



Coral Bay  
Community Development District

[www.coralbaycdd.com](http://www.coralbaycdd.com)

Tony Spavento, Chairman

Daniel Dean, Vice Chairman

John Hall, Assistant Secretary

Tina Hagen, Treasurer

Ronald Gallucci, Assistant Secretary

February 8, 2018



# Coral Bay

## Community Development District

5385 N. Nob Hill Road, Sunrise, Florida 33351  
Phone: 954-721-8681 - Fax: 954-721-9202

February 1, 2018

**Board of Supervisors**  
**Coral Bay**  
**Community Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of the **Coral Bay Community Development District** will be held on **February 8, 2018** at **7:00 p.m. at the Coral Bay Recreation Center, 3101 South Bay Drive, Margate, Florida 33063**. Following is the agenda for the meeting:

1. Roll Call and Pledge of Allegiance
2. Audience Comments/ Supervisors Responses
3. Presentation from Envera for Gate Arm Barriers Upgrade with LED
4. Staff Reports
  - A. Attorney
  - B. Engineer – Speed Humps Proposals for all 3-way Stops at Perimeter Road (*2 at each location*)
  - C. Treasurer
    - 1) Approval of Check Run Summary and Invoices
    - 2) Combined Balance Sheet, Statement of Revenues and Expenditures
  - D. Field Manager
    - 1) Monthly Report
    - 2) Lake Report
    - 3) Gate Report (*will be provided at Board meeting*)
  - E. CDD Manager - Approval of the Minutes of the December 14, 2017 (*please see page 6 for revisions*) and January 11, 2018 Meetings
5. New Business
  - A. Discussion of Tot Lot Lighting
  - B. Discussion of Map Regarding Disabled Pumps and Ratification of Donation to the City of Margate
6. Old Business
7. Adjournment

*If any person decides to appeal any decision made with respect to any matter considered at these meetings such person will need a record of the proceedings and such person will need to ensure that a verbatim record of the proceedings is made at his or her own expense and which records include the testimony and evidence on which the appeal is based. In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at (954) 721-8681 at least seven (7) days prior to the date of the particular meeting. Meetings are open to the public and may be continued to a time, date and place certain. For more information regarding this CDD please visit the website: <http://coralbaycdd.com/>*

**Coral Bay**  
**Community Development District**

Summary of Invoices  
February 8, 2018

<i>Fund</i>	<i>Date</i>	<i>Check No.'s</i>	<i>Amount</i>
General	1/12/18	13414-13416	\$ 48,157.50
General	1/16/18	13417	\$ 22,705.25
General	1/30/18	13418-13420	\$ 11,410.14
General	2/8/18	13421-13442	\$ 84,147.45
Payroll	1/17/18	50481-50485	\$ 922.67
<b>Total Invoices for Approval</b>			<b>\$ 167,343.01</b>

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
1/12/18	00021	10/10/17	21334	201710	320-53800-46406			LANDSCAPE TRIAGE-HURR IRM	*	1,475.00		
		10/31/17	21381	201710	320-53800-46406			LANDSCAPE TRIAGE-HURR IRM	*	1,260.00		
		12/22/17	21503	201712	320-53800-46406			HURR IRMA-STUMP REMOVALS	*	12,350.00		
		1/03/18	21543	201801	320-53800-46406			SIL/SOD TO DAMAGED AREAS	*	5,860.00		
INNOVATIVE GROUNDS MANAGEMENT, LLC											20,945.00	013414
1/12/18	00178	11/25/17	2	201711	320-53800-46405			WALL REPAIR	*	21,000.00		
PRECAST WALL SYSTEMS, INC.											21,000.00	013415
1/12/18	00070	12/11/17	14551	201712	320-53800-46502			ASPHALT PATCH-6289 DUVAL	*	6,212.50		
STANFORD & SONS TRUCKING CORP.											6,212.50	013416
1/16/18	00164	11/07/17	135936	201801	320-53800-46612			REPLACEMENT	*	22,705.25		
HOOVER PUMPING STATIONS											22,705.25	013417
1/30/18	00158	1/30/18	4689	201801	320-53800-46406			HURRICANE IRMA CLEANUP	*	747.00		
LAKE AND WETLAND MANAGEMENT											747.00	013418
1/30/18	00184	1/29/18	26951	201801	320-53800-46406			REMOVE 360' PVC FENCE	*	8,575.00		
ORTIZ CONSTRUCTION SERVICES											8,575.00	013419
1/30/18	00150	1/24/18	25119	201801	320-53800-46406			3/4 HP PUMP-HURR IRMA	*	2,088.14		
HALL FOUNTAINS, INC.											2,088.14	013420
2/08/18	00009	11/30/17	146062	201711	310-51300-31500			NOV 17 - LEGAL FEES	*	1,737.50		
		12/31/17	146571	201712	310-51300-31500			DEC 17 - LEGAL FEES	*	1,305.00		
BILLING, COCHRAN, LYLES, MAURO &											3,042.50	013421
2/08/18	00117	1/31/18	10804	201801	320-53800-34502			JAN 18 - PARKING PATROL	*	733.37		
CAPITOL SECURITY AND PARKING											733.37	013422
2/08/18	00012	12/22/17	17122628	201712	320-53800-34502			POLICE PATROL THRU 12/18	*	672.00		

CBAY \*\*CORAL BAY\*\* SROSINA

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
1/05/18		18010905	201712	320-53800-34502					POLICE PATROL THRU 1/5	*	1,008.00		
1/05/18		18010906	201712	320-53800-34502					POLICE PATROL THRU 1/1	*	504.00		
1/19/18		18012219	201801	320-53800-34502					POLICE PATROL THRU 1/17	*	840.00		
CITY OF MARGATE-POLICE DEPARTMENT												3,024.00	013423
2/08/18	00013	1/22/18	230058-0	201801	320-53800-43100				6532 BUENA VISTA DRIVE	*	271.08		
		1/22/18	230060-0	201801	320-53800-43100				3135 CAPE CIRCLE	*	242.50		
		1/22/18	230064-0	201801	320-53800-43100				3101 S BAY DRIVE	*	205.03		
		1/22/18	239260-0	201801	320-53800-43100				3101 N BAY DR FNT	*	12.99		
CITY OF MARGATE-UTILITIES												731.60	013424
2/08/18	00034	1/11/18	0605787-	201802	320-53800-41000				6801 N BAY DR TENNIS CRTS	*	146.61		
COMCAST												146.61	013425
2/08/18	00174	1/03/18	1086078-	201801	320-53800-41000				3135 CAPE CIR OFC HOME	*	7.29		
COMCAST												7.29	013426
2/08/18	00175	1/22/18	1084602-	201802	320-53800-41000				6532 BUENA VISTA DR POOL	*	146.61		
COMCAST												146.61	013427
2/08/18	00176	1/22/18	1084966-	201802	320-53800-41000				3101 S BAY DR CLUBHOUSE	*	168.72		
COMCAST												168.72	013428
2/08/18	00110	2/08/18	02082018	201802	300-20700-10000				TXFER-DSF 2012-ASSESSMENT	*	1,249.95		
CORAL BAY CDD												1,249.95	013429
2/08/18	00032	1/03/18	415647	201801	320-53800-46408				JAN 18 - POOL MAINTENANCE	*	1,925.00		
		1/03/18	415647	201801	320-53800-46408				REPLACE ACID FEEDER	*	390.00		
		1/03/18	415647	201801	320-53800-46408				REPLACE HOOK	*	45.00		
		1/03/18	415647	201801	320-53800-46408				3 TEST KITS	*	165.00		

CBAY \*\*CORAL BAY\*\* SROSINA

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
1/03/18		415647		201801	320-53800		46408		*	50.00-		
			REINSPECTION FEE									
1/31/18		146801		201802	320-53800		46408		*	1,925.00		
			FEB 18 - POOL MAINTENANCE									
1/31/18		146801		201802	320-53800		46408		*	45.00		
			REPLACE HOOK									
								EAST RIVER POOLS AND SPAS, INC.			4,445.00	013430
2/08/18	00019	11/02/17	5178	201711	320-53800		41000		*	65.00		
			3101 S BAY DR, PAYPHONE									
		12/02/17	5209	201712	320-53800		41000		*	65.00		
			3101 S BAY DR, PAYPHONE									
		1/02/18	5240	201801	320-53800		41000		*	65.00		
			3101 S BAY DR, PAYPHONE									
								FIRST AMERICAN TELECOMMUNICATIONS, I			195.00	013431
2/08/18	00086	11/22/17	111609	201711	320-53800		46504		*	1,507.20		
			POSTS AND HARDWARE (12)									
		1/16/18	112203	201801	320-53800		46504		*	67.30		
			STOP/3 WAY									
								FIRST SIGN CORP.			1,574.50	013432
2/08/18	00166	12/01/17	122965	201712	320-53800		46506		*	17,611.98		
			BALANCE-HOLIDAY LIGHTING									
								FLORIDA CDI, LLC			17,611.98	013433
2/08/18	00101	1/25/18	PP012518	201801	320-53800		46502		*	1,512.00		
			SIDEWALK REPAIR - 12									
		1/26/18	CB012618	201801	320-53800		46502		*	553.50		
			SIDEWALK REPAIR - 10									
								FLORIDA SIDEWALK SOLUTIONS			2,065.50	013434
2/08/18	00020	1/24/18	JANUARY-	201801	320-53800		43000		*	7,313.13		
			SERVICE THRU 01/24/2018									
								FPL			7,313.13	013435
2/08/18	00001	1/02/18	211	201801	310-51300		34000		*	5,273.75		
			JAN 18 - MGMT FEES									
		1/02/18	211	201801	310-51300		35100		*	83.33		
			JAN 18 - COMPUTER TIME									
		1/02/18	211	201801	310-51300		35101		*	41.67		
			JAN 18 - WEBSITE ADMIN									
		1/02/18	211	201801	310-51300		51000		*	23.40		
			JAN 18 - OFFICE SUPPLIES									
		1/02/18	211	201801	310-51300		42000		*	9.27		
			JAN 18 - POSTAGE									

