

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

Thursday, August 13, 2015
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, Craig Kupec, District Engineer, Rich Hans, GMS, Julio Padilla, GMS, Terry Glynn IGM Landscaping.

Pledge of Allegiance

Mr. Spavento led the pledge of allegiance.

3. Audience Comments/Supervisors Responses

Ms. Brigil: When I have an overnight guest they have to park on the side and they get a sticker and they send my landlord a letter. Where is the guest parking?

Mr. Spavento: When you rented your home you saw how big the home was and the size of the driveway. We have rules in place and if you have an overnight guest you have to accommodate them in your driveway or parking spot.

Ms. Hagen: We have limited overflow parking by the tennis courts.

2. Lighting Consultant Presentations

- A. Project Caine - Mr. Robert Caine
- B. Miami Lighting Design - Mr. Alejandro Vargas
- C. Brilliant Lighting Design - Robert Daniels

All three proposers gave the background of their companies and went over their proposals for design of each of the three phases of the lighting project that will eventually be bid.

The Board took a short recess after which the meeting reconvened.

4. Staff Reports

- A. Attorney
 - 1. Discussion of 2015 Legislative Session Memorandum

The memorandum outlining the bills that passed the 2015 Legislative Session was included as part of the agenda package.

2. Update on Blanco and McDermott v. Coral Bay CDD

Mr. Pawelczyk: They finally served the district and the case is being handled by our insurance defense counsel and we will get updates going forward. Somebody sent a letter requesting information related to a dog attack at Peninsula Park and our insurance carrier has been notified.

We put something together about the Margate municipal code regarding landscaping and sent it to everyone. It is clear in the code that, from a property maintenance standpoint, the property owner is supposed to keep the streetlights clear of tree branches and whatnot. If people aren't going to allow the CDD to trim a tree to clear foliage obstruction from the light, the City of Margate should be notified. The district could fund it as part of the streetlight program to ensure the streetlights are doing what they are designed to do.

In summary: (1) Mr. Pawelczyk will prepare the permission form for Terry to go on private property to trim trees blocking streetlights, (2) Terry will call the line supervisors from Nelson and Asplundh (FPL's contractor that he knows that clears obstructing foliage), (3) the manager can come up with the list of owners based on the

list prepared previously by Julio on the perimeter as a start, and management will coordinate getting the permissions executed by owners before Terry can do the work. With this approach, if we need the permission form, we will have it, and if we can't get permission, then IGM should only trim to the property line.

Mr. Pawelczyk: I will finalize the form and get it to Julio and Terry on Monday and copy the board on it. Julio will insert the appropriate names and addresses and knock on doors and have them sign it then.

B. Engineer

Mr. Kupec presented the engineer's estimate for lake bank restoration for the area in front of the clubhouse, a small piece by the deck and another piece to the north that will restore the shoreline up to the headwall currently in place.

ACTION:	Approve proceeding with lake bank restoration in front of clubhouse and two adjacent areas
RESULT:	Staff authorized to proceed with the lake bank restoration in an amount not to exceed \$30,000
MOVER:	Tina Hagen
SECONDER:	Dan Dean
AYES:	All in favor
Tape time: 57:55	

Mr. Kupec reported on his research into ownership/maintenance responsibilities of the canal relative to the new Toscana development that will be further researched and his updated report will be placed on the next agenda.

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: 1:14:56	

- Combined Balance Sheet, Statement of Revenues and Expenditures

A copy of the combined balance sheet was enclosed.

D. Field Manager - Consideration of Actions and Proposals from Field Manager's Report

1. Monthly Report
2. Consideration of Permit Applications
3. Report from Diamond Dolphin Aquatic, Inc.
4. Gate Reports

Mr. Padilla reviewed with the board the items listed on the field manager's report, copy of which is attached and made a part hereof.

Direction given to staff to proceed with the purchase and installation of Cassia Trees.

Staff was directed by the Board, without objection, to proceed with item 7 on field manager's report, i.e. installation of scuppers-drain covers, as painted by the manufacturer.

The request for approval of a driveway extension at 6483 Ocean Drive was discussed.

ACTION:	Approve driveway extension at 6483 Ocean Drive - Claudia Merlos
RESULT:	Driveway extension approved subject to the apron surface matching existing apron
MOVER:	John Hall
SECONDER:	Ron Gallucci
AYES:	All in favor
Tape time: 1:37:48	

The request for approval of a fence installation at 6338 Buena Vista Drive was discussed.

ACTION:	Approve installation of wood fence 24 feet from edge of neighbor's house towards the lake - install aluminum pool fence 35 feet from end of wood fence parallel to water's edge - 6338 Buena Vista Drive - Mr. & Mrs. Khin
RESULT:	installation of wood fence and aluminum fence approved subject to entering into an encroachment agreement with the district any expense to be paid by the permittee
MOVER:	Tina Hagen
SECONDER:	Dan Dean
AYES:	All in favor
Tape time: 1:39:23	

Since the request for approval of a driveway extension on Rock Beauty Terrace was discussed and approved at last month's meeting, but was not included in last month's meeting minutes, the approval was reaffirmed.

ACTION:	Approve driveway extension presented at the last meeting on Rock Beauty Terrace
RESULT:	Driveway extension approved
MOVER:	Dan Dean
SECONDER:	John Hall
AYES:	All in favor
Tape time: 1:50:04	

E. Manager

1. Approval of the Minutes of the July 9, 2015 Meeting

ACTION:	Approve minutes of July 9, 2015 meeting
RESULT:	July 9, 2015 meeting minutes tabled
MOVER:	Dan Dean
SECONDER:	John Hall
AYES:	All in favor
Tape time: 1:51:00	

2. Consideration of Proposed Fiscal Year 2016 Meeting Schedule

ACTION:	Approve fiscal year 2016 meeting schedule
RESULT:	Fiscal Year 2016 meeting schedule approved
MOVER:	Tina Hagen
SECONDER:	Dan Dean
AYES:	All in favor
Tape time: 1:53:09	

3. Discussion of Financial Disclosure Report from the Commission on Ethics

All Supervisors have filed their financial disclosure forms.

5. New Business

There not being any, the next item followed.

6. Old Business

A. Audubon International Society Project

This item is still in progress


B. Discussion of Lighting Plan – Lighting Consultant Proposals

ACTION:	Selection of design consultant
RESULT:	Brilliant Lighting Design selected as lighting consultant in the amount of \$25,000, district counsel authorized to prepare an agreement to be considered at the next meeting, and the chairman and management were authorized to help refine the scope
MOVER:	Dan Dean

SECONDER:	John Hall
AYES:	All in favor
Tape time: 2:06:13	

Mr. Spavento being in the lighting business asked district counsel about whether any conflict of interest might exist for him on this project. Counsel advised that it is not a conflict at this time because he does not do business with any of the proposers, but he may have one in the future if a manufacturer that he deals with on a regular basis is selected, at which time he will abstain from voting.

The Meeting adjourned at 10:53 p.m.



Secretary / Assistant Secretary



Chairman / Vice Chairman