

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

Thursday, December 13, 2012  
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.

Attendee Name	Title	Status
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, Mark Tomczyk, District Engineer, Rich Hans GMS and Julio Padilla, GMS.

**Pledge of Allegiance**

Mr. Spavento led the pledge of allegiance.

**2. Presentations**

There not being any, the next item followed.

**3. Audience Comments/Supervisors Responses**

Ms. Kurth: We have an issue with raccoons. Is there a way to go about getting rid of them when they are the size of a medium size dog?

Mr. Dean: Animal control. It is a wild animal so I'm not sure they are going to pick it up.

Ms. Kurth: It has ripped two of my new lockable garbage cans.

Mr. Dean: They have yet to devise one that a raccoon can't get into. You should call animal control.

**4. Staff Reports**

**A. Attorney**

Mr. Hall joined the meeting at this time.

Mr. Pawelczyk distributed a letter from the Turtle Run Foundation advising that the Broward Sheriff's office will provide security throughout Turtle Run and Cypress Pointe Condominiums adjacent to North Bay Drive area is part of Turtle Run and they want the CDD to acknowledge that BSO could come in through our gates and patrol that North Bay Drive area basically for their purpose to check the rear of the Cypress Pointe Apartments. The president of the Foundation, Chris Kapish, who is also the chairman of the Turtle Run CDD indicated that he would also have his guys occasionally take the whole North Bay South Bay Drive run to be seen. All the letter does is acknowledge that BSO and can come in here anyway and that we are okay with them coming in to patrol that side of the property.

Mr. Dean: Have them refrain from using the YELP on the gate and have them come through the visitor's lane and not trigger the YELP system.

Mr. Pawelczyk: In the second paragraph it says Cypress Grove Apartment Complex (it is actually Cypress Pointe) and we will make those changes. If the board is okay with it I can add under our acknowledgement about the YELP system.

ACTION:	Authorize chair to sign off on the letter from BSO with the change mentioned by Mr. Dean
RESULT:	Chair authorized to sign off on the letter from BSO with the change mentioned by Mr. Dean on the YELP system
MOVER:	Tina Hagen
SECONDER:	John Hall
AYES:	All in favor
Tape time: 9:59	

**B. Engineer**  
**Update on Roadway Project**  
**Discussion of Asphalt Testing Report**

Mr. Tomczyk: Reviewed with the board the report from Federal Engineering & Testing on the results of the testing of the asphalt and was directed to negotiate as best he can on the final payment to the contractor.

ACTION:	Authorize counsel and engineer to prepare final change order for the roadway pavement contractor
RESULT:	Attorney and engineer authorized to prepare final change order to address the \$50,000 owed on the contract whereby the contractor gives a credit to the district of at least \$7,000
MOVER:	Dan Dean
SECONDER:	Tina Hagen
AYES:	All in favor
Tape time: 57:47	

**C. Treasurer**  
**Approval of Check Run Summary, Invoices, Subsequent Check Run Summary and Invoices**

ACTION:	Approve check run summary
RESULT:	Check run summary approved
MOVER:	Dan Dean
SECONDER:	Tina Hagen
AYES:	All in favor
Tape time: 59:41	

**Combined Balance Sheet**

A copy of the combined balance sheet was enclosed.

**D. Field Manager**

**Consideration of Actions and Proposals from Field Manager's Report**

Mr. Padilla reported on the items outlined in the field manager's report.

ACTION:	approve grass carp proposal
RESULT:	Purchase of 12 grass carp and one fish barrier for North Bay Canal was approved
MOVER:	Dan Dean
SECONDER:	Tina Hagen
AYES:	All in favor
Tape time: 1:15:25	

**Monthly Reports from Allstate Resource Management, Inc.**

Monthly reports from Allstate Resource Management, Inc. were included in the agenda package.

**E. Manager - Approval of the Minutes of the November 8, 2012 Meeting**

ACTION:	Approve minutes of November 8, 2012 meeting
RESULT:	November 8, 2012 meeting minutes approved
MOVER:	Tina Hagen
SECONDER:	John Hall
AYES:	All in favor
Tape time: 1:41:28	

**5. New Business - Consideration of First Amendment to Agreement between Broward County Property Appraiser and Coral Bay Community Development District**

ACTION:	Approve First Amendment to Property Appraiser's Agreement
RESULT:	Agreement approved with the Broward County Property Appraiser
MOVER:	John Hall
SECONDER:	Tina Hagen
AYES:	All in favor
Tape time: 1:42:02	

**6. Old Business**

The meeting adjourned at 8:45 p.m.

  
Secretary / Assistant Secretary

  
Chairman / Vice Chairman