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
1/02/18		211	JAN 18 - COPIES	201801		310-51300-42500				*	147.50		
1/02/18		211	AUDIT CONFIRMATION	201801		310-51300-32200				*	23.00		
1/02/18		212	JAN 18 - FIELD MGMT FEES	201801		320-53800-34000				*	1,791.08		
GMS-SO FLORIDA, LLC											7,393.00	013436	
2/08/18	00021	1/10/18	21552	201801		320-53800-46404				*	467.95		
		1/31/18	21589	201801		320-53800-46408				*	891.00		
		1/31/18	21589	201801		320-53800-46408				*	798.45		
		1/31/18	21589	201801		320-53800-46408				*	147.50		
		1/31/18	21589	201801		320-53800-46405				*	150.00		
		1/31/18	21590	201801		320-53800-46409				*	2,178.32		
		1/31/18	21591	201801		320-53800-46409				*	428.50		
		1/31/18	21592	201801		320-53800-46511				*	360.00		
		2/01/18	21587	201802		320-53800-46202				*	19,322.00		
INNOVATIVE GROUNDS MANAGEMENT, LLC											24,743.72	013437	
2/08/18	00089	1/08/18	0083077	201712		310-51300-31100				*	1,890.00		
		1/08/18	0083078	201712		320-53800-46406				*	1,580.00		
		1/08/18	0083079	201712		320-53800-46617				*	900.00		
KEITH AND SCHNARS, P.A.											4,370.00	013438	
2/08/18	00158	1/03/18	4613	201801		320-53800-46407				*	913.00		
LAKE AND WETLAND MANAGEMENT											913.00	013439	
2/08/18	00179	1/24/18	3130	201801		320-53800-46507				*	2,942.89		
		1/24/18	3156	201801		320-53800-46507				*	1,068.08		
MMJ ELECTRIC											4,010.97	013440	

AP300R  
 \*\*\* CHECK NOS. 013414-050000

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 2/01/18  
 CORAL BAY CDD - GF  
 BANK A GENERAL FUND - BOA

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
2/08/18	00095	12/20/17	960917	201801 320-53800-41000		FAY'S COVE, PAYPHONE	*	78.00		
		1/24/18	966800	201802 320-53800-41000		FAY'S COVE, PAYPHONE	*	78.00		
									156.00	013441
-----										
2/08/18	00185	2/01/18	1290233	201802 320-53800-34501		ALARM MONITORING SERVICE	*	105.00		
									105.00	013442
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								TOTAL FOR BANK A	166,420.34	
								TOTAL FOR REGISTER	166,420.34	

CBAY \*\*CORAL BAY\*\* SROSINA



**CORAL BAY  
COMMUNITY DEVELOPMENT DISTRICT  
INNOVATIVE GROUNDS MANAGEMENT, LLC  
CHECK #13414 and CK#13437**

<u>CHECK DATE</u>	<u>INVOICE DATE</u>	<u>INV#</u>	<u>YR/MO</u>	<u>GL ACCOUNT #</u>	<u>INVOICE DESCRIPTION</u>	<u>BUDGET CATEGORY</u>	<u>AMOUNT</u>
1/12/2018 CK#13414	10/10/17	21334	201710	320-53800-46406	LANDSCAPE TRIAGE-HURR IRM	MAINTENANCE - HURRICANE	\$1,475.00
	10/31/17	21381	201710	320-53800-46406	LANDSCAPE TRIAGE-HURR IRM	MAINTENANCE - HURRICANE	\$1,260.00
	12/22/17	21503	201712	320-53800-46406	HURR IRMA-STUMP REMOVALS	MAINTENANCE - HURRICANE	\$12,350.00
	1/03/18	21543	201801	320-53800-46406	SIL/SOD TO DAMAGED AREAS	MAINTENANCE - HURRICANE	\$5,860.00
2/8/2018 CK#13437	1/10/18	21552	201801	320-53800-46404	MAIN LINE REPAIR	MAINTENANCE - IRR REPAIRS	\$467.95
	1/31/18	21589	201801	320-53800-46408	JAN 18 - ADDL MAINTENANCE	MAINTENANCE - PARK/POOL	\$891.00
	1/31/18	21589	201801	320-53800-46408	COST OF SUPPLIES	MAINTENANCE - PARK/POOL	\$798.45
	1/31/18	21589	201801	320-53800-46408	PLUMBING WORK-MENS RR	MAINTENANCE - PARK/POOL	\$147.50
	1/31/18	21589	201801	320-53800-46405	INSTALL TEMP WALL	MAINTENANCE - WALL REPAIRS	\$150.00
	1/31/18	21590	201801	320-53800-46409	SOIL/4 PALLETS OF SOD	MAINTENANCE - LANDSCAPE REPLACEMENT	\$2,178.32
	1/31/18	21591	201801	320-53800-46409	LANDSCAPE AROUND COMMUNITY	MAINTENANCE - LANDSCAPE REPLACEMENT	\$428.50
	1/31/18	21592	201801	320-53800-46511	VEHICLE DAMAGE @ WALL	MAINTENANCE - WALL REPAIRS	\$360.00
	2/01/18	21587	201802	320-53800-46202	FEB 18 - GROUNDS MAINT.	MAINTENANCE - COMMUNITY	\$19,322.00

001.320.53800.46202	MAINTENANCE - COMMUNITY	\$19,322.00
001.320.53800.46404	MAINTENANCE - IRR REPAIRS	\$467.95
001.320.53800.46405	MAINTENANCE - WALL REPAIRS	\$510.00
001.320.53800.46406	MAINTENANCE - HURRICANE	\$20,945.00
001.320.53800.46408	MAINTENANCE - PARK/POOL	\$1,836.95
001.320.53800.46409	MAINTENANCE - LANDSCAPE REPLACEMENT	\$2,606.82
	<b>TOTAL CHECK</b>	<b>\$45,688.72</b>



**CORAL BAY**  
**COMMUNITY DEVELOPMENT DISTRICT**  
Special Assessment Receipts  
Fiscal Year 2018

ASSESSMENTS - TAX COLLECTOR

	\$1,308,092.75	\$97,866.68	\$1,405,959.43
	FY 2018	FY 2018	TOTAL
	.36300.10000	.36300.10000	
	93.04%	6.96%	100.00%

DATE	DESCRIPTION	GROSS AMOUNT	DISCOUNTS/PENALTIES	COMMISSIONS	INTEREST	NET RECEIPTS	O&M Portion	DSF Portion	Total
11/21/2017	11/01/17-11/14/17	\$224,046.71	\$9,029.15	\$2,150.18	\$0.00	\$212,867.38	\$198,050.01	\$14,817.37	\$212,867.38
12/8/2017	11/1/17-11/30/17	\$925,084.64	\$37,004.93	\$8,880.79	\$0.00	\$879,198.92	\$817,999.23	\$61,199.69	\$879,198.92
12/12/2017	12/01/17-12/05/17	\$46,536.27	\$1,833.33	\$447.03	\$0.00	\$44,255.91	\$41,175.32	\$3,080.59	\$44,255.91
12/29/2017	12/06/17-12/19/17	\$89,287.08	\$3,417.43	\$858.70	\$0.00	\$85,010.95	\$79,093.47	\$5,917.48	\$85,010.95
1/15/2018	12/01/17-12/31/17	\$18,369.87	\$542.07	\$178.28	\$0.00	\$17,649.52	\$16,420.96	\$1,228.56	\$17,649.52
1/30/2018	INTEREST	\$0.00	\$0.00	\$0.00	\$307.41	\$307.41	\$286.01	\$21.40	\$307.41
<b>TOTAL</b>		<b>\$1,303,324.57</b>	<b>\$51,826.91</b>	<b>\$12,514.98</b>	<b>\$307.41</b>	<b>\$1,239,290.09</b>	<b>\$1,153,025.01</b>	<b>\$86,265.08</b>	<b>\$1,239,290.09</b>

Assessed on Roll:

	GROSS AMOUNT ASSESSED	PERCENTAGE	ASSESSMENTS COLLECTED	ASSESSMENTS TRANSFERRED	ASSESSMENTS TRANSFERRED	AMOUNT TO BE TFR.
O & M	\$1,308,092.75	93.0392%	\$1,153,025.01	(\$1,153,025.01)	(\$1,153,025.01)	\$0.00
2012 DEBT SERVICE	\$97,866.68	6.9608%	\$86,265.08	(\$86,265.08)	(\$85,015.13)	\$1,249.95
<b>TOTAL</b>	<b>\$1,405,959.43</b>	<b>100.00%</b>	<b>\$1,239,290.09</b>	<b>(\$1,239,290.09)</b>	<b>(\$1,238,040.14)</b>	<b>\$1,249.95</b>

TRANSFERS TO DEBT SERVICE:

DATE	CHECK #	AMOUNT
12/14/2017	13388	\$14,817.37
1/11/2018	13408	\$70,197.76
	<b>TOTAL</b>	<b>\$85,015.13</b>
Amount due:		<b>\$1,249.95</b>

<b>92.70% Gross Collected</b>
<b>\$102,634.86 Gross Balance</b>

**CORAL BAY**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**COMBINED BALANCE SHEET**  
January 31, 2018

	<u>Major Funds</u>		<u>Total Governmental Funds</u>
	<u>General Fund</u>	<u>Debt Service Fund</u>	
<b>ASSETS:</b>			
Cash-BOA	\$146,095	---	\$146,095
Cash-BOA	\$3,377	---	\$3,377
Due from Other Funds	---	\$1,250	\$1,250
Investments:			
Investment - BOA Savings	\$1,058,773	---	\$1,058,773
Investment - BOA Savings	\$234,146	---	\$234,146
Investment - State Board	\$33,544	---	\$33,544
<b><u>SERIES 2012 BONDS</u></b>			
Investment - 2012 Reserve	---	\$45,409	\$45,409
Investment - 2012 Revenue	---	\$87,766	\$87,766
Investment - 2012 Interest	---	\$2	\$2
Investment - 2012 Principal	---	\$748	\$748
Electric Deposits	\$218	---	\$218
<b>Total assets</b>	<u><u>\$1,476,153</u></u>	<u><u>\$135,175</u></u>	<u><u>\$1,611,328</u></u>
<b>LIABILITIES:</b>			
Accounts Payable	\$60,961	---	\$60,961
Due to other Funds	\$1,250	---	\$1,250
Deposits - Dock	\$460	---	\$460
<b>Total liabilities</b>	<u><u>\$62,671</u></u>	<u><u>\$0</u></u>	<u><u>\$62,671</u></u>
<b>FUND BALANCES:</b>			
Nonspendable:			
Deposits and prepaid items	\$218	---	\$218
Restricted for:			
Debt Service	---	\$135,175	\$135,175
Assigned to:			
Capital Reserve - Wall Painting <sup>(1)</sup>	\$44,000	---	\$44,000
Unassigned	\$1,369,265	---	\$1,369,265
<b>Total fund balances</b>	<u><u>\$1,413,483</u></u>	<u><u>\$135,175</u></u>	<u><u>\$1,548,658</u></u>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<u><u>\$1,476,153</u></u>	<u><u>\$135,175</u></u>	<u><u>\$1,611,328</u></u>

<sup>(1)</sup> Includes FY 2011, FY 2012, FY 2013, FY 2014, 2015, 2016, 2017 and FY 2018 Prorated Budget amounts.

