

CORAL BAY BUZZ

CORAL BAY COMMUNITY DEVELOPMENT DISTRICT/ 954-689-4804

WWW.CORALBAYCDD.COM

DISTRICT SUPERVISORS

- **JOHN HALL,**
CHAIRMAN
- **SANDRA McCORMICK,**
VICE-CHAIRMAN
- **FRED BOURDIN,**
SUPERVISOR
- **FABIAN MINOTT,**
SUPERVISOR
- **DANIEL DEAN,**
SUPERVISOR

DISTRICT OFFICIALS:

JIM J. MULLEN, JR.,
DISTRICT ENGINEER

DENNIS E. LYLES,
DISTRICT ATTORNEY

IRVING ROSENBAUM,
DISTRICT MANAGER
954-689-4804

TINA HAGEN,
TREASURER

INQUIRIES AND CORRESPONDENCE:

NEW COMMUNITY STRATEGIES
4801-232 SOUTH UNIVERSITY DRIVE
FORT LAUDERDALE, FL 33328-3839

FENCE CONSTRUCTION STARTS

After many delays, construction of the new concrete panel fence has begun.

Construction has started at the Las Brisas Del Mar, Las Brisas, and Mallory Harbor subdivisions. The first part of the construction is to remove the existing wooden fence and erect a temporary chain link fence. It will take about 6-8 weeks once your fence is removed before the new fence is installed and painted.

A maintenance of traffic plan has been approved by the City of Margate and we are trying our best to keep traffic problems to a minimum. We encourage The Cape and Mallory Harbor residents and guests to use the North Bay Drive entrance next to Target. If you do find it necessary to use the detour, please drive slowly and carefully through Las Brisas. We have hired off-duty police officers to discourage people from speeding or driving carelessly and they will issue a citation if a violator is caught.

Residents who live in Las Brisas can do their part during the construction period by keeping vehicles off of the streets, swales, and sidewalks during the times when traffic is detoured during construction. There may be times when construction occurs on weekends. This will help get the construction period over sooner. Because of the safety issues that arise when traffic is detoured, we will tow cars that are in the streets or are otherwise using the District's property along the detour's path.

We all recognize that the construction is an inconvenience and the detour is unfortunately something that needs to be done. But, if everyone does their part and considers safety first, we hope to avoid injuries to pedestrians and other cars and property.

The next phase of construction will continue from The Cape to Islamorada and then to the north side of Coral Bay.

BUTTERFLY GARDENS

Northern Broward County is an area where butterflies thrive. The Coral Bay Community Development District Board of Supervisors encourages residents to establish butterfly gardens on their property.

The district will be distributing materials to help residents establish butterfly

gardens in conjunction with the Broward Beautiful grant program of the Broward County Commission.

If you are thinking about planting a butterfly garden the requirements are fairly simple. You need an area that gets at least 5 hours of sunlight each day and is relatively free

from wind. Some moist soil or sand in the area is helpful.

If you are interested in butterfly gardening please contact us at 954 689 4804 or by e-mail at districtmanager@coralbay.com.



COLOR SELECTION TENTATIVELY SET TO BE MADE AT SEPTEMBER MEETING

The Board of Supervisors is expected to select the paint colors to be used on the new concrete panel fence and the entryways into each village and the main entrances into Coral Bay.

The entryways into each village will also be repaired and new lights and signs will be installed. Much of the landscaping will be improved and we hope that the overall appearance of the community will be greatly enhanced.

You may notice some color samples painted here and there throughout the community. These have been put on the entryways so that decision makers can get an idea of how the colors will look if they are chosen. We will put them in as inconspicuous a place as is possible, but we must put them in spots where sunlight and street lighting shines on the walls. The colors will be up for awhile, but we will repaint the entire entryway once the colors are chosen.

Finally, we will add flowering plants, most likely impatiens, in late September or early October, once the painting and landscaping improvements are completed. We're really hoping to make this coming holiday season something special for Coral Bay.

RECENT CORAL BAY SALES

ADDRESS	SUBDIVISION	SALES PRICE
3350 Bonito Lane	Fay's Cove	355,000
6444 French Angel Terrace	Fay's Cove	335,000
6453 French Angel Terrace	Fay's Cove	318,000
6426 Buena Vista Drive	Fay's Cove	295,000
6303 Navajo Terrace	Indian Key	331,000
6186 Buena Vista Drive	Indian Key	317,900
6378 Buena Vista Drive	Indian Key	312,000
6177 Mohawk Terrace	Indian Key	310,000
6204 Seminole Terrace	Indian Key	309,900
6183 Navajo Terrace	Indian Key	280,000
6327 Navajo Terrace	Indian Key	275,000
6363 Seagrape Circle	Las Brisas	298,000
6343 Harbor Bend	Mallory Harbor	310,000
3362 Treasure Lane	Port Antigua	365,000
6559 Saltaire Terrace	Port Antigua	340,000
6669 Schooner Terrace	Port Antigua	330,000

