

## DISTRICT SUPERVISORS

- MINDY LEE,  
CHAIR
- LEWIS HORN,  
VICE-CHAIR
- BARRY SHORE,  
SECRETARY
- FRED BOURDIN,  
TREASURER
- JOHN HALL III,  
SUPERVISOR

## DISTRICT OFFICIALS:

**JIM J. MULLEN, JR.,**  
DISTRICT  
ENGINEER

**DENNIS E. LYLES,**  
DISTRICT  
ATTORNEY

**IRVING ROSENBAUM,**  
DISTRICT  
MANAGER  
**954-689-4804**

## INQUIRIES AND CORRESPONDENCE:

**NEW COMMUNITY  
STRATEGIES**  
**4801-253 SOUTH  
UNIVERSITY DRIVE**  
FORT LAUDERDALE,  
FL 33328-3839

## CAPITAL IMPROVEMENTS PLANNED

DURING THE NEXT FISCAL YEAR, THE DISTRICT EXPECTS TO REPLACE THE EXISTING WOODEN FENCING SYSTEM WITH ONE THAT WILL REQUIRE LESS MAINTENANCE. SEVERAL OPTIONS ARE BEING CONSIDERED. CORAL BAY ALSO WILL LIKELY HAVE CERTAIN SECTIONS OF ROADWAYS RESURFACED. OTHER CAPITAL IMPROVEMENTS PLANNED INCLUDE LANDSCAPING ENHANCEMENTS, SECURITY SYSTEM IMPROVEMENTS,

LIGHTHOUSE REPLACEMENT, AND REMODELING OF FAY'S COVE POOL AND PENINSULA PARK. THE IMPROVEMENTS WILL BE FINANCED THROUGH A LONG-TERM TAX-EXEMPT BOND ISSUE BY THE DISTRICT THAT WILL ALSO REFUND EXISTING DEBT AT LOWER RATES. WE DO NOT EXPECT AN INCREASE IN THE OVERALL ANNUAL ASSESSMENTS TO HOMEOWNERS BECAUSE OF THESE IMPROVEMENTS. WE ALSO EXPECT THESE IMPROVEMENTS TO ADD

VALUE TO EACH HOME. THE DISTRICT HAS CREATED A FENCING COMMITTEE THAT WILL CONSIDER ALL THE OPTIONS AND ADDRESS MANY OF THE CONCERNS THAT GO ALONG WITH REPLACING THE FENCING. THE COMMITTEE WILL THEN MAKE A RECOMMENDATION TO THE BOARD OF SUPERVISORS. WE EXPECT CONSTRUCTION TO BEGIN IN EARLY SPRING.

## DISTRICT ADOPTS ANNUAL BUDGET

THE DISTRICT ADOPTED ITS FISCAL YEAR 2004 BUDGET AT ITS BUDGET MEETING ON AUGUST 25<sup>TH</sup>. NEXT YEAR'S BUDGET WILL DEVOTE MORE MONEY TO MAINTENANCE AND REPAIRS AND LESS TO ADMINISTRATION. IN RESPONSE TO THE GUARDHOUSE SURVEY RETURNED BY RESIDENTS, THE GUARDHOUSE WILL BE OPERATED YEAR-ROUND AND AROUND THE CLOCK. SURVEILLANCE SYSTEMS WILL BE INSTALLED AT ALL

GATES AND PARKS AND OTHER IMPROVEMENTS TO SECURITY WERE CONSIDERED.

A COPY OF THE ADOPTED BUDGET IS AVAILABLE AT THE DISTRICT'S WEBSITE: CORALBAYCDD.COM.

THE BUDGET ALSO PROVIDES FOR SEVERAL CAPITAL IMPROVEMENTS THAT ARE DISCUSSED IN MORE DETAIL IN THE NEWSLETTER.

## NEW BUZZ SCHEDULE

THE CORAL BAY BUZZ WILL NOW BE SENT OUT 6 TIMES A YEAR INSTEAD OF MONTHLY.

WE'RE REDUCING THE FREQUENCY OF THE BUZZ TO (1) SAVE MONEY AND (2) HOPEFULLY GET MORE RESIDENTS TO READ IT AND NOT IGNORE IT WHEN THEY RECEIVE IT!