**CORAL BAY**

**COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND**

Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending January 31, 2018

	ADOPTED BUDGET	PRORATED BUDGET THRU 1/31/18	ACTUAL THRU 1/31/18	ACTUAL VARIANCE	PROJECTED NEXT 8 MONTHS	FY 2018 TOTAL PROJECTED	PROJECTED VARIANCE
<b>REVENUES:</b>							
Maintenance Assessments - Levy	\$1,262,418	\$1,165,540	\$1,165,540	\$0	\$96,878	\$1,262,418	\$0
Interest Income	\$750	\$250	\$316	\$66	\$2,524.72	\$2,840	\$2,090
Toscana Contributions	\$2,000	\$0	\$0	\$0	\$2,000	\$2,000	\$0
<b>TOTAL REVENUES</b>	<b>\$1,265,168</b>	<b>\$1,165,790</b>	<b>\$1,165,856</b>	<b>\$66</b>	<b>\$101,402</b>	<b>\$1,267,258</b>	<b>\$2,090</b>
<b>EXPENDITURES:</b>							
<b>ADMINISTRATIVE:</b>							
Supervisor's Fees	\$13,000	\$4,333	\$4,000	\$333	\$8,000	\$12,000	\$1,000
FICA Expense	\$995	\$332	\$306	\$26	\$612	\$918	\$77
Attorney's Fees	\$35,000	\$11,667	\$5,394	\$6,273	\$29,606	\$35,000	\$0
Engineering Fees	\$15,000	\$5,000	\$4,285	\$715	\$10,715	\$15,000	\$0
Annual Audit	\$3,750	\$1,250	\$23	\$1,227	\$3,727	\$3,750	\$0
Trustee Fees	\$7,218	\$3,717	\$3,717	\$0	\$3,500	\$7,217	\$1
Management Services	\$63,285	\$21,095	\$21,095	(\$0)	\$42,190	\$63,285	(\$0)
Computer Time	\$1,000	\$333	\$333	\$0	\$667	\$1,000	\$0
Commissions/Tax Collector	\$15,365	\$14,509	\$14,509	\$0	\$856	\$15,365	\$0
Postage and Delivery	\$950	\$317	\$65	\$251	\$522	\$588	\$362
Printing and Binding	\$2,500	\$833	\$547	\$287	\$4,374	\$4,920	(\$2,420)
Insurance	\$50,000	\$22,852	\$22,852	\$0	\$26,551	\$49,403	\$597
Legal Advertising & Other	\$1,000	\$333	\$244	\$89	\$577	\$822	\$178
Office Supplies	\$500	\$167	\$93	\$74	\$742	\$834	(\$334)
Dues, Licenses, Subs	\$1,200	\$400	\$175	\$225	\$1,025	\$1,200	\$0
Website Compliance	\$500	\$167	\$167	(\$0)	\$333	\$500	(\$0)
Bond Interest	\$20,695	\$0	\$0	\$0	\$20,695	\$20,695	\$0
Bond Principal	\$152,248	\$0	\$0	\$0	\$152,248	\$152,248	\$0
<b>TOTAL ADMINISTRATIVE</b>	<b>\$384,206</b>	<b>\$87,305</b>	<b>\$77,805</b>	<b>\$9,499</b>	<b>\$306,940</b>	<b>\$384,746</b>	<b>(\$540)</b>
<b>FIELD:</b>							
Field Management Fees	\$21,493	\$7,164	\$7,164	(\$0)	\$14,329	\$21,493	(\$0)
Contractual-Security	\$158,929	\$58,518	\$58,518	\$0	\$100,410	\$158,929	\$0
Security Patrols	\$30,000	\$10,000	\$10,168	(\$168)	\$19,832	\$30,000	\$0
Security System Lease	\$400	\$100	\$140	(\$40)	\$315	\$455	(\$55)
Telephone	\$32,500	\$10,833	\$7,830	\$3,004	\$15,660	\$23,489	\$9,011
Water & Sewer	\$7,500	\$2,500	\$2,463	\$37	\$4,927	\$7,390	\$110
Electric	\$85,000	\$28,333	\$27,913	\$420	\$55,826	\$83,739	\$1,261
Pest Control	\$3,500	\$1,167	\$85	\$1,082	\$765	\$850	\$2,650
Community Maintenance	\$231,868	\$77,289	\$77,288	\$1	\$154,576	\$231,864	\$4
Other Maintenance	\$1,000	\$333	\$0	\$333	\$1,000	\$1,000	\$0
Irrigation Pumps Maintenance & Repair	\$5,000	\$1,667	\$1,702	(\$36)	\$3,298	\$5,000	\$0
Wall Maintenance & Repair	\$3,000	\$1,000	\$21,150	(\$20,150)	\$0	\$21,150	(\$18,150)
Park & Pool Maintenance/Repair	\$60,000	\$20,000	\$14,021	\$5,979	\$45,979	\$60,000	\$0
Landscape Repairs & Improvement	\$55,000	\$18,333	\$3,172	\$15,162	\$51,828	\$55,000	\$0
Lake Maintenance	\$15,000	\$5,000	\$3,652	\$1,348	\$11,348	\$15,000	\$0
Fountain Maintenance/Repair	\$4,000	\$1,333	\$312	\$1,021	\$3,688	\$4,000	\$0
Drainage Maintenance	\$20,000	\$6,667	\$0	\$6,667	\$20,000	\$20,000	\$0
Road & Sidewalk Maintenance/Repair	\$7,000	\$2,333	\$8,278	(\$5,945)	\$0	\$8,278	(\$1,278)
Sign Maintenance/Repair	\$2,000	\$667	\$1,575	(\$908)	\$426	\$2,000	\$0
Pressure Cleaning	\$13,500	\$4,500	\$4,075	\$425	\$9,425	\$13,500	\$0
Electrical Repair & Replacement	\$26,000	\$8,667	\$4,423	\$4,243	\$21,577	\$26,000	\$0
Holiday Decorations	\$36,224	\$36,224	\$35,724	\$500	\$0	\$35,724	\$500
Gate Repair & Replacement	\$27,000	\$9,000	\$7,092	\$1,908	\$14,184	\$21,276	\$5,724
Storm Cleanup-Flooding	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Storm Cleanup-Hurricane	\$0	\$0	\$49,185	(\$49,185)	\$0	\$49,185	(\$49,185)
Traffic Accident Repairs	\$0	\$0	\$360	(\$360)	\$0	\$360	(\$360)
Major Projects	\$90,000	\$30,000	\$23,905	\$6,095	\$66,095	\$90,000	\$0
<b>TOTAL FIELD</b>	<b>\$935,914</b>	<b>\$341,629</b>	<b>\$370,196</b>	<b>(\$28,567)</b>	<b>\$615,487</b>	<b>\$985,683</b>	<b>(\$49,769)</b>
<b>Capital Reserves</b>							
Wall Repainting	\$6,000	\$2,000	\$2,000	\$0	\$4,000	\$6,000	\$0
<b>TOTAL CAPITAL RESERVES</b>	<b>\$6,000</b>	<b>\$2,000</b>	<b>\$2,000</b>	<b>\$0</b>	<b>\$4,000</b>	<b>\$6,000</b>	<b>\$0</b>
<b>TOTAL EXPENDITURES</b>	<b>\$1,326,119</b>	<b>\$430,934</b>	<b>\$450,001</b>	<b>(\$19,067)</b>	<b>\$926,427</b>	<b>\$1,376,428</b>	<b>(\$50,309)</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>(\$60,952)</b>		<b>\$715,854</b>			<b>(\$109,170)</b>	
<b>FUND BALANCE - Beginning</b>	<b>\$629,678</b>		<b>\$695,629</b>			<b>\$695,629</b>	
<b>FUND BALANCE - Ending</b>	<b>\$568,726</b>		<b>\$1,411,483</b>			<b>\$586,458</b>	

**CORAL BAY**  
**COMMUNITY DEVELOPMENT DISTRICT**  
*Schedule of Major Projects*  
**FY 2018**

<b>Project Description</b>	<b>Budgeted/Approved</b>	<b>PRIOR YEAR COSTS</b>	<b>ACTUALS THRU 1/31/18</b>	<b>PROJECTED 8 MONTHS</b>	<b>TOTAL PROJECTED at 9/30/2018</b>	<b>TOTAL PROJECT COST</b>
Lighting Design <sup>(1)</sup>	\$24,400	\$24,400	\$0	\$0	\$0	\$24,400
Pool Heater <sup>(2)</sup>	\$6,860	\$6,860	\$0	\$0	\$0	\$6,860
Roadway Repairs		\$0	\$0	\$0	\$0	\$0
Irrigation Upgrade	\$74,390	\$82,118	\$22,705	\$0	\$22,705	\$104,823
Tennis Courts Lighting	\$12,600	\$12,600	\$0	\$0	\$0	\$12,600
Perimeter Wall/Other Areas Painting <sup>(3)</sup>		\$0	\$0	\$0	\$0	\$0
North Bay Drive Lighting		\$4,965	\$0	\$0	\$0	\$4,965
Curbing	\$31,500	\$33,233	\$0	\$0	\$0	\$33,233
Clubhouse Lighting	\$0	\$25,358	\$0	\$0	\$0	\$25,358
Speed Hump Project		\$1,550	\$1,200	\$0	\$1,200	\$2,750
Lake Banks		\$16,968	\$0	\$0	\$0	\$16,968
Undesignated Projects		\$0	\$0	\$0	\$0	\$0
	<b>\$149,750</b>	<b>\$208,051</b>	<b>\$23,905</b>	<b>\$0</b>	<b>\$23,905</b>	<b>\$231,957</b>

<sup>(1)</sup> There is a possible additional cost of \$10,600 for additional work that may be required, but must be approved by the Board. The first half of the project was paid during FY 2016.

<sup>(2)</sup> Project has been put on hold. Total Spent to date is \$7,860 (\$1,000 during FY 2015) If the board decides to start project, the projected costs are as follows:

Pro Power Electrical Services	\$14,500.00
2nd Panel from FPL	\$15,000.00
Pool Heaters (3)	\$17,500.00
Engineering Fees	\$4,300.00
Contingency (5%)	\$2,565.00
	<u>\$53,865.00</u>

<sup>(3)</sup> This project will commence in FY 17 after the irrigation upgrades are made and the rainy season is complete. Actual projected cost is \$89,351.85. Will use \$36,000 in capital reserves towards this project.