COURTESY OF EDDIE VELIE, REALTOR OF VELIEREALSTATE.COM

KNOW THE PET LAWS AND KEEP YOUR PET SAFE AND YOUR NEIGHBORS HAPPY

From time to time, we receive calls from residents complaining about unleashed dogs or other animals that are allowed to roam without being controlled by a person or dogs being allowed to use neighbor's yards to "do their business". Obviously, dogs should at all times be on a leash and should be allowed to relieve themselves only on the perimeter road (North and South Bay Drive) AND THEN only when the mess is picked up and disposed of properly by the person controlling the dog. The City of Margate prohibits any person owning, boarding, or otherwise keeping or having in his/her custody an animal and to permit that animal to outside of the structure or building which securely keeps that animal unless the animal is securely fastened by means of a leash, chain, or other device which keeps the animal in the control of the person in which the animal is in custody. Of course, the local law permits you to keep your animal behind a fence or wall. It also allows you to leash or chain your animal in your own property. Any animal that violates this law is deemed to be a public nuisance and any police officer or animal control officer may impound the animal. Also, if you don't immediately pick up after your animal after it discharges excrement, you can be found in violation of the law and fined by the City of Margate. Pet owners who truly value their animals would never allow them to run free without a leash. Only harm can come to the animal or your neighbors. Please, keep your dogs and other animals under your direct control and clean up after them for the sake of your community.

LARGE IGUANA DISCOVERED TO BE POOL CULPRIT

We recently had to twice close the Clubhouse Pool located next to the guardhouse because of excrement that was found in the Pool. Naturally, when this happens, we have to close the pool for public health purposes. The system is usually shocked by adding an intense chlorine treatment to disinfect the water. The chlorine then must burn off for a couple of days until it reaches a safe level in the pool.

At first, we thought that a swimmer had used the pool as a bathroom. But, thanks to the observation of a Coral Bay resident, it was discovered that the real culprit was a 5-foot long iguana or similar reptile. There are several large reptiles located throughout Coral Bay. We've contacted animal control and we will be making sure our unwanted friend finds a new home.

NEW COMMUNITY STRATEGIES DISTRICT MANAGER
4801-232 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

- CORAL BAY MAP
 - VILLAGE INFORMATION, INCLUDING ASSOCIATION DOCUMENTS
 - CURRENT AND PRIOR NEWSLETTERS
 - FORMS: CLUBHOUSE RENTAL, PERMITS, POOL KEY REQUEST
 - PROTOTYPE PLANS FOR EROSION CONTROL
 - GUARDHOUSE SECURITY FORM
-

VILLAGE HOMEOWNERS' ASSOCIATIONS

- **THE CAPE** – Meets the fourth Thursday of each month at 7:30 PM. Contact Consolidated Community Management (954) 718-9903
- **FAY'S COVE** – Meets quarterly. Contact Leigh Hoffman of Alliance Property Systems (954) 572-5900 x 3.
- **INDIAN KEY** – Meets the last Tuesday of each month at 7:00 PM. Contact C. Eric Whittle of Integrity Property Management (954) 346-0677 x 111.
- **ISLAMORADA** – Meets on the second Monday of the month at 7:30 PM. Contact Sundance Property Management at (954) 255-6888 x 222.
- **LAS BRISAS** – Meets the second Tuesday of February, April, June, August, October, and December at 7:00 PM. Contact Leigh Hoffman of Alliance Property Systems (954) 572-5900 x 3
- **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 x 3.
- **MALLORY HARBOR** – Meets the third Thursday of each month at 7:00 PM. Contact Glen Stout of Sundance Property Management (954) 255-6888 x 222
- **PORT ANTIGUA** – Meets the second Wednesday of each month at 7:00 PM. Contact Leigh Hoffman of Alliance Property Systems (954) 572-5900 x 3.

ATTENTION STUDENTS

Do you need Community Service Hours? You can achieve service hours by helping the Coral Bay Community Development District with the following projects:

- Delivery of the "Buzz" newspaper
- Checking for non-functioning street lights
- Checking the pools to be sure life rings, poles, etc. are in place
- Other miscellaneous items

Contact the District office by phone or at the email address located next to this column.

WATERWAY MAINTENANCE NOTES

This summer has been a particularly active time for waterway aquatics. The heavy rains in May and June, combined with the summer heat and the fertilizers usually applied by homeowners and the District, resulted in very ripe conditions for many of the unwanted aquatic plants.

The District's waterways are treated monthly to control for algae and various aquatic weeds, some of which can grow inches a day. It is important for us to control for this unwanted growth that can lower the dissolved oxygen in the water, impede the water flow, and harm the fish and other wildlife in the lake and canals.

Last year, we added over 2,000 triploid carp to our waterways to help keep our waterways in balance. Additionally, we note and track the various types and levels of fish and wildlife that are using our property for their habitat. However, should you find an area that has unusual growth or any other problems, please call us so that we can address the area promptly.