

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

VIDEO SURVEILLANCE SYSTEM PROVING EFFECTIVE IN CATCHING VANDALS AT DISTRICT GATES

THE DISTRICT RECENTLY INSTALLED VIDEO SURVEILLANCE SYSTEMS AT ENTRY POINTS IN CORAL BAY. WE HAVE BEEN ABLE TO CATCH SEVERAL PEOPLE WHO HAVE DAMAGED, ACCIDENTALLY OR INTENTIONALLY, THE GATES. WHILE MANY OF THESE PEOPLE ARE NON-RESIDENTS, SOME ARE CORAL BAY RESIDENTS. WHATEVER THE CIRCUMSTANCES, THE DISTRICT SEEKS RECOVERY OF COSTS FROM THE VEHICLE'S OWNER. THE COSTS FOR THE DAMAGE CAN RANGE FROM \$150 TO NEARLY \$10,000. A DELIVERY COMPANY RECENTLY DAMAGED THE BACK SWING GATES AND HAD TO REPLACE

THEM. FABRICATION OF THESE GATES CAN TAKE A FEW WEEKS AND CAN COST SEVERAL THOUSAND DOLLARS. MOST INCIDENTS OF DAMAGE ARE FROM PEOPLE EITHER "PIGGYBACKING" AND NOT SUCCEEDING OR MOTORISTS GETTING OUT OF THEIR CARS AND LIFTING THE GATE ARMS UP. THIS DAMAGES THE GATE ARM MECHANISM, THOUGH IT MAY NOT BE READILY APPARENT. IN ONE CASE, THE DISTRICT IS PURSUING CRIMINAL CHARGES AGAINST A REPEAT OFFENDER. DAMAGE TO THE GATES HAS DECREASED SINCE THE CAMERAS HAVE BEEN ACTIVE AND THE DISTRICT AND ITS

SECURITY SERVICES WILL REMAIN ACTIVE IN TRACKING DOWN DRIVERS WHO VANDALIZE THE GATES. **WE ESPECIALLY APPRECIATE THE HELP OF THE MARGATE POLICE DEPARTMENT WHO HAS GONE ABOVE AND BEYOND IN ASSISTING THE DISTRICT.** IF YOU WITNESS AN INCIDENT, PLEASE CALL THE DISTRICT'S GUARDHOUSE AT 954-975-4054.

CABLE CONSTRUCTION DAMAGE

WE HAVE RECENTLY SENT A LIST OF PROPERTY TO COMCAST CABLE THAT WAS DAMAGED DURING THEIR RECENT REBUILD IN CORAL BAY. IF YOU HAVE SOME AREAS THAT YOU THINK WERE DAMAGED AND NOT REPAIRED DURING THE RECENT CONSTRUCTION PERIOD, PLEASE EMAIL US AT DISTRICTMANAGER@CORALBAYCDD.COM OR CALL US AT THE DISTRICT'S OFFICES AND WE WILL BE GLAD TO FORWARD YOUR REPAIR REQUEST TO COMCAST.

ACT NOW TO BE READY FOR FENCE REPLACEMENTS

PROPERTY OWNERS WHO HAVE LANDSCAPING PLACED NEAR THE DISTRICT'S FENCE SHOULD ACT NOW TO START REMOVING ANY LANDSCAPING THAT IS NEAR THE FENCE. THE DISTRICT'S PROPERTY EXTENDS AT LEAST A FOOT INSIDE THE FENCE AND LANDSCAPING THAT OVERLAPS THIS AREA WILL BE REMOVED AT THE EXPENSE OF THE PROPERTY OWNER. LIKewise, ANY

ATTACHMENTS OR OTHER OBSTRUCTIONS SHOULD BE RELOCATED OR REMOVED. SOME THINGS THAT WILL BE IN THE WAY OF CONSTRUCTION ARE SHEDS, DOG HOUSES, TREES AND SHRUBS, FENCING THAT WILL HAVE TO BE REATTACHED LATER OR ANYTHING THAT IS NEAR OR OVERHANGS THE DISTRICT'S FENCE. PLEASE DON'T WAIT UNTIL THE LAST MINUTE!