**CORAL BAY GENERAL FUND FORECAST COMMENTS**

For The Period Ending January 31, 2018

	PROJECTION METHOD	COMMENTS
<b>REVENUES</b>		
Maintenance Assessments - Levy	Budget to Actual	Collections begin in November
Interest Income	Current Interest Earnings	Based on current interest rates
Toscana Contributions	Anticipated	Portion of Fountain Maintenance billed to Toscana.

<b>ADMINISTRATIVE:</b>		
Supervisor's Fees	Budget to Actual	12 monthly meetings.
FICA Expense	Actual Spent	Based on all supervisors attending all scheduled meetings. Using 7.65% of gross salaries.
Attorney's Fees	Budget to Actual	Invoice for January has not been received.
Engineering Fees	Budget to Actual	No Comments
Field Management Services	Straight Line Budget	No Comments
Annual Audit	Based on Contracts	Engagement Letter for FY 2017 is \$3700;
Trustee Fees	Actual Spent	Series 2004 Paid
Management Services	Based on Contracts	No Comments
Property Appraiser	Budget to Actual	\$2 per lot and 1% commissions for gross assessment roll. (Property Appraiser Invoice Paid)
Postage and Delivery	Budget to Actual	No Comments
Insurance	Actual Spent	No Comments
Printing and Binding	Budget to Actual	No Comments
Legal, Advertising & Other	Budget to Actual	No Comments
Office Supplies	Budget to Actual	No Comments
Dues, Licenses, Subs	Budget to Actual	Used for DCA & Pool Permits.
Bond Interest	Budget to Actual	Due date 5/1/2018
Bond Principal	Budget to Actual	Due Date 5/1/2018

<b>FIELD:</b>		
Contractual-Security	Based on Contracts	Quarterly Pool Monitoring \$8313.21 per Quarter. Monthly Gate Monitoring \$10,473.00.
Security Patrols	Budget to Actual	Parking Patrol \$800 per month and City Police Detail (\$31/Hour @ 40 Hours per month)
Security System Lease	Based on Contracts	1st Quarter Monitoring Paid.
Telephone	Actual Spent Averaged	Includes current At&t bill, Comcast DSL, and 3 Payphones.
Electric	Highest Cost	No Comments
Water & Sewer	Highest Cost	No Comments
Pest Control	Budget to Actual	No Comments
Community Maintenance	Actual Contract	Landscape Maintenance/Tree Trimming/Mulch
Other Maintenance	Straight Line Budget	No Comments
Irrigation Pumps Maintenance & Repair	Straight Line Budget	No Comments
Wall Maintenance & Repair	Straight Line Budget	No Comments
Lake Maintenance	Straight Line Budget	No Comments
Fountain Maintenance/Repair	Straight Line Budget	No Comments
Park & Pool Maintenance/Repair	Straight Line Budget	No Comments
Landscape Repairs & Improvement	Budget to Actual	No Comments
Drainage Maintenance	Straight Line Budget	No Comments
Road & Sidewalk Maintenance/Repair	Straight Line Budget	No Comments
Sign Maintenance/Repair	Straight Line Budget	No Comments
Pressure Cleaning	Straight Line Budget	No Comments
Electrical Repair & Replacement	Straight Line Budget	No Comments
Gate Repair & Replacement	Straight Line Budget	Includes monthly Platinum Service Plan provided by Envera for \$1600.52 per Month.
Holiday Decorations	Actual Contract	No Comments
Major Projects	Straight Line Budget	No Comments

**CORAL BAY**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**SERIES 2012 DEBT SERVICE FUND**  
Statement of Revenues, Expenditures, and Changes in Fund Balance  
For The Period Ending January 31, 2018

	ADOPTED BUDGET	PRORATED THRU 1/31/18	ACTUAL THRU 1/31/18	VARIANCE
<b>REVENUES:</b>				
Special Assessments - A Bonds	\$91,163	\$86,265	\$86,265	\$0
Interest Income	\$0	\$0	\$183	\$183
<b>TOTAL REVENUES</b>	<b>\$91,163</b>	<b>\$86,265</b>	<b>\$86,448</b>	<b>\$183</b>
<b>EXPENDITURES:</b>				
<i>Series 2012</i>				
Interest - 11/01	\$17,325	\$17,325	\$17,325	\$0
Interest - 5/01	\$17,325	\$0	\$0	\$0
Principal - 5/01	\$55,000	\$0	\$0	\$0
<b>TOTAL EXPENDITURES</b>	<b>\$89,650</b>	<b>\$17,325</b>	<b>\$17,325</b>	<b>\$0</b>
<b>EXCESS REVENUES (EXPENDITURES)</b>	<b>\$1,513</b>		<b>\$69,123</b>	
FUND BALANCE - Beginning	\$19,225		\$66,052	
FUND BALANCE - Ending	<u>\$20,737</u>		<u>\$135,175</u>	



**CORAL BAY  
COMMUNITY DEVELOPMENT DISTRICT  
Long Term Debt Report  
FY 2018**

<i>Series 2004, Special Assessment Bonds</i>		
<i>Interest Rate;</i>	<i>4.34%</i>	
<i>Maturity Date:</i>	<i>5/1/2020</i>	
<i>Reserve Fund Requirement:</i>	<i>None</i>	
<i>Bonds outstanding - 9/30/2017</i>		<i>\$476,852.87</i>
<i>Less:</i>	<i>May 1, 2018 (Mandatory)</i>	<i>\$0.00</i>
<b><i>Current Bonds Outstanding</i></b>		<b><i>\$476,852.87</i></b>

<i>Series 2012, Special Assessment Bonds</i>		
<i>Interest Rate;</i>	<i>5.50%</i>	
<i>Maturity Date:</i>	<i>5/1/2026</i>	
<i>Reserve Fund Requirement:</i>	<i>\$45,637.50</i>	
<i>Bonds outstanding - 9/30/2017</i>		<i>\$630,000.00</i>
<i>Less:</i>	<i>May 1, 2018 (Mandatory)</i>	<i>\$0.00</i>
<b><i>Current Bonds Outstanding</i></b>		<b><i>\$630,000.00</i></b>

<b><i>Total Current Bonds Outstanding</i></b>	<b><i>\$1,106,852.87</i></b>
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**Coral Bay  
Community Development District**

General Fund  
Statement of Revenues and Expenditures (Month by Month)  
FY 2018

	OCT 2017	NOV 2017	DEC 2017	JAN 2018	FEB 2018	MAR 2018	APR 2018	MAY 2018	JUN 2018	JUL 2018	AUG 2018	SEP 2018	TOTAL
<b>Revenues</b>													
Maintenance Assessments - Levy	\$0	\$200,200	\$948,455	\$16,885	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,165,540
Miscellaneous Income	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Gate Damage Proceeds	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Toscana Contributions	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Insurance Proceeds	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Interest Income	\$97	\$59	\$96	\$63	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$316
<b>Total Revenues</b>	<b>\$97</b>	<b>\$200,259</b>	<b>\$948,551</b>	<b>\$16,948</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$1,165,856</b>
<b>ADMINISTRATIVE:</b>													
Supervisor's Fees	\$1,000	\$1,000	\$1,000	\$1,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,000
FICA Expense	\$77	\$77	\$77	\$77	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$306
Attorney's Fees	\$2,351	\$1,738	\$1,305	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,394
Engineering Fees	\$1,285	\$1,110	\$1,890	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,285
Annual Audit	\$0	\$0	\$0	\$23	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$23
Trustee Fees	\$3,717	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,717
Management Services	\$5,274	\$5,274	\$5,274	\$5,274	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$21,095
Computer Time	\$83	\$83	\$83	\$83	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$333
Commissions/Tax Collector	\$1,994	\$2,150	\$10,187	\$178	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$14,509
Postage and Delivery	\$35	\$12	\$9	\$9	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$65
Printing and Binding	\$123	\$162	\$114	\$148	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$547
Insurance	\$19,316	\$0	\$3,537	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$22,852
Legal Advertising & Other	\$69	\$53	\$55	\$67	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$244
Office Supplies	\$23	\$23	\$23	\$23	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$93
Dues, Licenses, Subs	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
Website Compliance	\$42	\$42	\$42	\$42	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$167
Bond Interest	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Bond Principal	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
<b>Total Administrative</b>	<b>\$35,564</b>	<b>\$11,724</b>	<b>\$23,595</b>	<b>\$6,923</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$77,805</b>

**Coral Bay  
Community Development District**

General Fund  
Statement of Revenues and Expenditures (Month by Month)  
FY 2018

	OCT 2017	NOV 2017	DEC 2017	JAN 2018	FEB 2018	MAR 2018	APR 2018	MAY 2018	JUN 2018	JUL 2018	AUG 2018	SEP 2018	TOTAL
<b>FIELD:</b>													
Field Management Fees	\$1,791	\$1,791	\$1,791	\$1,791	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,164
Contractual-Security	\$18,786	\$10,473	\$10,473	\$18,786	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$58,518
Security Patrols	\$2,685	\$3,053	\$2,856	\$1,573	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$10,168
Security System Lease	\$140	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$140
Telephone	\$1,980	\$1,961	\$1,980	\$1,910	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,830
Water & Sewer	\$737	\$524	\$472	\$732	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,463
Electric	\$7,005	\$6,610	\$6,985	\$7,313	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$27,913
Pest Control	\$0	\$0	\$85	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$85
Community Maintenance	\$19,322	\$19,322	\$19,322	\$19,322	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$77,288
Other Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Irrigation Pumps Maintenance & Repair	\$0	\$0	\$1,234	\$468	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,702
Landscape Repairs & Improvement	\$0	\$495	\$70	\$2,607	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,172
Wall Maintenance & Repair	\$0	\$21,000	\$0	\$150	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$21,150
Park & Pool Maintenance/Repair	\$3,265	\$3,131	\$3,312	\$4,312	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$14,021
Lake Maintenance	\$913	\$913	\$913	\$913	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,652
Fountain Maintenance/Repair	\$156	\$0	\$156	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$312
Drainage Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Road & Sidewalk Maintenance/Repair	\$0	\$0	\$6,213	\$2,066	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8,278
Sign Maintenance/Repair	\$0	\$0	\$1,507	\$67	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,575
Pressure Cleaning	\$4,075	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,075
Electrical Repair & Replacement	\$412	\$0	\$0	\$4,011	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,423
Holiday Decorations	\$18,112	\$0	\$17,612	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$35,724
Gate Repair & Replacement	\$1,601	\$5,651	\$341	(\$499)	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$7,092
Storm Cleanup-Hurricane	\$4,672	\$5,163	\$22,080	\$17,270	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$49,185
Traffic Accident Repairs	\$0	\$0	\$0	\$360	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$360
Major Projects	\$300	\$0	\$900	\$22,705	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$23,905
<b>Total Field Expenditures</b>	<b>\$85,951</b>	<b>\$80,087</b>	<b>\$98,301</b>	<b>\$105,857</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$370,196</b>
<b>Capital Reserves</b>													
Road Resurfacing	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Wall Repainting	\$500	\$500	\$500	\$500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,000
<b>Total Capital Reserve</b>	<b>\$500</b>	<b>\$500</b>	<b>\$500</b>	<b>\$500</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$2,000</b>
<b>Subtotal Operating Expenditures</b>	<b>\$122,015</b>	<b>\$92,310</b>	<b>\$122,396</b>	<b>\$113,280</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$0</b>	<b>\$450,001</b>
<b>Other Sources and Uses</b>													
Interfund Transfer In	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Excess Revenues (Expenditures)	(\$121,918)	\$107,949	\$826,154	(\$96,331)	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$715,854