IF YOU HAVE A SUGGESTION FOR A FUTURE ARTICLE, PLEASE CALL US OR EMAIL US AT THE DISTRICT OFFICE.

**KNOW THE  
GUARDHOUSE  
PHONE  
NUMBER:**

954-975-4054

## **PARKING WORKSHOP CONSIDERED DISTRICT PARKING WOES**

A PARKING WORKSHOP WAS HELD WITH CORAL BAY RESIDENTS ON AUGUST 11<sup>TH</sup>. PARTICIPANTS IN THE WORKSHOP INCLUDED THOSE RESIDENTS WHO WERE CONCERNED WITH THE PROBLEMS ASSOCIATED WITH ILLEGAL PARKING AND THOSE RESIDENTS WHO WANTED ALTERNATIVES CONSIDERED. IT WAS A REAL PLEASURE TO SEE THE CIVILITY DISPLAYED BY ALL CORAL BAY RESIDENTS DURING THE WORKSHOP AND THE RECOMMENDATIONS THAT CAME FROM RESIDENTS WERE PRESENTED TO THE BOARD OF

SUPERVISORS AT THE DISTRICT'S AUGUST 25<sup>TH</sup> MEETING. THE BOARD DELEGATED THE MANY ISSUES AND RECOMMENDATIONS TO THE NEWLY FORMED SECURITY COMMITTEE. IT IS HOPED THAT A LONG-TERM SOLUTION TO THE PARKING SHORTAGE IN CORAL BAY CAN BE FOUND. IN THE MEANTIME, RESIDENTS SHOULD CLEAN OUT THEIR GARAGES AND BE PREPARED TO PARK THEIR VEHICLES IN THE GARAGE AND IN THEIR DRIVEWAY AND ALL RESIDENTS ARE ENCOURAGED TO WORK WITH THEIR NEIGHBORS

AND BE CONSIDERATE OF ONE ANOTHER.

WHILE LONG-TERM SOLUTIONS ARE BEING WORKED OUT, RESIDENTS SHOULD REMEMBER THAT THE CITY OF MARGATE WILL TICKET VEHICLES THAT ARE PARKED WHOLLY IN THE STREET OR THAT BLOCK ANY SIDEWALK IN THE COMMUNITY. HOMEOWNERS ASSOCIATIONS MAY STILL CITE OWNERS FOR VEHICLES THAT VIOLATE THE RULES IN THE VARIOUS ASSOCIATIONS.

## **RECENT CORAL BAY SALES**

| <b>COMMUNITY</b> | <b>ADDRESS</b> | <b>SALE PRICE</b> | <b>DATE</b> |
|------------------|----------------|-------------------|-------------|
|------------------|----------------|-------------------|-------------|

*SOURCE: MAYA HOMES REALTY LLC 954-978-2595*

## COMMITTEES FORMED TO HELP ADDRESS DISTRICT CONCERNS

THE BOARD OF SUPERVISORS HAS ESTABLISHED THE FOLLOWING COMMITTEES AND THEY ARE LOOKING FOR VOLUNTEERS TO SERVE THEIR COMMUNITY. THE NEW COMMITTEES INCLUDE:

**INTERGOVERNMENTAL RELATIONS** WILL ADDRESS ISSUES THAT REQUIRE COOPERATION OR INTERCOURSE BETWEEN DIFFERENT UNITS OF LOCAL GOVERNMENT; **THE FENCING COMMITTEE** WILL INVESTIGATE THE VARIOUS FENCING SYSTEM REPLACEMENT OPTIONS AVAILABLE TO THE CORAL BAY

COMMUNITY AND WILL ALSO CONSIDER THE ADVANTAGES AND DISADVANTAGES OF EACH OPTION; **THE SECURITY COMMITTEE** WILL CONSIDER ANY MATTERS RELATED TO SAFETY AND SECURITY WITHIN CORAL BAY INCLUDING GATES, GUARDBOUSES, PATROLS, PARKING ISSUES, SURVEILLANCE, CITIZEN PATROLS, CRIME WATCH, NEIGHBORHOOD POLICING, AND COOPERATIVE EFFORTS WITH LAW ENFORCEMENT AGENCIES; AND **THE BUDGET ADVISORY COMMITTEE** WHICH