KEEPING YOUR ROOF CLEAN NOT ONLY ENHANCES THE VALUE OF YOUR PROPERTY, BUT CAN ALSO SAVE YOU MONEY ON ELECTRIC BILLS.

DISTRICT NEGOTIATES PRESSURE CLEANING TO SAVE MONEY AND HELP HOMEOWNER'S

THE DISTRICT RECENTLY BID OUT THE PRESSURE CLEANING OF ITS PROPERTY, INCLUDING THE SIDEWALKS, STREETS, CURBS, GUTTERS, BUILDINGS, PARKS, AND ENTRYWAYS. AS PART OF ITS BID, OFFERED A NON-EXCLUSIVE

FRANCHISE WITH THE SUCCESSFUL VENDOR. THIS WILL ALLOW A HOMEOWNER TO CONTRACT DIRECTLY WITH THE DISTRICT'S VENDOR AT NEGOTIATED SET PRICES WITH A VENDOR THAT IS LICENSED AND INSURED. RESIDENTS ARE FREE TO

USE WHATEVER COMPANY THEY WISH, BUT WE ENCOURAGE YOU TO CONSIDER THE VENDOR LISTED BELOW WITH THE PRE-SET PRICE LIST FOR YOUR COMMUNITY. HOMEOWNER'S SHOULD CONTACT THE VENDOR DIRECTLY.

| SURFACE MASTER'S CORAL BAY ROOF CLEANING SPECIALS | | |
|---|-----------|-----------|
| | ONE-STORY | TWO-STORY |
| LAS BRISAS DEL MAR | \$125 | \$135 |
| LAS BRISAS | 125 | 135 |
| MALLORY HARBOR | 125 | 135 |
| THE CAPE | 125 | 135 |
| ISLAMORADA | 135 | 145 |
| PORT ANTIGUA | 135 | 145 |
| FAY'S COVE | 135 | 145 |
| INDIAN KEY | 125 | 135 |

PRICE INCLUDES ROOF, DRIVEWAY, AND SIDEWALKS
CALL SURFACE MASTER'S AT 954-593-9937

RECENT CORAL BAY SALES

| ADDRESS | VILLAGE | SALE PRICE |
|---------------------------|------------|------------|
| 6446 AMBERJACK TERRACE | FAY'S COVE | 199,900 |
| 6610 FERN STREET | THE CAPE | 219,000 |
| 3318 INDIAN KEY BOULEVARD | INDIAN KEY | 207,000 |
| 6562 BAYFRONT DRIVE | THE CAPE | 200,000 |
| 6710 FERN STREET | THE CAPE | 204,500 |
| 6238 NAVAJO TERRACE | INDIAN KEY | 180,000 |
| 6369 SEAGRAPE CIRCLE | LAS BRISAS | 240,000 |
| 6455 AMBERJACK TERRACE | FAY'S COVE | 198,000 |

SOURCE: MAYA HOMES REALTY LLC 954-978-2595

BE CAREFUL WHEN TRIMMING TREES

RECENTLY, MANY CORAL BAY HOMEOWNERS HAVE BEEN GIVEN CODE ENFORCEMENT FINES FOR IMPROPERLY MAINTAINING THE TREES ON THEIR PROPERTY. MOST OFTEN, "HATRACKING" OF THE TREE HAS OCCURRED AND THE TREE MUST BE REMOVED. THIS CAN PROVE TO BE A COSTLY MISTAKE, SO WE'VE TAKEN SOME INFORMATION FROM BOTH BROWARD COUNTY AND THE CITY OF MARGATE TO PROVIDE YOU ASSISTANCE IN YOUR TREE MAINTENANCE:

1. **DO NOT REMOVE MORE THAN 25% OF THE TREE'S CANOPY.** REMOVING MORE THAN THIS WILL STARVE THE TREE AND CAUSE IT TO PUSH OUT FAST GROWING, WEAKLY ATTACHED "SUCKER GROWTH" WHICH WILL INCREASE MAINTENANCE COSTS, CATCH HURRICANE WINDS LIKE A SAIL, AND BECOME MISSILES IN A STORM.
2. **MAKE FINAL PRUNING CUTS JUST OUTSIDE THE BRANCH BARK COLLAR.** THE BRANCH COLLAR IS A SMALL SWELLING LOCATED WHERE LIMBS MEET THE TRUNK WHICH ACTS LIKE A VALVE TO CLOSE OFF THE CUT. BUT THE VALVE ONLY WORKS IF THE FINAL CUT IS MADE JUST OUTSIDE THE BRANCH COLLAR PERPENDICULAR WITH THE LIMB. IF STUBS ARE LEFT, OR IF A CUT IS MADE FLUSH WITH THE TRUNK, THE "VALVE" WON'T OPERATE AND PESTS, DISEASE, AND ROT WILL HAVE EASY ACCESS TO THE HEART OF THE TREE WHERE THEY CAN WEAKEN THE TREE AND MAKE IT LESS ABLE TO RESIST STORM WINDS.

COMMON PRUNING ERRORS

TOPPING OR HAT RACKING

TOPPING IS A TYPE OF PRUNING WHERE MOST OF THE CANOPY IS REMOVED FROM A TREE LEAVING MOSTLY BRANCH STUBS. IT VIOLATES THE TWO MOST IMPORTANT RULES ABOVE. TOPPING INITIATES DECAY IN THE TRUNK AND MAIN BRANCHES AND ATTRACTS WOOD BORING INSECTS. TOPPING A LARGE TREE CAUSES EXCESSIVE SPROUTING OF WEAKLY ATTACHED NEW BRANCHES, AND ALSO INCREASES WIND RESISTANCE BY CREATING DENSER BRANCHING PATTERNS. NEVER TOP A TREE OR ALLOW ANYONE TO TOP ONE OF YOUR TREES. TOPPING IS EQUIVALENT TO BUTCHERING A TREE. COMPETENT ARBORISTS DO NOT TOP TREES. TOPPING IS A VIOLATION OF LOCAL CODES AND WILL RESULT IN A FINE AND A REQUIREMENT TO REMOVE AND REPLACE THE TREE. THIS CAN COST THE HOMEOWNER SEVERAL HUNDRED DOLLARS. **THE PROPERTY OWNER WILL BE THE ONE TO PAY.**

OVER-LIFTING

LIFTING TREES IS A COMMON PRUNING PRACTICE WHERE THE LOWER BRANCHES OF THE TREE ARE REMOVED TO PROVIDE CLEARANCE FOR CARS, STRUCTURES, ETC. **OVER LIFTING**, OR EXCESSIVE THINNING OF TREES IS A POOR PRUNING PRACTICE. THIS TYPE OF PRUNING CAUSES TREES TO BE TOP HEAVY, REDUCES TRUNK TAPER AND INCREASES CHANCES OF BRANCH BREAKAGE. WHILE IT MAY BE NECESSARY TO REMOVE SOME LOWER BRANCHES TO ALLOW FOR TRAFFIC PASSAGE LIFTING SHOULD BE KEPT TO A ABSOLUTE MINIMUM. GENERALLY HALF OF THE FOLIAGE SHOULD REMAIN IN THE LOWER TWO-THIRDS OF THE TREE.

CHOOSING A TREE SERVICE/ARBORHIST

HOMEOWNERS WHO RUSH TO ACCEPT THE SERVICE OF THE CHEAPEST "TREE EXPERT" ARE FREQUENTLY TAKEN ADVANTAGE OF BY FLY-BY-NIGHT AMATEURS WITH A PICKUP TRUCK AND CHAINSAW. THE ARBORIST (TREE CARE PROFESSIONAL) YOU WANT TO HIRE SHOULD:

- POSSESS A VALID BROWARD COUNTY TREE TRIMMER LICENSE
- HAVE AN OCCUPATIONAL LICENSE AND A BONAFIDE BUSINESS IN THE COMMUNITY
- BE LISTED IN THE TELEPHONE DIRECTORY "YELLOW PAGES," COMMONLY UNDER TREE SERVICE
- BE FULLY INSURED FOR PROPERTY DAMAGE, PERSONAL LIABILITY AND WORKER COMPENSATION
- BE A MEMBER OF A PROFESSIONAL ASSOCIATION SUCH AS THE NATIONAL ARBORIST ASSOCIATION, THE FLORIDA ARBORIST ASSOCIATION, THE INTERNATIONAL SOCIETY OF ARBORICULTURE, OR THE AMERICAN SOCIETY OF CONSULTING ARBORISTS