**CORAL BAY**  
**COMMUNITY DEVELOPMENT DISTRICT**

**CAPITAL RESERVE SCHEDULE**

**Wall Repainting**

<u>FY 2011</u>	<u>FY 2012</u>	<u>FY 2013</u>	<u>FY 2014</u>	<u>FY 2015</u>	<u>FY 2016</u>	<u>FY 2017</u>	<u>FY 2018</u>	<u>9/30/2018</u>
\$6,000.00	\$6,000.00	\$6,000.00	\$6,000.00	\$6,000.00	\$6,000.00	\$6,000.00	\$2,000.00	<b>TOTAL</b> <b>\$44,000.00</b>

**CORAL BAY CDD**  
**Field Manager Report**  
**Thursday, February 8, 2018**

<b>Item #</b>	<b>Meeting Date Assigned</b>	<b>Item</b>	<b>Comments</b>
<i>Updates</i>			
1	Jul-17	Road Pot Holes & Cracks Repairs	Completed
2	Nov-17	CDI Holiday Lighting	Completed
3	Sep-17	IGM Tree Stumps Removal	Completed
4	Jan-18	Sidewalk Repairs at NBP & Peninsula Park	Completed
5	Dec-18	SBD Exit Canal Fountain	Completed
6	Dec-16	NBD Wall Vehicle DUI Damage	Completed repairs: Cost \$22,300: Insurance paid \$21,800 (Due to \$500 deductible) Pending court date (Possible court date in April)
7	Sep-17	AT&T ISP Upgrade	Completed outdoors installation: Pending equipment installation
8	Sep-17	FEMA Claim	In progress: Completed 60 day window on 1/30/18: Meeting several times per week
9	Sep-17	Florida League of Cities Irma Claim	In progress
10	Dec-17	Sub-Division Entrance Features Removal of Coach Lights	Will test new feature entrance lighting first at two locations
11	Dec-18	Perimeter Wall Repairs due to Irma	Pending proposal after Engineer's meeting with Vendor
12	Jan-18	New Tot Lot Playground Canopy	Ordered: 5 Weeks for production
13	Jan-18	Tot Lot Vegetation Cleanup	Scheduled to continue completion on Tuesday 2/6 before Quarterly Maintenance starts
14	Dec-18	Margate Police Department Details	More information will be provided at Board meeting
15	Jan-18	Envera Transponders	Update will be provided at Board meeting regarding the disabling of transponders over 1 year of Inactivity
16	Jan-18	Resident Sam Atiyeh Vehicle Damage	Update will be provided at Board meeting regarding insurance claim
17	Jan-18	South Bay Drive Vinyl Fence Repairs	Update will be provided at Board meeting
18	Jan-18	Resident Ms. Reyes Fence	No updates have been provided by Resident
19	Jan-18	Broward County Supervisor of Elections	Election Dates at Coral Bay CDD Clubhouse Poll: 8/28/18 & 11/6/18



Lake Management - Wetland & Preserve Maintenance  
 Erosion Restoration - Mosquito & Midge Larvae Control  
 Algae & Aquatic Weed Control - Native Planting  
 Water Testing & Analysis - Fountains & Aerators

## SERVICE & INSPECTION REPORT

Customer: Coral Bay CDD Account #: 1044 Date: 01-17-2018  
 Technician: Joey, Holly Territory: BC  
 Weather Conditions: mostly cloudy, Breezy, Cool

### LAKE MANAGEMENT

- ALGAE CONTROL
- GRASSES & EMERGENTS
- SUBMERSED AQUATICS
- FLOATING PLANTS
- INSPECTION
- DEBRIS

Lake(s) #: Lake 1, Canals 1 + 2  
 Lake(s) #: ↓  
 Lake(s) #: ↓  
 Lake(s) #: ↓  
 Lake(s) #: ↓

#### Water Test Results (Combined Average)

Temperature 68 °F  
 Dissolved Oxygen 6.9 ppm  
 pH reading 8.9  
 Water Clarity 41  
 Water Level normal

- |  |   |  |
|--|---|--|
| <input type="checkbox"/> HIGH            | <input checked="" type="checkbox"/> AVERAGE | <input type="checkbox"/> LOW             |
| <input type="checkbox"/> HIGH            | <input checked="" type="checkbox"/> AVERAGE | <input type="checkbox"/> LOW             |
| <input type="checkbox"/> ACID            | <input type="checkbox"/> NEUTRAL            | <input checked="" type="checkbox"/> BASE |
| <input checked="" type="checkbox"/> GOOD | <input type="checkbox"/> FAIR               | <input type="checkbox"/> POOR            |
| <input type="checkbox"/> HIGH            | <input type="checkbox"/> AVERAGE            | <input type="checkbox"/> LOW             |

### LITTORAL SHELF

- SHORELINE GRASSES & EMERGENTS
- FLOATING PLANTS
- INVASIVE / EXOTIC SPECIES

- SHELVES #: \_\_\_\_\_
- HERBICIDE TREATMENT
  - MANUAL REMOVAL
  - INSPECTION
  - DEBRIS REMOVAL

### UPLAND / WETLAND PRESERVE

- INVASIVE / EXOTIC SPECIES
- GRASSES
- VINES

- PRESERVE(S) #: \_\_\_\_\_
- HERBICIDE TREATMENT
  - MANUAL REMOVAL
  - INSPECTION
  - DEBRIS REMOVAL

### MOSQUITO / MIDGE LARVAE CONTROL

- INSECTICIDE TREATMENT

- LAKE(S) #: \_\_\_\_\_
- INSPECTION

Comments: Treated by boat and backpack sprayer today.  
Two applicators on-site.

### FISH & WILDLIFE OBSERVATIONS

- |   |   |  |  |  |  |   |
|---|---|--|--|--|--|---|
| FISH: <input checked="" type="checkbox"/> Bass    | <input checked="" type="checkbox"/> Bream | <input type="checkbox"/> Catfish           | <input checked="" type="checkbox"/> Grass carp | <input type="checkbox"/> Tilapia           | <input checked="" type="checkbox"/> Mosquitofish | <input checked="" type="checkbox"/> Shad    |
| BIRDS: <input checked="" type="checkbox"/> Raptor | <input checked="" type="checkbox"/> Duck  | <input type="checkbox"/> Wood Stork        | <input type="checkbox"/> Shorebird             | <input type="checkbox"/> Wading bird       | <input type="checkbox"/> Songbird                | <input type="checkbox"/> Vulture            |
| REPTILES: <input type="checkbox"/> Alligator      | <input type="checkbox"/> Snake            | <input checked="" type="checkbox"/> Turtle | <input type="checkbox"/> Tortoise              | <input checked="" type="checkbox"/> Lizard | <input type="checkbox"/> AMPHIBIANS              | <input checked="" type="checkbox"/> INSECTS |

### INVASIVE / EXOTIC PLANTS NOTED

- |  |  |  |   |  |  |  |   |
|--|--|--|---|--|--|--|---|
| <input checked="" type="checkbox"/> Brazilian pepper | <input type="checkbox"/> Melaleuca           | <input checked="" type="checkbox"/> Pennywort    | <input checked="" type="checkbox"/> Bischofia | <input checked="" type="checkbox"/> Earleaf Acacia | <input type="checkbox"/> Australian pine   | <input type="checkbox"/> Shoebuttan          | <input checked="" type="checkbox"/> Sedge         |
| <input type="checkbox"/> Climbing Fern               | <input type="checkbox"/> Air potato          | <input checked="" type="checkbox"/> Torpedograss | <input type="checkbox"/> Azolla               | <input type="checkbox"/> Salvinia                  | <input type="checkbox"/> Downy rose myrtle | <input type="checkbox"/> Java plum           | <input type="checkbox"/> Floating Hearts          |
| <input type="checkbox"/> Lantana                     | <input checked="" type="checkbox"/> Hydrilla | <input type="checkbox"/> Hygrophilia             | <input type="checkbox"/> Water Lettuce        | <input type="checkbox"/> Water hyacinth            | <input type="checkbox"/> Cattail           | <input checked="" type="checkbox"/> Primrose | <input checked="" type="checkbox"/> Alligatorweed |

### NATIVE PLANTS NOTED

- |                                       |  |   |   |   |  |   |                                 |
|---------------------------------------|--|---|---|---|--|---|---------------------------------|
| <input type="checkbox"/> Cypress      | <input checked="" type="checkbox"/> Wax Myrtle | <input type="checkbox"/> FL Pine        | <input type="checkbox"/> Red Maple                | <input checked="" type="checkbox"/> Waterlily | <input checked="" type="checkbox"/> Mangrove | <input type="checkbox"/> Pond Apple             | <input type="checkbox"/> Oak    |
| <input type="checkbox"/> Cocoplum     | <input type="checkbox"/> Bulrush               | <input type="checkbox"/> Blue flag iris | <input checked="" type="checkbox"/> Strangler fig | <input type="checkbox"/> Arrowhead            | <input type="checkbox"/> Pickerelweed        | <input type="checkbox"/> Thalia                 | <input type="checkbox"/> Palms  |
| <input type="checkbox"/> Golden Canna | <input type="checkbox"/> Spikerush             | <input type="checkbox"/> Buttonbush     | <input checked="" type="checkbox"/> Eelgrass      | <input type="checkbox"/> Cordgrass            | <input type="checkbox"/> Fakahatcheegrass    | <input checked="" type="checkbox"/> Spatterdock | <input type="checkbox"/> Ferns  |
| <input type="checkbox"/> Baby tears   | <input type="checkbox"/> Naiad                 | <input type="checkbox"/> Chara          | <input checked="" type="checkbox"/> Duckweed      | <input type="checkbox"/> Bladderwort          | <input type="checkbox"/> Pondweed            | <input type="checkbox"/> Slender spikerush      | <input type="checkbox"/> Bacopa |

