

# MINUTES OF THE MAY 12, 2016 CORAL BAY COMMUNITY DEVELOPMENT DISTRICT BOARD OF SUPERVISORS MEETING

Thursday, May 12, 2016  
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, Jake Ozyman, District Engineer, Dennis Baldis, GMS and Julio Padilla, GMS.

## Pledge of Allegiance

Mr. Spavento led the pledge of allegiance.

## 2. Audience Comments/Supervisors Responses

There being none, the next item followed.

### 3. Staff Reports

#### A. Attorney – Discussion of 2016 Legislative Session Memorandum

Mr. Pawelczyk gave an overview of the actions taken in the 2016 legislative session and the status of the cost share agreement with Toscana.

Mr. Gallucci joined the meeting during this report.

#### B. Engineer

There being none, the next item followed.

#### C. Treasurer

##### 1) *Approval of Check Run Summary, Invoices, Subsequent Check Run Summary and Invoices*

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

Tape time: 13:14

##### 2) *Combined Balance Sheet, Statement of Revenues and Expenditures*

A copy of the combined balance sheet was enclosed.

**D. Field Manager**

- 1) *Monthly Report*
- 2) *Gate Reports*
- 3) *Report from Diamond Dolphin Aquatic, Inc.*

Mr. Padilla gave an overview of the items listed on the field manager’s report, copy of which is attached and made a part hereof.

**E. Manager**

**1) Approval of the Minutes of the April 14, 2015 Meeting**

ACTION:	Approve minutes of April 14, 2016 meeting
RESULT:	April 14, 2016 meeting minutes approved
MOVER:	Tina Hagen
SECONDER:	Dan Dean
AYES:	All in favor
Tape time: 18:46	

**2) Number of Registered Voters in the District – 1,856**

A copy of the letter from the supervisor of elections indicating there are 1,856 registered voters in the district was included as part of the agenda package.

**4. New Business**

**A. Insurance Claim**

Mr. Pawelczyk: The insurance company has settled the Blanco McDermit vs. Coral Bay case.

**B. Bulk Trash Reminder**

Mr. Dean: A homeowner suggested at the HOA meeting that we put signs at the entrance to the community the week before bulk trash pickup and we can have Terry put the signs out as he does with the meeting signs.

Without objection, as a reminder to the homeowners, the staff will have Terry put out signs a week ahead of bulk pick up.

### **C. Pool Filtering**

Mr. Spavento: I suggest that staff do research on salt water filtering for the pools.

Without objection, this will be pursued by staff.

### **D. Control of Snakeheads in the Lake**

Mr. Hall: Once a month in the spring and summer there are snakehead tournaments, some of which are sponsored by the City of Margate.

Mr. Gallucci: A group called the snakehead hunters have been in here a few times and they were not that successful.

The board agreed that no follow up action is necessary.

### **E. Cleaning of Plastic Fences**

Mr. Hall: The plastic fences on the north and side of the community are starting to show mold, mildew and staining. Are the fences included in the contract to pressure wash the sidewalks?

Mr. Padilla: We will do the ones on South Bay Drive. Regarding the ones on North Bay Drive, we will contact the adjacent property's management company since that property owns that fence.

## **5. Old Business**

### **A. Capital Projects and Landscaping Priority Lists**

Staff will have more solid numbers at the next meeting for the pool heater and the pumps.

### **B. Lighting Plan Update**

Ms. Hagen: According to the email, our consultant now has a contact at FP&L and seems to have made a lot of progress on what we need to proceed. I have been an advocate for getting feedback from the community as to whether or not to proceed. We

can have a meeting that is noticed specifically for input on this project. We need a range of what the project will cost in order to get the feedback. If enough people want us to proceed, there are a number of ways to proceed with and fund the project; each of these options would have different effects on the budget. One option is that we could wait three years when the bond for the wall drops off in order to keep assessments at the same level. Other options if people want us to proceed sooner are that we could get a loan or include a one-time assessment, increasing the budget over the next couple years until the three years is met. Also I want us to get an "official" document from FP&L stating that they will be able to supply the increased power that the consultant's recommended solution will need, and what the estimated up-front cost to the District will be to provide that infrastructure now (whether we use it now or leave it for three years before the lighting is actually installed). In short, I would like to see any agreements that we get from FP&L documented so that we do not have to start from "ground zero" again if we should opt for any delay in proceeding.

**C. Raccoon Control**

Mr. Gallucci: Can we have raccoon traps put out?

Mr. Baldis: A service to remove raccoons cost about \$75 per raccoon to remove.

*(There was no conclusion and no direction on this item)*

**D. Discussion of Revisions to District Counsel Hourly Rates**

ACTION:	Approve increase to hourly rates for district counsel
RESULT:	Increase to hourly rates for district counsel approved in accordance with request dated April 8, 2016 to become effective October 1, 2016
MOVER:	John Hall
SECONDER:	Tina Hagen
AYES:	All in favor
Tape time: 52:45	

### **E. Discussion of Revisions to Pest and Rodent Control Services**

ACTION: Approve request for increase in price of the rodent control services

RESULT: Increase in rodent control services approved in accordance with email dated May 2, 2016

MOVER: Tina Hagen

SECONDER: Dan Dean

AYES: All in favor

Tape time: 52:57

Tape: 54:00

Ms. Hagen withdrew the motion and Mr. Dean withdrew the second to the motion and without objection this item will be place on a future agenda.

The meeting adjourned at 7:55 p.m.

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Secretary/Assistant Secretary

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Chairman/Vice Chairman