A HATRACKED TREE



AN OVERLIFTED TREE

SUPERVISORS VOICEMAIL

MINDY LEE
954-974-0388

LEWIS HORN
954-974-7758

BARRY SHORE
954-974-7811

FRED BOURDIN
954-974-7994

JOHN HALL
954-975-7311

THE
DISTRICT
MEETS THE
2ND
THURSDAY
OF EACH
MONTH AT
7PM

DISTRICT ELECTIONS IN NOVEMBER

CORAL BAY CDD HAS TWO DISTRICT SUPERVISOR SEATS UP FOR ELECTION IN NOVEMBER. THE TERM OF OFFICE FOR A DISTRICT SUPERVISOR IS 4 YEARS. IF YOU ARE A REGISTERED VOTER IN CORAL BAY AND YOU ARE INTERESTED IN RUNNING FOR ONE OF THE SEATS, YOU MUST COMPLETE THE NECESSARY FORMS AND SUBMIT THE REQUIRED FILING FEE OF ABOUT \$104, AS WELL AS COMPLY WITH THE

VARIOUS CAMPAIGN LAWS, DURING THE QUALIFYING PERIOD FOR THESE SEATS. THE QUALIFYING PERIOD IS FROM JULY 12TH TO JULY 16TH. YOU MUST FILE YOUR INFORMATION AT THE BROWARD COUNTY SUPERVISOR OF ELECTION'S OFFICE. YOU CAN CONTACT MS. MARY COONEY AT 954-357-7050 FOR FURTHER ASSISTANCE. YOU CAN ALSO VISIT THEIR WEBSITE AT [HTTP://WWW.BROWARD DSOE.ORG](http://www.browardsoe.org).

OTHER USEFUL INFORMATION CAN BE FOUND AT THE FLORIDA DIVISION OF ELECTIONS WEBSITE [HTTP://ELECTION.DOS.STATE.FL.US](http://election.dos.state.fl.us).

REMEMBER, DISTRICT SUPERVISORS ARE PUBLIC OFFICIALS ELECTED TO THEIR OFFICE BY OTHER REGISTERED VOTERS IN THE DISTRICT.

DRAINAGE

WORK

COMPLETED

BY THE TIME THIS NEWSLETTER REACHES YOUR MAILBOX, THE DRAINAGE IMPROVEMENT PROJECT ON 62ND AVENUE SHOULD BE COMPLETE. FLOODING ON 62ND AVENUE (31ST STREET) HAS BEEN A PROBLEM NEAR SOUTH BAY DRIVE FOR A LONG TIME. ALTMAN DEVELOPMENT, THE DEVELOPER OF THE APARTMENT COMPLEX GOING UP ACROSS THE STREET, AGREED TO MAKE THE IMPROVEMENTS IN EXCHANGE FOR BEING ABLE TO CONNECT TO A CLOSER CANAL IN THE DISTRICT. THIS DRAINAGE IMPROVEMENT, DONE AT NO COST TO THE DISTRICT OR THE CITY OF MARGATE, SHOULD FIX THE FLOODING THAT OCCURS AT THAT SITE.

PARKING AND TOWING

JUST A REMINDER TO RESIDENTS AND VISITORS – PARKING ON STREETS, SWALES, SIDEWALKS, AND OTHER DISTRICT PROPERTY BETWEEN THE HOURS OF 2 A.M. AND 6 A.M. WILL RESULT IN ONE WARNING AND THEN THE VEHICLE WILL BE TOWED AT THE OWNER'S EXPENSE. THE DISTRICT HAS BEEN ACTIVELY CAUTIONING RESIDENTS SINCE LAST SUMMER. VEHICLES ARE AND WILL CONTINUE TO BE TOWED DURING THESE HOURS. PLEASE MAKE ARRANGEMENTS TO KEEP YOUR VEHICLES IN YOUR GARAGE OR IN YOUR DRIVEWAY BETWEEN THE

SIDEWALK AND YOUR HOME. IF A VEHICLE IS IN THE DRIVEWAY, BUT IS BLOCKING THE SIDEWALK, EVEN PARTIALLY, IT MAY BE TOWED WITHOUT WARNING. IF YOUR VEHICLE IS MISSING IN THE MORNING, PLEASE CONTACT THE GUARDHOUSE TO SEE IF IT WAS TOWED AND TO FIND OUT WHAT YOU'LL HAVE TO DO TO GET IT BACK. PARKING ENFORCEMENT IS NECESSARY FOR PUBLIC SAFETY PURPOSES AND TO KEEP UP THE COMMUNITY'S APPEARANCE.