Other species noted / comments: \_\_\_\_\_



# Lake & Wetland

MANAGEMENT

Lake Management - Wetland & Preserve Maintenance  
Erosion Restoration - Mosquito & Midge Larvae Control  
Algae & Aquatic Weed Control - Native Planting  
Water Testing & Analysis - Fountains & Aerators

## SERVICE & INSPECTION REPORT

Customer: Coral Bay Account #: 1044 Date: 1/25/18  
Technician: Ken C + crew Territory: Broward  
Weather Conditions: SUNNY

### LAKE MANAGEMENT

- ALGAE CONTROL Lake(s) #: \_\_\_\_\_
- GRASSES & EMERGENTS Lake(s) #: \_\_\_\_\_
- SUBMERSED AQUATICS Lake(s) #: \_\_\_\_\_
- FLOATING PLANTS Lake(s) #: \_\_\_\_\_
- INSPECTION Lake(s) #: \_\_\_\_\_
- DEBRIS Lake(s) #: \_\_\_\_\_

#### Water Test Results (Combined Average)

Temperature _____ °F	<input type="checkbox"/> HIGH	<input type="checkbox"/> AVERAGE	<input type="checkbox"/> LOW
Dissolved Oxygen _____ ppm	<input type="checkbox"/> HIGH	<input type="checkbox"/> AVERAGE	<input type="checkbox"/> LOW
pH reading _____	<input type="checkbox"/> ACID	<input type="checkbox"/> NEUTRAL	<input type="checkbox"/> BASE
Water Clarity _____	<input type="checkbox"/> GOOD	<input type="checkbox"/> FAIR	<input type="checkbox"/> POOR
Water Level _____	<input type="checkbox"/> HIGH	<input type="checkbox"/> AVERAGE	<input type="checkbox"/> LOW

### LITTORAL SHELF

- SHORELINE GRASSES & EMERGENTS
- FLOATING PLANTS
- INVASIVE / EXOTIC SPECIES
- HERBICIDE TREATMENT
- MANUAL REMOVAL
- INSPECTION
- DEBRIS REMOVAL

SHELVES #: 1

### UPLAND / WETLAND PRESERVE

- INVASIVE / EXOTIC SPECIES
- GRASSES
- VINES
- HERBICIDE TREATMENT
- MANUAL REMOVAL
- INSPECTION
- DEBRIS REMOVAL

PRESERVE(S) #: \_\_\_\_\_

### MOSQUITO / MIDGE LARVAE CONTROL

- INSECTICIDE TREATMENT
- INSPECTION

LAKE(S) #: \_\_\_\_\_

Comments: planting 300 spikerush in the littoral area.

### FISH & WILDLIFE OBSERVATIONS

FISH:  Bass     Bream     Catfish     Grass carp     Tilapia     Mosquitofish     Shad  
 BIRDS:  Raptor     Duck     Wood Stork     Shorebird     Wading bird     Songbird     Vulture  
 REPTILES:  Alligator     Snake     Turtle     Tortoise     Lizard     AMPHIBIANS     INSECTS

### INVASIVE / EXOTIC PLANTS NOTED

Brazilian pepper     Melaleuca     Pennywort     Bischofia     Earleaf Acacia     Australian pine     Shoebuttton     Sedge  
 Climbing Fern     Air potato     Torpedograss     Azolla     Salvinia     Downy rose myrtle     Java plum     Floating Hearts  
 Lantana     Hydrilla     Hygrophilia     Water Lettuce     Water hyacinth     Cattail     Primrose     Alligatorweed

### NATIVE PLANTS NOTED

Cypress     Wax Myrtle     FL Pine     Red Maple     Waterlily     Mangrove     Pond Apple     Oak  
 Cocoplum     Bulrush     Blue flag iris     Strangler fig     Arrowhead     Pickerelweed     Thalia     Palms  
 Golden Canna     Spikerush     Buttonbush     Eelgrass     Cordgrass     Fakahatcheegrass     Spatterdock     Ferns  
 Baby tears     Naiad     Chara     Duckweed     Bladderwort     Pondweed     Slender spikerush     Bacopa

Other species noted / comments: \_\_\_\_\_

**CORAL BAY  
COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS MEETING**

Thursday, December 14, 2017  
7:00 p.m.

Coral Bay Recreation Center  
3101 South Bay Drive, Margate, Florida

**Call to Order**

The meeting was called to order at 7:00 p.m. in the Coral Bay Recreation Center.

<u>Attendee Name</u>	<u>Title</u>	<u>Status</u>
Tony Spavento	Chairman	Present
Daniel Dean	Vice Chairman	Present
John Hall	Supervisor	Present
Tina Hagen	Treasurer	Present
Ronald Gallucci	Supervisor	Present

Also in attendance were Michael Pawelczyk, District Counsel, Dennis Baldis, GMS, Julio Padilla, GMS, Jake Ozyman, District Engineer, Jose Rodriguez, Keith & Schnars, and several residents (copy of sign in sheet attached hereto and made a part hereof)

**1. Roll Call and Pledge of Allegiance**

Mr. Spavento called the meeting to order and led the pledge of allegiance.

**2. Audience Comments/Supervisors Responses**

Mr. Spavento asked if there were any comments from the audience.

Mr. Eduardo Alves, resident from Faye's Cove made a couple of comments to the Board relating to his house renovation and needing to extend his driveway 2 to 3 feet. (Tape Time: 2:34:2) District Counsel stated the resident could speak to Mr. Padilla to assist him with an application for the driveway extension in the CDD right-of-way. (Tape Time: 5:59)

Mr. Sam Atiyeh stated his vehicle was damaged after the hurricane on October 7th by a tree branch which fell on the roof of his vehicle inside the gate at the Rock Island



entrance. (Tape Time: 6:41) *(A lengthy discussion took place between the Board, District Counsel and the resident relating to this issue)* (Tape Time: 12:00) Staff will send all documentation relating to this issue to the Board for their review to consider the resident's damage and possible reimbursement. (Tape Time: 20:25)

Mr. Spavento asked for any Supervisors requests or comments. (Tape Time 28:42)

Mr. Gallucci asked District counsel about responding back to posts on the Next Door website. District counsel stated you cannot discuss Board business on the website because of the Sunshine Law and the public records law and that the website is basically like an email to everybody. (Tape Time 29:45)

Ms. Hagen made a comment about residents who lost their fences due to the hurricane and in driving around the community you notice many different kinds of fence repairs, so she asked if the official city specifications for fences could be included on the Coral Bay CDD website for everyone. Staff will include these on the website. (Tape Time: 34:44)

Mr. Spavento asked for any other Supervisor comments, there were none. (Tape Time: 44:02)

### **3. Staff Reports**

Mr. Spavento introduced the next item as staff reports. (Tape Time: 45:10)

#### **A. Attorney**

Mr. Pawelczyk made a statement about a newspaper article on the Sunshine Law relating to the leaders of Broward Health who were indicted on charges of violating the open meetings laws. (Tape Time: 45:25)

#### **B. Engineer - Update Regarding Traffic Calming Locations of Current Devices**

Mr. Spavento introduced the next item on the agenda which was the engineer's staff report on the update of the traffic calming devices and their locations. (Tape Time: 48:26)

Mr. Ozyman gave a brief update and then Mr. Jose Rodriquez, traffic engineer gave a lengthy presentation regarding the different traffic calming devices for certain areas within the Coral Bay community. (Tape Time: 48:37) *(A lengthy discussion among the Board and the audience took place relating to this issue) (Tape Time 1:18:30)*

Mr. Hall requested getting proposals for the January meeting from BSO & FHP for off duty work, due to the fact that Margate PD is not enforcing traffic violations in the District properly. (Tape Time: 1:28:04)

Mr. Rodriquez recommendation was to go back to the basics, the 3Es (engineering, education, and enforcement) trying the easiest things first giving you the bigger bang for the buck, and one of those would be to try and enforce the speed, the second thing would be education of the residents via the website, and then the engineering comes in if those other two issues don't really work out, for example phasing in the speed humps at certain points and look into implementing those step by step. (Tape Time: 1:43:20)

**C. Treasurer**

**1) Approval of Check Run Summary and Invoices**

**2) Combined Balance Sheet, Statement of Revenues and Expenditures**

Mr. Spavento introduced the next item which was the treasurer section and asked for any discussion or questions. (Tape Time: 1:46:56)

ACTION:	Approve Check Run Summary
RESULT:	Check Run Summary approved
MOVER:	Dan Dean
SECONDER:	Tina Hagen
AYES:	All in favor
Tape time: 1:46:58	

A copy of the Combined Balance Sheet and Statement of Revenues and Expenditures were enclosed.

**D. Field Manager**

**1) Monthly Report**

Mr. Spavento introduced the next item which was the field manager's report. (Tape Time: 1:47:19)

Mr. Padilla presented the items listed on the Field Manager's Report which was included in the agenda package, and gave an update on item #8, the AT&T ISP upgrade at the main gates, stating the electrical portion was completed on December 12th and the next phase of work would be on the December 27th which Envera would be working with them on that. (Tape Time: 1:48:04) Mr. Padilla stated he would confirm exactly what they were doing because he didn't think that was the final work because the same service was going to continue until they installed the new upgraded service. (Tape Time: 1:49:53)

Mr. Spavento commented the gates are normally open on Christmas day from 12:00 to 9:00 p.m., Mr. Padilla stated that was correct and asked if the gates should be kept closed on Christmas Eve. Mr. Spavento stated yes, the gates should be closed on Christmas Eve or whatever the Board wanted to do since the traffic is usually not as busy on that day. (Tape Time: 1:50:28)

Mr. Padilla suggested to the Board perhaps to keep the gates open from 12:00 noon on Christmas Eve until 9:00 p.m. on Christmas Day. The Board agreed that made more sense. Mr. Padilla ask if the Board wanted to do the same for New Year's Eve, the Board agreed to that as well. (Tape Time: 1:51:03)

Mr. Hall stated he was very disappointed in CDI with the holiday lighting commenting that the timers were not going on as scheduled in specific zones, outages and so forth and would like to shop around for a new company before July of next year to see if they could get a better price. (Tape Time: 1:53:33)

- 2) Lake Report
- 3) Gate Report Update

The lake report was included in the agenda package and the gate report was handed out to the Board at the meeting. (Tape Time: 1:57:46)

**E. CDD Manager - Approval of the Minutes of the November 9, 2017 Meeting**

ACTION:	Approve minutes of November 9, 2017 meeting
RESULT:	November 9, 2017 meeting minutes approved as resented
MOVER:	Tina Hagen
SECONDER:	Dan Dean
AYES:	All in favor
Tape time: 2:00:55	

**4. New Business**

There not being any, the next item followed.

