

JULY 2022



The  
*Islander*  
Magazine



*Happy 4th of July*

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## CORY LAKE ISLES

### CDD Office Hours

Monday, Wednesday ..... 9am-9pm  
Tuesday, Thursday, Friday, Saturday ..... 9am-5pm  
Sunday ..... Closed

### Fitness Center Hours

Seven days a week ..... 24 Hours

Official Cory Lakes CDD Website: ..... www.corylakescdd.net

Envera Customer Service ..... (877) 936-8372

Morris Bridge Gatehouse ..... (813) 986-0030

CDD Office ..... (813) 986-1031

POA Office ..... (813) 341-0943

Cross Creek Gatehouse ..... (813) 907-8400

Police Emergency ..... 911

Fire/Medical Emergency ..... 911

Police Non Emergency ..... (813) 231-6130

An independent contractor staffs the gates at Cory Lake Isles. They provide access control at the gates 24/7. They are a valuable resource and can advise on security issues; however, **they have no law enforcement authority.** Any law enforcement or criminal activity should be directed toward the Tampa Police Department that has jurisdiction for Cory Lake Isles.

## POINTS OF CONTACT

### CDD Board Members

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### POA Board Members

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### POA Committee Chairs

**Design Review Committee**  
Sam Greenburg

**Covenant Enforcement  
Committee**  
Parag Shah

**Short Term Rental Committee**  
Kara Greco

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## Jennifer Wiggins

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Jennifer Wiggins, REALTOR®  
813.539.1678 | jwiggins@smithandassociates.com



- Cory Lake Isles resident for 10+ years
- Local Radio Co-Host, **Let's Talk Tampa™**
- The Smith & Associates Real Estate's Luxury Brand is Widely Recognized
- Host of "This is Tampa" Podcast
- Contributor to Wesley Chapel Weekly

### What My Clients Are Saying....

"Working with Jen was a breath of fresh air. She was always positive and helpful and actually listened to what we wanted. She helped us find our home very quickly, however we felt she was willing to play the long game if we had needed her too. We were very thankful we found her."

-The Travis Family

**Smith &**  
Associates Real Estate





## Upcoming Meeting: CDD Board Meeting July 21, 2022 @ 6:00PM

### Official Cory Lake Isles CDD Facebook is HERE!

Official Cory Lake Isles CDD Facebook is HERE! Search 'Cory Lakes CDD' and follow for another easy way to stay up-to-date with community news. Remember you can also find CDD information on the CDD website at [www.cory-lakescdd.net](http://www.cory-lakescdd.net). [www.facebook.com/corylakescdd](https://www.facebook.com/corylakescdd)

### Pool Rules Reminder

Summer is HERE! As the temperatures get hotter and the kids are out from school, more residents will be enjoying the outdoors! Take a look over the most common pool rules that are often violated during these summer months.

- Alcoholic beverages are not permitted in the pool area
- Pets, bicycles, skateboards and scooters are not permitted to be used or operated on the pool deck area or inside the pool gates at any time
- One person at a time may go down the slide
- No stopping on the slide
- No running on the slide deck or ramp
- DO NOT BLOCK THE TOP OF THE SLIDE CAUSING THE WATER TO OVERFILL (this causes water to run down both side of the steps. Making it very dangerous and causes damage to landscaping)
- Children under 18 years of age who have their fingerprint access active CANNOT bring children that are younger than them
- NO CHILD UNDER THE AGE OF 14 YEARS OLD CAN COME TO THE POOL WITHOUT AN ADULT (18yo+)

It is also important to remember that when you 'hold the gate open' for other guests/residents, you are assuming liability for those individuals while they are at the pool. Therefore, if those people you let in to the pool area damage property or do not follow rules, you can lose your access. Failure to comply with the pool rules will result in a suspension from the amenities.

### Pool Attendants

If you have visited the community pool, you have probably seen one of our staff members walking around the pool area or stationed at the top of the slide. During the summer months, the District employees pool attendants to supervise the pool during peak hours. The job duties of these attendants are keeping the pool deck clean, keeping the bathrooms clean and stocked with supplies and reminding residents of pool rules when they observe violations. THEY ARE NOT LIFEGUARDS. Our community pool is a swim at your own risk pool area. If they observe rules

being broken by a resident or a guest after being reminded of the rule, they do report the incidents to CDD managers for further review. The CDD managers then review the incident and determine if further action is needed. If you have any questions, comments or reviews about a pool attendant, please contact the CDD office.

Just a friendly reminder that there is "No Wake" restrictions down the isles/canals. The boating and skiing area of the lake is the only non-wake restricted section. Please see the map for more details.

