



# The Islander

Cory Lake Isles Monthly Information Resource Guide • **JUNE 2017**



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Awareness Month**



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**COMPLIMENTARY VALET PARKING**



**CORY LAKE ISLES**

**CDD Office Hours**

Monday ..... 9 am – 5 pm  
Tuesday ..... 9 am – 9 pm  
Wednesday ..... 9 am – 5 pm  
Thursday ..... 9 am – 9 pm  
Friday ..... 9 am – 5 pm  
Saturday ..... 9 am - 5 pm  
Sunday ..... CLOSED

**Beach Club Hours**

Monday – Saturday ..... 9 am-9 pm  
Sunday ..... 12 pm-6 pm

**Pool Hours**

Daily ..... 8 am-7 pm  
Lap Swim Times ..... 8 am-12 pm

**Fitness Center Hours**

Open 24 hours to residents 18 and older.

**Cory Lake Isles Website:** [www.corylakescdd.net](http://www.corylakescdd.net)

**Envera Customer Service** ..... (877) 936-8372  
**Morris Bridge Gatehouse** ..... (813) 986-0030  
**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**

**Jorge Castillo, Chairman**  
jcastillo@corylakescdd.net  
**Sudhir (Sid) Shah, Vice Chairman**  
sshah@corylakescdd.net  
**Robert Woodards, Assistant Secretary**  
rwoodwards@corylakescdd.net  
**David Burman, Assistant Secretary**  
dburman@corylakescdd.net  
**Sheila Haque, Assistant Secretary**  
shaque@corylakescdd.net

**CDD Management Company  
Wrathell, Hunt & Associates, LLC.**

Chuck Adams, *District Manager*  
239.464.7114  
adamsc@whhassociates.com

**CDD Facilities Manager**

John Hall  
O: 813.986.1031 C: 813.924.4673  
clcdm@corylakescdd.net

**CDD Office Administrator**

Wendy Darby  
O: 813.986.1031 F: 813.986.1056  
clbeachclub@corylakescdd.net

**CDD Committee Chairs**

**Landscape/Aquascape/Facilities Committee**  
Stephanie Squires  
stephie11173@verizon.net

**Security Committee**

AJ Forbes clcdsaf@gmail.com

**Finance Committee**

Anthony Hawkeye  
hawkeye.corylake@gmail.com

**Lifestyle Director**

Lisa Kagan  
O: 877.221.6919. F: 813.986.1056  
lkagan@evergreen-lm.com

**POA Management Company**

Rory Harding  
First Service Residential  
2870 Scherer Dr. N. #100  
St. Petersburg, FL 33716  
P: 813.986.3200. C: 813.390.7582

**POA Board Members**

Greg Nielsen, *President*  
Dr. Amrit Patel, *Vice President*  
Dr. Anoop K Reddy, *Treasurer*  
Don Reich, *Secretary*  
Sam Badawi, Esq, *Board Member*

**POA Committee Chairs**

**Design Review Committee,**  
Angela Mason Reimer

**Covenant Enforcement Committee,** John Browne

**Compliance Committee**

Dennis DiGiacomo

**Revision Committee**

Luise Burman

**Dive-in  
MOVIE**  
Friday, June 9  
8:30 p.m. | At the Pool

Relax off in the pool or relax on the pool deck while enjoying the movie on a giant screen.

Complimentary Popcorn will be provided under supervision.

**THIS EVENT IS FREE!**

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**10547 Martinique Isle Dr.**

4/3.5/2 | 3975 SF **\$635,000**  
Two Story | Pool | Conservation View



**10957 Cory Lake Dr.**

3/2/2+Bonus | 2111 SF **\$295,000**  
One Story | Pool | Waterfront



**10908 Cory Lake Dr.**

4/3.5/2 | 2900 SF **\$325,000**  
Two Story | Conservation & Pond View



**15831 Dawson Ridge Dr.**

4/3.5/3 | 3178 SF **\$510,000**  
One Story | Pool | Outdoor Kitchen



**10520 Canary Isle Dr.**

4/3/3+Office+Loft | 3424 SF **\$418,070**  
Two Story | Pool | Master Downstairs



**8013 Cypress Crossing Ct.**

4/4/3+Bonus Rm | 3436 SF **\$450,000**  
Waterfront | Pool | Theatre Room

*Now Accepting New Listings!*



**10519 Martinique Isle Dr.**

Waterfront 6/4.5/3 | 4704 SF **\$659,000**  
Pool | Dock



**16086 Bella Woods Dr.**

4/2.5/2 | 2310 SF **\$260,000**  
Gated | Maintenance Free



**10647 Cory Lake Dr.**

Waterfront 6/4.5/3 | 4335 SF **\$659,000**  
Outdoor Kitchen | Pool | Dock

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## Board of Supervisors Staff Directives

APRIL 20th, 2017

### FACILITIES MANAGER

- Speak to LMP about the timing of the tree trimming, removing palm fronds and leaving palm fronds on drains. Proceed with palm tree replacements. Ask LMP to remove trash.
- Obtain proposals with photos for installing lights in the palm trees at the Cross Creek entrance and provide at the Sunshine Board.
- Obtain proposals from Christmas lighting companies for bright lights and provide at May or June meeting. Ask which companies Arbor Greene and Hunter's Green used and have them attend the next meeting.
- Work with Envera on the timing of catching speeders on the cameras and requesting data on a speeder. Set the capture mark at over 45 mph and send warning letters to the top five offenders. Obtain a proposal for tag cameras at both entrances.