TRAFFIC ACCIDENTS AND TICKETS

THE DISTRICT'S SECURITY COMMITTEE AND THE MARGATE POLICE DEPARTMENT ARE TICKETING DRIVERS IN THE COMMUNITY WHO SPEED AND RUN STOP SIGNS. ALREADY SEVERAL TRAFFIC FINES HAVE BEEN ISSUED. PLEASE DRIVE CAREFULLY IN THE COMMUNITY. RECENTLY, A TERRIBLE ACCIDENT OCCURRED ON SOUTH BAY DRIVE NEAR THE 30TH STREET ENTRYWAY. A DRIVER WAS SPEEDING AND LOST CONTROL OF HIS VEHICLE, HIT A 30 FOOT PALM, AND SEVERELY INJURED HIMSELF AND HIS PASSENGER. THE ROAD WAS CLOSED FOR SEVERAL HOURS WHILE THE ACCIDENT WAS INVESTIGATED AND THE INJURED PARTIES AIRLIFTED OUT TO A HOSPITAL.

**OPERATING BUDGET RESULTS
OCTOBER 1 THRU APRIL 5**

| | Adopted Budget | YTD Budget | YTD Actual | Variance | % Budget |
|--|-------------------|----------------|----------------|-----------------|-------------|
| Annual Assessment, Net | \$723.02 | | | | |
| Annual Assessment, Gross | \$769.17 | | | | |
| Revenues | | | | | |
| Net Tax Levy | 720,851 | 720,851 | 665,669 | -55,181 | |
| Federal Grants | | | | 0 | |
| Other Charges and Fees | 5,000 | 2,528 | 0 | -2,528 | 0% |
| Miscellaneous Revenues | 300 | 152 | 16,709 | 16,557 | 11017% |
| Interest Income | 5,000 | 2,528 | 1,735 | -793 | 69% |
| Total Revenues | 731,151 | 726,058 | 684,113 | -41,945 | 94% |
| Expenditures | | | | | |
| Administrative | | | | | |
| Supervisor's Fees | 13,000 | 6,572 | 7,800 | 1,228 | 119% |
| Attorney's Fees | 20,000 | 10,111 | 12,482 | 2,371 | 123% |
| Engineering Fees | 15,000 | 7,583 | 10,413 | 2,829 | 137% |
| Annual Audit | 6,500 | 6,500 | | -6,500 | |
| Management Services | 30,000 | 15,167 | 17,500 | 2,333 | 115% |
| Property Appraiser | 2,000 | 2,000 | 6,399 | 4,399 | 320% |
| Postage and Delivery | 1,300 | 657 | 1,657 | 1,000 | 252% |
| Insurance | 50,000 | 50,000 | 24,909 | -25,091 | 50% |
| Printing and Binding | 3,600 | 1,820 | 2,126 | 306 | 117% |
| Legal Advertising-Other | 3,000 | 1,517 | 625 | -891 | 41% |
| Newsletter | 0 | | | 0 | |
| Office Supplies | 1,100 | 556 | 384 | -172 | 69% |
| Dues, Licenses, Subs | 2,000 | 1,011 | 1,675 | 664 | 166% |
| Total Administrative | 147,500 | 103,494 | 85,971 | -17,524 | 83% |
| Facilities Maintenance | | | | | |
| Contractual Security | 105,000 | 53,083 | 46,292 | -6,791 | 87% |
| Security System Lease (new account) | 8,000 | 4,044 | 3,085 | -959 | 76% |
| Telephone Expense | 5,000 | 2,528 | 3,321 | 793 | 131% |
| Electric Expense | 67,000 | 33,872 | 34,854 | 982 | 103% |
| Water and Sewer Expense | 8,000 | 4,044 | 6,161 | 2,116 | 152% |
| Trash Removal | 2,400 | 1,213 | 1,725 | 512 | 142% |
| Janitorial Contract Labor | 20,000 | 10,111 | 9,174 | -937 | 91% |
| Other Contract Labor | 10,000 | 5,056 | 6,524 | 1,468 | 129% |
| Landscape Maintenance | 135,000 | 68,250 | 99,093 | 30,843 | 145% |
| Other Maintenance | 35,000 | 17,694 | 7,830 | -9,864 | 44% |
| Fence Maintenance Sinking Fund | 4,000 | 2,022 | | -2,022 | 0% |
| Park and Pool Maintenance | 24,000 | 12,133 | 27,871 | 15,737 | 230% |
| Entry Maintenance | 5,000 | 2,528 | 1,276 | -1,252 | 50% |
| Road and Sidewalk Maintenance | 7,500 | 3,792 | 24,785 | 20,994 | 654% |
| Sign Maintenance | 1,000 | 506 | 1,495 | 990 | 296% |
| Gate Maintenance | 10,000 | 5,056 | 26,889 | 21,834 | 532% |
| Capital Outlay | | | | 0 | |
| Total Maintenance | 446,900 | 225,933 | 300,377 | 74,444 | 133% |
| Debt Service | | | | | |
| Parks and Road Debt | 32,137 | 16,247 | 18,747 | 2,500 | 115% |
| Gate 1 Debt | 39,994 | 20,219 | 19,997 | -222 | 99% |
| Gate 2 Debt | 33,648 | 17,011 | 22,961 | 5,950 | 135% |
| Gate 3 Debt | 20,679 | 10,454 | 12,063 | 1,608 | 115% |
| Gate 3 Install | | | | 0 | |
| Total Debt Service | 126,458 | 63,932 | 73,767 | 9,836 | 115% |
| Total Expenditures | 720,858 | 393,359 | 460,114 | 66,756 | 117% |
| Excess Revenues over Expenditures | 10,293 | 332,699 | 223,999 | -108,701 | 67% |