WILL CONSIDER THE DISTRICT'S BUDGET EFFORT AND STATUS AND OTHER ISSUES. EXCEPTING INTERGOVERNMENTAL RELATIONS, THE OTHER FOUR COMMITTEES HAVE A DISTRICT SUPERVISOR AND 4 OTHER APPOINTEES. IF YOU ARE INTERESTED IN SERVING AND IMPROVING YOUR COMMUNITY AND WANT TO SERVE ON ONE OF THESE COMMITTEES, CONTACT THE DISTRICT MANAGER AT 954-689-4804 OR ONE OF THE ELECTED DISTRICT SUPERVISORS.

## HELP GET STREET LIGHTS REPAIRED

IF YOU EVER SEE STREET LIGHTING OUT, PLEASE CALL THE DISTRICT MANAGER'S OFFICE OR FP&L DIRECTLY. MOST OF THE STREETLIGHTS IN THE DISTRICT ARE OWNED AND MAINTAINED BY FP&L UNDER CONTRACTS WITH THE DISTRICT. FP&L GETS PAID FOR THE LIGHTS EVEN WHEN THEY DON'T WORK. WHEN YOU NOTICE A LIGHT NOT WORKING PROPERLY, TAKE TIME TO WALK UP TO THE POLE AND WRITE DOWN THE FP&L INVENTORY NUMBER LOCATED ON THE POLE. THIS MAKES IT EASIER FOR FP&L CREWS TO

SPECIFICALLY IDENTIFY THE FIXTURE DURING THE DAY AND ALSO HELPS THEM IN BRINGING THE RIGHT PARTS. YOU CAN CALL THIS INFORMATION IN DIRECTLY TO FP&L, BUT THE DISTRICT MANAGER WOULD ALSO LIKE TO HAVE A RECORD OF THE OUTAGE. TO CONTACT FP&L, DIAL 1-800-468-8243 AND SELECT OPTION "3".

LANDSCAPING AND ENTRYWAY FEATURE LIGHTING ARE THE DISTRICTS RESPONSIBILITY. PLEASE CALL US WHEN THESE LIGHTS ARE OUT.

## PALMS TO BE PLANTED

IN THE NEAR FUTURE, CORAL BAY RESIDENTS CAN LOOK FORWARD TO THE ADDITION OF UP TO 12 SABLE PALMS THAT WERE DONATED TO THE DISTRICT BY THE CITY OF MARGATE AT ITS SEPTEMBER 3<sup>RD</sup> MEETING. THE PALMS WILL BE RELOCATED FROM CITY PROPERTY AT THE DISTRICT'S EXPENSE AND WILL BE PLACED AT LOCATIONS WITHIN THE DISTRICT. THE DISTRICT APPRECIATES THE CITY OF MARGATE'S SUPPORT AND THE SUPPORT OF THE CITY COMMISSION.

**STREET LIGHTING IS AN IMPORTANT SAFETY ELEMENT.**

**YOU CAN HELP KEEP OUR LIGHTS WORKING CALL FP&L 1-800-468-8243**

**THE DISTRICT OFFERS A REWARD FOR INFORMATION LEADING TO THE ARREST AND CONVICTION OF PERSONS FOUND VANDALIZING DISTRICT PROPERTY**

**DISTRICT PERMITS ARE ISSUED TO PROTECT THE DISTRICT, THE PROPERTY OWNER MAKING IMPROVEMENTS, AND ALL RESIDENTS OF CORAL BAY**

## **VANDALISM CAUSING ADDED EXPENSE TO DISTRICT**

IN LESS THAN 8 WEEKS, THE DISTRICT INCURRED OVER \$15,000 IN EXPENSES ASSOCIATED WITH VANDALISM. WHILE QUITE A BIT OF THAT EXPENSE WAS ASSOCIATED WITH DAMAGE CAUSED TO THE DISTRICT'S GATING SYSTEMS, MUCH OF IT WAS A RESULT OF SENSELESS VANDALISM AT THE DISTRICT'S PARKS, PARTICULARLY