**5. Old Business**

**A. Amended and Restated Rules governing the use of the Recreational and Other District Facilities of the Coral Bay Community Development District (pdf) Revised 11/14/2013**

- Discussion of Park Usage of (Tot Lot, North Bay Park, Peninsula Park) and Residents wanting to have Parties of all types on the Park Areas of Coral Bay

Mr. Spavento introduced any old business.

Mr. Hall brought up the issue of gate transponders and suggested setting up a temporary camera by the 30th Street gate to control traffic to capture the tag numbers to see if they are registered in Coral Bay allowing them to go through the gate. (Tape Time: 2:01:43)

Mr. Dean suggested doing an inspection of the data studies first. (Tape Time 2:04:49)

Mr. Baldis suggested having someone from Envera come to the January meeting to answer any questions from the Board. (Tape Time: 2:10:55)

Mr. Hall requested Mr. Padilla to email Envera's report on how many transponders are assigned by address before next meeting (Tape Time: 2:14:42)

Mr. Spavento introduced item 5A under old business (Tape Time: 2:16:00) Mr. Pawelczyk stated that if the Board was going to change one rule, they should look at them and see if they wanted to revisit the rules. *(The Board requested staff to email the current facility rules and decided to table this item to the next meeting.)*

**6. Adjournment**

ACTION:	Adjourn the meeting
RESULT:	Meeting adjourned at 9:22 p.m.
MOVER:	John Hall
SECONDER:	Tina Hagen
AYES:	All in favor
Tape time: 2:21:36	

\_\_\_\_\_  
Secretary/ Assistant Secretary

\_\_\_\_\_  
Chairman/Vice Chairman

**CORAL BAY  
COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS MEETING**

Thursday, January 11, 2018  
7:00 p.m.

Coral Bay Recreation Center  
3101 South Bay Drive, Margate, Florida

**Call to Order**

The meeting was called to order at 7:00 p.m. in the Coral Bay Recreation Center.

<u>Attendee Name</u>	<u>Title</u>	<u>Status</u>
Tony Spavento	Chairman	Present
Daniel Dean	Vice Chairman	Present
John Hall	Supervisor	Present
Tina Hagen	Treasurer	Present
Ronald Gallucci	Supervisor	Present

Also in attendance were Michael Pawelczyk, District Counsel, Dennis Baldis, GMS, Julio Padilla, GMS, Jake Ozyman, District Engineer, Brian Holiday, Envera, Tori Pittz, Envera and several residents (copy of sign-in sheet attached hereto and made a part hereof)

**1. Roll Call and Pledge of Allegiance**

Mr. Spavento called the meeting to order and led the pledge of allegiance.

**2. Audience Comments/Supervisors Responses**

**A. Discussion on Request for District to Pay for Repairs to Vehicle**

Mr. Spavento asked if there were any comments from the audience.

Mr. Al Kapalka, resident from Islamorada asked the Board to consider putting a trash barrel by the benches at the entrance due to beer cans being thrown all over the grass or in the water. (Tape Time: 0:49:01)

Mr. Baldis commented that the beer cans were coming from a couple of homeless gentlemen that the community has had problems with. Cameras showed them entering the recreation center and sleeping inside. The police were called to come in the evenings

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Coral Bay CDD

around midnight to investigate, but did not see them at that time. Mr. Baldis stated that Mr. Padilla will be going to court to testify as a result of the gentlemen being cited for trespassing, and if the gentlemen don't show up for court, they will be arrested the next time they are seen on the property. (Tape Time 2:45)

Mr. Spavento requested Mr. Padilla to give an update via email if the gentlemen did not show up for court. (Tape Time: 4:36)

Mr. Spavento asked if there were any other comments from the audience. (Tape Time: 4:51)

Ms. Danielle Reyes, 3189 Vista Del Mar, (*Las Brisas Del Mar*) expressed concern about replacing her white fence. (Tape Time 4:58) She stated that she lives in the house which borders the clubhouse which was damaged due to the hurricane, and that she was trying to take the proper steps to replace her fence and is awaiting approval from her HOA.

Mr. Spavento stated that she was on the agenda, under old business, item 5A, to discuss her fence and commented that he wouldn't mind if the item was moved up as long as there was no objection from the Board. (Tape Time: 5:38) (*There was no objection from the Board*)

## 5. Old Business

- A. Consideration of Permit Application for Kristian and Danielle Reyes
- B. Consideration of Permit Application for Michael Brown
- C. Discussion of Envera Systems with Envera Representative
- D. Discussion of Rules

Mr. Spavento commented the CDD would not be able to give approval without the HOA approval first, and that generally the CDD requires a 15' easement. (Tape Time: 6:01) (*There was a brief question and answer session regarding the submitted drawing between the Board and the resident.*) (Tape Time: 7:23)

Mr. Hall requested Ms. Reyes' fence diagram be projected up on the wall to discuss it. He stated that he spoke to the engineer about the drawing prior to the meeting, and it

January 11, 2018

Coral Bay CDD

looked like the red line was where her drawing showed her property line to be, however, the blue dotted line curves and is actually the edge of the CDD easement. The blue line was drawn in by the engineer as a suggestion that the resident could go along that line and angle it out, or go straight back which would keep it out of the CDD easement. (Tape Time: 7:34) Mr. Spavento asked if any of the Board members had any objection to the resident installing a white vinyl fence (Tape Time: 10:09) *(There was no objection from the Board as long as the HOA approved her application per the engineer's drawing given to Ms. Reyes)*

ACTION:	Approve vinyl fence permit application for Ms. Reyes subject to HOA approval, and Mr. Padilla verifying the application showing the actual fence location
RESULT:	Fence application approved
MOVER:	Tina Hagen
SECONDER:	John Hall
AYES:	All in favor

Tape time: 11:41:8

Mr. Spavento introduced item 5C under old business: discussion on Envera Systems with Envera representatives.

*(Envera representatives, Brian Holliday and Tori Pittz gave a brief overview of the Service Update 2017 handout, and a lengthy Q&A session followed between Envera, the Board members and staff)*  
(Tape Time: 18:00)

Mr. Hall requested Mr. Padilla to get prices on new gate towers and arms with magnets and LED light options that the Envera representatives said would make them aware sooner of any gate arm malfunction and would improve gate arm visibility. (Tape Time: 38:50)



At the last meeting Mr. Hall requested that Mr. Padillo run an Envera report. However, what he received was illegible; it was a report relating to the issue of the 997 homes with multiple transponders that shouldn't be out there. Mr. Hall wanted to get a report that listed how many transponders were registered per address; however the report that was run didn't actually answer the question. Ms. Pittz stated that Coral Bay has been a customer for a long time, and that in the beginning Envera wasn't actually inputting addresses as part of the information for each transponder. (Tape Time: 48:01) Mr. Hall stated his goal was to know the following: If you have a home that has 4 people living there, and they have 18 transponders, then there's a problem, and so the Board would probably need to set some kind of a policy to address that situation. (Tape Time: 49:52) Ms. Pittz stated she could clean up the information and cross reference it with the "My Envera System" to show each name with an address and how many transponder numbers have been issued to that address, however there was a huge amount of data to go through and there also was probably a list of exceptions. (Tape Time: 52:44)

Mr. Dean suggested that any transponder that hasn't had any activity in 365 days should be disabled, and if a resident comes in and states their transponder should be active, then an address can be added to that particular transponder number. (Tape Time: 53:16)

ACTION:	Motion directing Envera to work with staff to disable inactive transponders (i.e., those that have not gone through the gates over 365 days)
RESULT:	Motion approved. Envera will disable all inactive transponders over 365 days old was approved
MOVER:	John Hall
SECONDER:	Tina Hagen
AYES:	All in favor

Tape time: 54:50:8

**2. Audience Comments/Supervisors Responses (Cont.)**

**A. Discussion on Request for District to Pay for Repairs to Vehicle**

Mr. Spavento introduced the next item, 2A, discussion on request for District to pay for repairs to vehicle. Mr. Spavento stated this was discussed at last month's meeting and asked the Board how they wanted to proceed. (Tape Time: 1:01:32)

Mr. Padilla stated the resident's information was sent prior to last month's meeting, but additional information was requested by the Board, but no additional information was provided by the resident.

Mr. Hall suggested it should probably go to the insurance company first to see if the damage would be covered first, if the insurance company denies his claim, then the resident can appeal to the Board. (Tape Time: 1:02:18) *(There was a brief discussion from the Board members relating to this item)*

The Board agreed with Mr. Hall regarding the insurance company reviewing it first to see if it would be covered. (Tape Time: 1:03:56) *... and without objection, the Board directed staff to submit the resident's claim to the insurance company) (Tape Time: 1:04:17)*

**3. Staff Reports**

**A. Attorney**

There not being any items to report on or discuss, the next item followed.

**B. Engineer - Update Regarding Traffic Calming Locations of Current Devices**

Mr. Ozyman stated there were no new updates to report. (Tape Time: 1:05:02)

Mr. Padilla apologized, stating this item should have been taken off on the "revised" agenda. (Tape Time: 1:05:12)

Mr. Hall commented since it was on the agenda it should probably be discussed because this item has been discussed previously many times. (Tape Time: 1:05:32) He suggested the Board needs to quit discussing it, and make a decision to do something or

not. Mr. Hall made a motion relating to the Perimeter Road where the 3-way stops are, to install two city approved speed humps at each 3-way intersection, which are the same speed humps that are at the gates. (Tape Time: 1:06:11)

Ms. Hagen stated there are 4 intersections with 3-way stops, which would be a total of 8 speed humps. (Tape Time: 1:06:54)

Mr. Ozyman commented that originally the price was \$12,000 to do 10 speed humps, so roughly it would be \$1,200 for one which included the advance warning signs. Mr. Ozyman stated he would get an updated cost estimate from the contractor. (Tape Time: 1:07:22)

Ms. Hagen asked if the Board wanted this item to be brought back with the estimate for approval.