### Parking and Towing Policy for District Property

The Cory Lakes Community Development District (the "District") has adopted the following policy regarding the parking and towing of vehicles or vessels of any kind (as defined by Section 715.07, Florida Statutes) on the District owned roadways, parking lots, and common areas (collectively, the "District Property"):

Parking Restrictions:

1. The District's parking policy for District Property is hereby declared to be the same policy that is currently in place under the Declaration of Covenants, Conditions, and Restrictions of the Cory Lake Isles Property Owners Association. Any subsequent amendments thereto are automatically incorporated by reference.
2. Overnight parking in the District parking lot must display a validity issued guest parking pass from the security company.
3. All vehicles or vessels must have valid and proper license plates and registration affixed to their vehicles or vessels. Unregistered vehicles may be reported to license inspectors or law enforcement as a violation of Section 320.02, Florida Statutes. Additionally unregistered vehicles or vessels may be considered to have been abandoned and reported to law enforcement or code enforcement.
4. No vehicles or vessels shall be parked on a sidewalk or in in any manner that inhibits the use of the sidewalk. In addition to a violation of the District's policies any such parking may be reported to law enforcement as a violation of Section 316.1945(1)(a)2, Florida Statutes.

A vehicle or vessel receives a new violation every 24 hours that it is parked illegally. (ex if a vehicle is illegally parked Friday through Sunday that would equal 3 violations). The reset period on any violations is 6 months (180 days) from the initial violation date.

Any vehicle or vessel that is parked on the District Property in violation of the District's rules and policies or applicable regulatory requirements may be towed, at the sole expense of the vehicle owner, in accordance with applicable laws and regulations (including Section 715.07, Florida Statutes). In addition, such violations may result a suspension of amenity privileges pursu-

ant to the District's suspension policy. THE RESTRICTIONS LISTED HEREIN ARE IN ADDITION TO, AND EXCLUSIVE OF, VARIOUS STATE LAWS AND/OR COUNTY/ MUNICIPAL ORDINANCES AND/OR PROPERTY OWNERS' ASSOCIATION STANDARDS GOVERNING PARKING.

### Towing Procedures:

1. Upon discovery of a violation:
  - a. The Authorized Representative shall affix up to 3 warnings to the vehicle or vessel.
    - i. The warning shall include the date, time, location, violation, and a notice that if the vehicle is still in violation it may be subject to towing.
  - b. The Authorized Representative shall take a picture evidencing the warning and the violation.
  - c. Then the Authorized Representative shall enter the relevant information (including but not limited to the make, model, color, and license plate) in the log book and provide the picture to the District's records custodian.
  - d. After the 3rd warning, the Facilities Manager will provide a formal written notice to the mailing address associated with the license plate and place a copy on the vehicle.
  - e. Any subsequent violations will result in being towed.
2. If the Authorized Representative finds that the vehicle or vessel remains in violation after 24 hours of the written notice, they shall:
  - a. take a picture evidencing the failure to move the vehicle or vessel
  - b. enter the relevant information in the log book and provide the picture to the District's records custodian.
  - c. Then provide authorization for the Towing Operator to commence towing for only the reported violation and not to patrol for other violations.

### Updates at the Cross Creek Entrance

As most of the residents have already noticed, the District has installed a speed bump at the Cross Creek gates residents' entrance.

The Board asked the District to take this measure in an attempt to try to curb the drastic increase in gate strike occurrences over the past year.

The gate strikes are usually caused by people trying to follow another vehicle through the gate without authorization.

The followers are either visitors who do not want to wait in line, friends of residents following a resident or residents who usually fingerprint and think they can make it through the gate behind someone who has a barcode. The gate is designed to close after every vehicle and will close once it senses the car has passed the sensor.

Either way, it is usually a one-time event for that individual, as we have never had a repeat offender.



## HURRICANE SEASON

**JUNE 1 - NOVEMBER 30!**

### What Are The Hurricane Hazards?

**STORM SURGE** - A hurricane can produce destructive storm surge, which is water that is pushed toward the shore by the force of the winds. This advancing surge combines with the normal tides to inundate normally dry land in feet of water. The stronger the storm, the higher the storm surge.

**INLAND FLOODING** - In the last 30 years, inland flooding has been responsible for more than half the deaths associated with tropical cyclones in the United States.

**HIGH WINDS** - Hurricane-force winds can destroy poorly constructed buildings and mobile homes. Debris such as signs, roofing material, and small items left outside become flying missiles in hurricanes.

**TORNADOES** - Hurricanes can produce tornadoes that add to the storm's destructive power. Tornadoes are most likely to occur in the right-front quadrant of the hurricane.

#### Basic Disaster Supplies Kit

To assemble your kit store items in airtight plastic bags and put your entire disaster supplies kit in one or two easy-to-carry containers such as plastic bins or a duffel bag.

