumter County. All provisions of the alcoholic beverage laws  
30 of the State of Florida not inconsistent herewith shall apply  
31 to such license and licensee.