Mr. Hall stated the Board should approve it to go forward, and if the Board wants to wait to get an estimate before approving an amount of money, that would be fine, but to keep discussing it over and over and not making any decisions until something bad happens did not get anything accomplished. (Tape Time: 1:07:50)

Mr. Spavento commented that Mr. Hall requested proposals for this meeting from BSO and FHP for off duty work and asked if those were provided? (Tape Time: 1:08:55)

Mr. Padilla stated he was able to get one proposal from BSO, but he hadn't received one from FHP as of yet. BSO mentioned that each city is doing their own, and they're willing to get a letter from the City of Margate Police Department allowing them to do off duty work for Coral Bay. (Tape Time: 1:09:30)

Mr. Baldis stated the story with BSO is they want the City of Margate to sign off first, because they have the first option for the detail. (Tape Time: 1:10:22)

Mr. Padilla stated the proposal he received from the BSO for off duty officers was \$43 per hour. (Tape Time: 1:13:40)

ACTION:	Install speed humps at 3-way stops on Perimeter Road, two at each intersection for a total of 8 speed humps
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RESULT:	Speed humps will be installed at 3-way stops on the Perimeter Road, with the work pending approval of the cost estimate from the Engineer
MOVER:	John Hall
SECONDER:	Tina Hagen
AYES:	4 in favor, 1 opposed (T Spavento)
Tape time: 1:13:54	

Mr. Dean suggested to direct staff as quickly as possible to obtain the appropriate form and present it to the City of Margate Police Department so they can sign off on the request for BSO to provide off duty detail to Coral Bay. Ms. Hagen agreed with Mr. Dean's suggestion. (Tape Time: 1:14:13). *Without objection, staff was directed to proceed.*

Mr. Hall stated that the city manager would probably be the one who would have to sign off on that approval from the city. (Tape Time: 1:14:38)

**C. Treasurer**

- 1) **Approval of Check Run Summary and Invoices**
- 2) **Combined Balance Sheet, Statement of Revenues and Expenditures**

Mr. Spavento asked for any discussion or questions. (Tape Time: 1:18:48)

ACTION:	Approve Check Run Summary
RESULT:	Check Run Summary approved
MOVER:	Tina Hagen
SECONDER:	John Hall
AYES:	All in favor
Tape time: 1:18:51	

A copy of the Combined Balance Sheet and Statement of Revenues and Expenditures were enclosed.

**D. Field Manager**

**1) Monthly Report**

Mr. Padilla provided updates on items listed on the Field Manager’s Report. (Tape Time: 1:19:30)

Mr. Baldis stated when the new pump was installed, the wells around the community were eliminated. There were old motors and pumps attached to those wells which had no further use. Mr. Baldis asked the Board for a motion to declare those as surplus property so the equipment could be donated to the City of Margate. (Tape Time: 1:22:39)

ACTION:	To declare old irrigation pumps as surplus property to be donated to the City of Margate
RESULT:	Declaring old irrigation pumps as surplus property and authorizing those to be donated to City of Margate ( <i>itemized list to be provided by Mr. Baldis</i> )
MOVER:	Tina Hagen
SECONDER:	John Hall
AYES:	All in favor
Tape time: 1:23:42	

**2) Lake Report**

**3) Gate Report Update**

The lake report was included in the agenda package, no gate report provided. (Tape Time: 1:24:13)

**E. CDD Manager - Approval of the Minutes of the December 14, 2017 Meeting**

Mr. Hall stated that his request for the Envera report relating to transponders by address, which was provided by Mr. Padilla (via email), was not reflected in the December minutes. (Tape Time: 1:27:08)

Ms. Hagen asked Mr. Hall if he wanted the minutes to be amended, Mr. Hall stated he did. (Tape Time: 1:28:18)

ACTION:	Approve minutes of December 14, 2017 meeting
RESULT:	December 14, 2017 meeting minutes were tabled subject to Mr. Hall's comments being added to the minutes
MOVER:	Tina Hagen
SECONDER:	Dan Dean
AYES:	All in favor
Tape time: 1:28:25	

**4. New Business**

**A. Discussion of Broward Sheriff's Office and Florida Highway Patrol Off Duty Police Work**

*(This item was discussed earlier at this meeting)*

**5. Old Business (Cont.)**

**A. Consideration of Permit Application for Kristian and Danielle Reyes**

*(This item was discussed earlier at this meeting)*

**C. Discussion of Envera Systems with Envera Representative**

*(This item was discussed earlier at this meeting)*

**D. Discussion of Rules**

Mr. Spavento introduced under old business the discussion of rules, and asked Mr. Pawelczyk if this was a resolution or a need for a motion. (Tape Time: 1:32:16)

Mr. Pawelczyk commented this was just an item for discussion, and recalled that it was included in the agenda just in case the Board wanted to review and change any of the rules.

*(A brief discussion took place regarding the rules) (Tape Time: 1:36:08)*

Mr. Spavento stated somewhere in the rules it says something about drinking only with permission, but the actual rental agreement prohibits drinking. He commented that everything should be consistent and should state the same thing in every document. (Tape Time: 1:37:53)

Mr. Pawelczyk commented it would be much easier to change the rental agreement than to change the clubhouse rules because you don't have to advertise to change the rental agreement. Mr. Pawelczyk stated he would rewrite the rental agreement and put it on the agenda for the next meeting. (Tape Time: 1:39:28)

The Board directed staff to add verbiage to any sign which is in enclosed areas (pools and tennis court) relating to rule 3.16, smoking in enclosed areas, and then add this item to the list for future changes to the rules. (Tape Time: 1:50:26)

**B. Consideration of Permit Application for Michael Brown**

Mr. Padilla stated there was another permit application that was skipped over on the agenda for the Board's review. (Tape Time: 1:51:07)

Mr. Spavento asked if the resident had the HOA approval letter to go with that application.

Mr. Padilla stated he did have that, however Mr. Hall stated he did not see it attached to the application.

Mr. Spavento commented that he would like to have someone make a motion that the CDD Board not review anything in the meetings unless it has HOA approval first, because there was no sense in having residents come to the CDD meeting to be disappointed telling them they have to go back to the HOA first to get that approval. (Tape Time: 1:51:30)

ACTION:	To not review any resident permit applications at the CDD meetings unless it has prior HOA approval first
RESULT:	No resident permit applications will be reviewed by the CDD Board unless it has prior HOA approval
MOVER:	Tina Hagen
SECONDER:	John Hall
AYES:	All in favor
Tape time: 1:51:51	

**6. Adjournment**

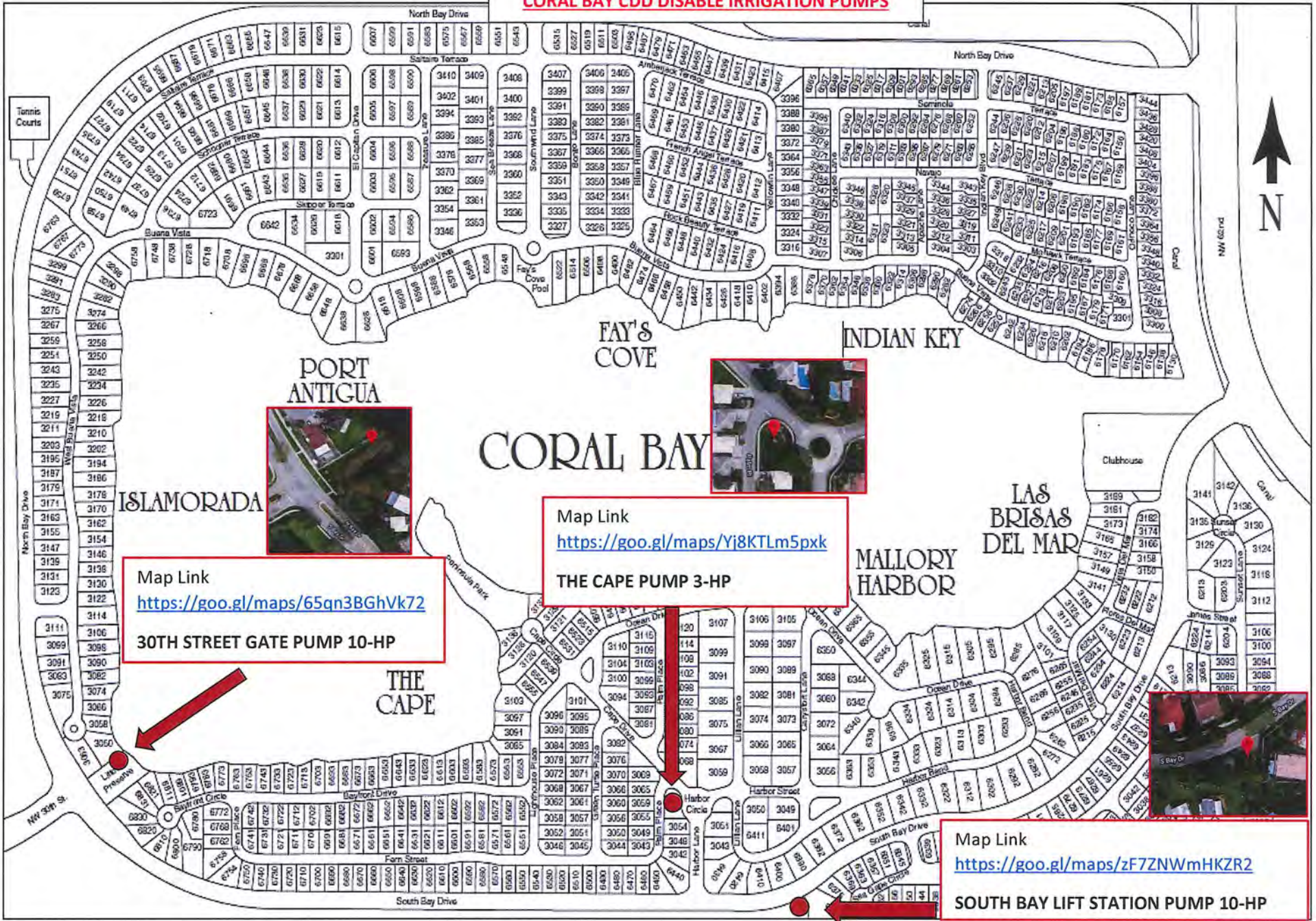
ACTION:	Adjourn the meeting
RESULT:	Meeting adjourned at 8:53 p.m.
MOVER:	Tina Hagen
SECONDER:	John Hall
AYES:	All in favor
Tape time: 2:21:36	

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Secretary/ Assistant Secretary

\_\_\_\_\_  
Chairman/ Vice Chairman



**CORAL BAY CDD DISABLE IRRIGATION PUMPS**



**LAS BRISAS**