A basic emergency supply kit could include the following recommended items:

- Water (one gallon per person per day for several days, for drinking and sanitation)
- Food (at least a three-day supply of non-perishable food)
- Battery-powered or hand crank radio and a NOAA Weather Radio with tone alert
- Flashlight
- First aid kit
- Extra batteries
- Whistle (to signal for help)
- Dust mask (to help filter contaminated air)
- Plastic sheeting and duct tape (to shelter in place)
- Moist towelettes, garbage bags and plastic ties (for personal sanitation)
- Wrench or pliers (to turn off utilities)
- Manual can opener (for food)
- Local maps
- Cell phone with chargers

#### Additional Emergency Supplies

- Consider adding the following items to your emergency supply kit based on your individual needs:
- Masks (for everyone ages 2 and above), soap, hand sanitizer, disinfecting wipes to disinfect surfaces
- Prescription medications
- Non-prescription medications such as pain relievers, anti-diarrhea medication, antacids or laxatives
- Prescription eyeglasses and contact lens solution
- Infant formula, bottles, diapers, wipes and diaper rash cream
- Pet food and extra water for your pet
- Cash or traveler's checks
- Important family documents such as copies of insurance policies, identification and bank account records saved electronically or in a waterproof, portable container
- Sleeping bag or warm blanket for each person
- Complete change of clothing appropriate for your climate and sturdy shoes
- Fire extinguisher
- Matches in a waterproof container

- Feminine supplies and personal hygiene items
- Mess kits, paper cups, plates, paper towels and plastic utensils
- Paper and pencil
- Books, games, puzzles or other activities for children

#### Maintaining Your Kit

After assembling your kit remember to maintain it so it is ready when needed:

- Keep canned food in a cool, dry place.
- Store boxed food in tightly closed plastic or metal containers.
- Replace expired items as needed.
- Re-think your needs every year and update your kit as your family's needs change.

#### Emergency Alert Notifications

This system enables us to provide you with critical information quickly in a variety of situations, such as severe weather, critical law enforcement activity, missing persons, evacuations of buildings or neighborhoods, and boil water notices. You will receive time-sensitive messages wherever you specify, such as your home, mobile or business phones, email address, text messages, and more. You pick where and how!

Cory Lake Isles Annual

**BACK 2 SCHOOL POOL PARTY**

**SATURDAY 6TH AUGUST**  
1:00-3:00PM

Join us for **FREE** snow cones, music, prizes, food for purchase & **SO MUCH FUN!**

**FREE EVENT**

**MAPACHE TACOS**  
SCRATCH-MADE MEXICAN KITCHEN

Taco Food Truck will be in the parking lot selling food!



Summertime fun is quickly approaching. The school year has wrapped up, and vacation plans are well underway. Make sure your plans also include how you will secure your home and belongings while you enjoy that much deserved time away. Whether you are gone for one night, or a few weeks, here are some suggestions to secure your home and protect yourself while you're on vacation.

**At home safety tips:**

- Ask a trusted friend, or family member, to regularly check on your home.
- Make sure all windows and doors are closed and locked. If possible, try adding a dowel or security bar as an added safety measure.
- If you get regular deliveries try to put them on hold, or have someone retrieve them, while you are gone. Check out the [www.USPS.com](http://www.USPS.com) website for information about putting your mail on hold.
- Install motion-sensor video



doorbell or security cameras that can send you alerts or text messages.

- Set a timer on a light inside your home to give the impression someone is inside.
- Avoid discussing future vacation plans on social media. This can give would-be thieves too much information. And try not to post vacation photos or details until you return.
- Set up a Vacation House Check through the Tampa Police Department website. This program is a free service offered by your Police Department.

Interested in joining the Cory Lakes Isles Neighborhood Watch Team?

Please contact your CLI Coordinator, Sheryl Springer in one of the following ways:

- Email: [sheryl@corylakenw.com](mailto:sheryl@corylakenw.com)
- Facebook: @CoryLakeIslesNW
- Twitter: @CLI\_NW
- Neighborhood Watch WhatsApp: <https://chat.whatsapp.com/HvEjpw5NI78T5r24cwdiy>





**Hours: Mon-Sat 9:30AM - 7:30PM | Sunday 11AM - 5PM**




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# CORY LAKE ISLES POA NEWS

## CLI Property Owners Association Board of Directors

The Board of Directors would like to acknowledge the efforts of the newly formed Color Committee for making recommendations to enhance the community by updating our color book.

In the March issue, we published the guidelines for painting in CLI. Now we want to add some exciting news. The color committee has suggested over 50 new color combinations for our book of selections. The committee conducted a com-

prehensive study of surrounding communities, many newer than CLI, in order to study the newer color trends. The result is a new color pallet for homeowner choices available in the clubhouse.

The committee also suggested removing 35 colors from the existing pallet, going forward these will be marked in the old clubhouse color book.

We all look forward to seeing an update to our CLI community which only enhances our property values.

Thank you  
POA Board





# #1 Producing Realtors in Cory Lake Isles

**COMPASS**



**ACTIVE**

10849 Barbados Isle Drive  
4 BD | 3 BA | 3,089 SF | \$1,000,000



**ACTIVE**

17926 Cachet Isle Drive  
5 BD | 4 BA | 4,152 SF | \$1,600,000



**RUSH**  
COLLECTION

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