CORAL BAY RECEIVES MOST OF ITS MONEY IN DECEMBER AND JANUARY. INSURANCE FROM LAST YEAR'S VANDALISM ACCOUNTS FOR MUCH OF THE MISCELLANEOUS REVENUE VARIANCE

PROFESSIONAL FEES ARE OVER FOR WORK RELATED TO THE CAPITAL IMPROVEMENT PROGRAM. SOME OF THIS EXPENSE WILL BE REIMBURSED FROM BOND PROCEEDS. PROPERTY APPRAISER VARIANCE STEMS FROM A REPORTING CHANGE

LANDSCAPE IMPROVEMENTS PAID FOR BY HOME DEPOT, IRRIGATION SYSTEM PUMP REPLACEMENT, AND UNANTICIPATED PALM REMOVAL DUE TO DISEASE AND LIGHTNING DAMAGE ACCOUNT FOR THE VARIANCE. SAFETY REPAIRS AND MAJOR PUMP REPLACEMENTS AT THE POOLS AND PARKS ACCOUNT FOR THIS VARIANCE. EXTENSIVE ROADWAY REPAIRS IN FEBRUARY ACCOUNT FOR VARIANCE

THE DISTRICT EXPECTS TO SAVE MONEY WHEN THIS DEBT IS REFUNDING IN JULY.

**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

WE'RE ON THE WEB!

SEE US AT:

WWW.CORALBAYCDD.COM

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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 FOURTH THURSDAY OF EACH MONTH AT 7:30PM. CONTACT JAMES R. MILES OF CONSOLIDATED COMMUNITY MANAGEMENT (954) 718-9903
- **FAY'S COVE** MEETS QUARTERLY. CONTACT LEIGH HOFFMAN OF ALLIANCE PROPERTY SYSTEMS (954) 572-5900 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) 572-5900 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) 572-5900 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 2ND WEDNESDAY OF EACH MONTH AT 7:00 PM. CONTACT LEIGH HOFFMAN OF ALLIANCE PROPERTY SYSTEMS (954) 572-5900 x3.