FAY'S COVE POOL AND PENINSULA PARK. THERE HAS ALSO BEEN QUITE A BIT OF VANDALISM TO PERSONAL PROPERTY NOT OWNED BY THE DISTRICT. VANDALS DESTROYED SEVERAL MAILBOXES AND SLASHED MANY TIRES IN THE MALLORY HARBOR SUBDIVISION. TO HELP COMBAT THIS PROBLEM, THE DISTRICT WILL BE

USING SURVEILLANCE CAMERAS AT MOST OF ITS FACILITIES AND A SECURITY COMMITTEE IS BEING ORGANIZED TO FOCUS ON OTHER POSSIBLE ACTIONS. IF YOU SEE ANY SUSPICIOUS ACTIVITIES WITHIN THE COMMUNITY, PLEASE CALL THE MARGATE POLICE DEPARTMENT IMMEDIATELY.

## **PERMITS REQUIRED ON DISTRICT PROPERTY**

THINKING OF MAKING AN IMPROVEMENT, INCLUDING LANDSCAPING OR IRRIGATION, ON A LAKESHORE OR CANAL BANK? NEED TO TEMPORARILY REMOVE A DISTRICT FENCE SO THAT YOU CAN BUILD THAT PATIO OR DECK? DON'T FORGET THAT IN ADDITION TO YOUR CITY OF MARGATE BUILDING PERMITS, YOU WILL ALSO NEED BOTH YOUR HOMEOWNER'S ASSOCIATION APPROVAL

AND A PERMIT FROM THE DISTRICT. ANY IMPROVEMENTS THAT TOUCH PROPERTY OWNED BY THE DISTRICT OR ON WHICH THE DISTRICT ENJOYS AND EASEMENT REQUIRE THE DISTRICT'S PERMISSION. FORMS AND INSTRUCTIONS CAN BE FOUND ON THE DISTRICT'S WEBSITE OR BY CONTACTING THE DISTRICT MANAGER AT 954-749-0323. THE PERMIT PROCESS DOESN'T TAKE LONG,

ISN'T COSTLY, AND CAN SAVE YOU FROM BIG HEADACHES LATER IF YOU'RE REQUIRED TO REMOVE THE IMPROVEMENTS. THE DISTRICT WANTS TO COOPERATIVELY WORK WITH EACH HOMEOWNER AND EACH HOMEOWNER'S ASSOCIATION. CALL US IF YOU HAVE ANY QUESTIONS.

## **TOT LOT LIGHTING BEING INSTALLED**

AFTER MUCH ANTICIPATION, FLORIDA POWER AND LIGHT IS FINALLY INSTALLING SECURITY LIGHTING AT THE TOT LOT LOCATED OFF OF SOUTH BAY DRIVE. THE LIGHTING IS NOT MEANT TO ILLUMINATE THE TOT

LOT SO THAT IT CAN BE USED AT NIGHT, BUT IT IS MEANT TO MAKE SURVEILLANCE AT THE SITE EASIER AND HOPEFULLY WILL DISCOURAGE INAPPROPRIATE ACTIVITIES AT THE PARK AFTER DARK.



# *Coral Bay Day*

## CELEBRATING 100 YEARS OF FLIGHT

*Sponsored By*

*Coral Bay Friends & Neighbors*

Saturday, September 13, 2003

Coral Bay North Bay Park

### SCHEDULE OF EVENTS

- 2:00 P.M.      OPENING REMARKS - JOHN HALL, HONORARY CHAIRMAN,  
CORAL BAY FRIENDS & NEIGHBORS (CENTER STAGE)
- 2 – 6 P.M.      MUSIC BY PERSONALITY PLUS (CENTER STAGE)
- 2 – 6 P.M.      BOUNCE HOUSES
- 2 – 6 P.M.      TATTOOS (FRIENDS & NEIGHBORS TATTOO PARLOR)
- 2:30 P.M.      BIKE RODEO - BRING YOUR BIKES. HELMETS REQUIRED  
(BASKETBALL COURT)
- 3:30 P.M.      AIRCRAFT FLYING AND ROCKET LAUNCH - IF YOU HAVE A  
MODEL THAT FLIES (NON-POWERED, PAPER, Balsa OR  
PLASTIC), BRING IT WITH YOU! (NORTH BAY AIRPORT)
- 4:00 P.M.      SNOW CONES
- 4:30 P.M.      PIÑATAS - CELEBRATING 100 YEARS OF FLIGHT  
(BASKETBALL COURT)
- 5:15 P.M.      MS. ABIGAIL - AIRCRAFT TRIVIA (FRIENDS & NEIGHBORS  
TENT)
- 6:00 P.M.      THE END!

CHECK OUT  
THE HISTORY  
OF FLIGHT  
WEBSITE AT:

[FLIGHT100.ORG](http://FLIGHT100.ORG)



**CORAL BAY  
COMMUNITY  
DEVELOPMENT  
DISTRICT**

NEW COMMUNITY  
STRATEGIES  
DISTRICT MANAGER  
4801-253 UNIVERSITY  
DRIVE  
FORT LAUDERDALE,  
FLORIDA 33328-3839

PHONE:  
954-689-4804

FAX:  
954-689-4806

E-MAIL:  
DISTRICTMANAGER@  
CORALBAYCDD.COM

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WE'RE ON THE WEB!

*SEE US AT:*

**[WWW.CORALBAYCDD.COM](http://WWW.CORALBAYCDD.COM)**

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DEVELOPMENT  
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FORT LAUDERDALE,  
FLORIDA 33328

## VILLAGE HOMEOWNER'S ASSOCIATIONS

CORAL BAY HAS EIGHT INDEPENDENTLY CONTROLLED HOMEOWNER'S ASSOCIATIONS. THESE ASSOCIATIONS INSURE THAT PROPERTY OWNERS FOLLOW THE RESTRICTIVE COVENANTS THAT EXIST IN THE INDIVIDUAL NEIGHBORHOODS. THESE BOARDS MEET AT DIFFERENT TIMES AND PROPERTY OWNERS ARE ENCOURAGED TO ATTEND THE MEETINGS. FOR MORE INFORMATION, CALL THE CONTACT INFORMATION BELOW FOR YOUR NEIGHBORHOOD.

- **THE CAPE** MEETS THE FIRST THURSDAY OF EACH MONTH AT 7:30PM. CONTACT JAMES R. MILES OF CONSOLIDATED COMMUNITY MANAGEMENT (954) 341-7500
- **FAY'S COVE** MEETS QUARTERLY. CONTACT LEIGH HOFFMAN OF ALLIANCE PROPERTY SYSTEMS (954) 724-2001 x3.
- **INDIAN KEY** MEETS QUARTERLY. CONTACT RUDY MENDEZ OF INTEGRITY PROPERTY MANAGEMENT (954) 346-0677 x107.
- **ISLAMORADA** MEETS THE FIRST TUESDAY OF EACH MONTH AT 7:30PM. CONTACT GLEN STOUT OF SUNDANCE PROPERTY MANAGEMENT (954) 255-6888 x222.
- **LAS BRISAS** MEETS THE SECOND TUESDAY OF EACH MONTH AT 7:00PM. CONTACT LEIGH HOFFMAN OF ALLIANCE PROPERTY SYSTEMS (954) 724-2001 x3
- **LAS BRISAS DEL MAR** MEETS THE THIRD TUESDAY OF EACH MONTH WITH TIMES TO BE ANNOUNCED. CONTACT LEIGH HOFFMAN OF ALLIANCE PROPERTY SYSTEMS (954) 724-2001 x3.
- **MALLORY HARBOR** MEETS THE THIRD THURSDAY OF EACH MONTH AT 7:00PM. CONTACT GLEN STOUT OF SUNDANCE PROPERTY MANAGEMENT (954) 255-6888 x 222
- **PORT ANTIGUA** MEETS THE 2<sup>ND</sup> WEDNESDAY OF EACH MONTH AT 7:00 PM. CONTACT LEIGH HOFFMAN OF ALLIANCE PROPERTY SYSTEMS (954) 724-2001 x3.