- Remove rust from Morris Bridge Road gatehouse gutters. Time the metal gates to close at 7 p.m., currently and 6 p.m., in the fall.
  - Replace the sign at the back exit that was knocked down by a truck.
  - Repair broken utility boxes.
  - Post the rummage sale sign on Monday.
  - Present proposals for retention ponds failed in Canary Point, running a camera through the stormwater system and inspecting drainage structures.
  - Obtain proposals to replace the sodium lights at the hockey rink with LEDs.
  - Provide proposals for a new motor for the Morris Bridge Fountain and the pocket park.
  - Ask LMP to trim the cactus tree at the Capri Isle entrance onto Cory Lake Boulevard.
  - Emails to the community must be approved by at least two Board Members.
  - Coordinate with Mr. Chang on the valves in the lakes.
  - Contact other communities regarding PROtential Sports providing a percentage to the community.
- Request that cleaning staff clean the kitchen once or twice per month.

- Provide a copy of the BNL Agreement to the Board prior to the Sunshine Board.
- Have LMP remove the Crepe Myrtle stumps at the Cross Creek entrance.
- Obtain a proposal from Alert for four additional rover hours and provide at the Sunshine Board.

### OFFICE MANAGER

- Survey random residents about the Eggstravaganza.
- Open the Sunshine Board two weeks prior to the meeting, versus three weeks prior, so residents could comment. Next month, open the Sunshine Board on May 2nd and close on May 16th.
- Close off the meeting room during Board meetings.

### DISTRICT ENGINEER

- Obtain proposals for a smaller ADA compliant dock next to the existing dock and provide at the Sunshine Board.
- Coordinate with Mr. Hall on the valves in the lakes.

### DISTRICT ATTORNEY

- Send a demand letter to Republic Services for the \$67,000 claim for oil leaks.

## CORY LAKES COMMUNITY DEVELOPMENT DISTRICT'S BOARD OF SUPERVISORS MEETING

# MOTIONS & MINUTES

Held on Thursday, April 20th, 2017 at 6 pm at the Cory Lake Beach Club, 10441 Cory Lake Drive, Tampa, FL 33647.

- **On MOTION** by Dr. Burman and seconded by Mr. Shah, with all in favor, the March 16, 2017 Summary of Motions and Board of Supervisors Staff Directives, as presented, the Board of Supervisors Regular Meeting Minutes, as amended, the April 3rd, 2017 Security Committee and April 3rd, 2017 – April 14, 2017 Sunshine Board Meeting Minutes, as presented, were approved.
- **On MOTION** by Dr. Burman and seconded by Mr. Castillo, with all in favor,

the Unaudited Financial Statements as of February 28, 2017, were approved.

- **On MOTION** by Mr. Castillo and seconded by Mr. Shah, with all in favor, cleaning an oil spill on Malakai Isle, in a not-to-exceed amount of \$3,500, and pursuing recovery from the property owner, were approved.
- **On MOTION** by Mr. Castillo and seconded by Mr. Woodards, with all in favor, Resolution 2017-6, Setting Forth the Final Terms of the Special Assessments Which Will Secure the Cory Lakes Community Development District Special Assessment Revenue Note, Series 2017 and Providing for Severability, Conflicts and an Effective Date, was adopted.
- **On MOTION** by Mr. Shah and seconded by Mr. Castillo, with all in favor, Resolution 2017-7, Authorizing the Issuance of its Special Assessment Revenue Note, Series 2017, in the Principal Amount Not to Exceed \$235,000 to Fund the Repayment of the District's Special Assessment Revenue Bonds, Series

1996B; Providing that Such Note Shall Be Payable From Assessments as Provided Herein; Awarding the Note to Florida Community Bank, N.A., By Negotiated Sale; Authorizing the District to Enter into a Loan Agreement With Florida Community Bank, N.A.; Providing for the Rights, Security and Remedies for the Owner of Such Note; Providing for the Creation of Certain Funds; Making Certain Covenants and Agreements in Connection Therewith; Designation the Note as a "Bank Qualified Obligation;" and Providing an Effective Date, was adopted.

- **On MOTION** by Mr. Castillo and seconded by Dr. Burman, with all in favor, maintaining the May 18 and September 14, 2017 meeting dates, as previously adopted, was approved.
- **On MOTION** by Mr. Castillo and seconded by Dr. Burman, with all in favor, changing the tennis court lights to LED lights, in a not-to-exceed amount of \$7,500, was approved.



## Pedestrian Fatality Rates Increase With Speed, So Don't!

There are certain things just about “everyone” does when driving that makes driving less safe for just about everyone. Speeding is one of those things. It makes near-misses turn into collisions, it turns mild collisions into severe collisions, and it turns severe collisions into fatal ones.

I’ve written about dozens of collisions that could potentially have been survivable, had one or both drivers involved not been speeding. I’ve also written extensively about car technologies that are helping people survive collisions that would have been universally fatal just a decade or two ago on our roads, such as side impact intrusion resistance in cars, SUVs, minivans, and small vehicles. This is a topic that deserves as much attention as we can give it as a society.

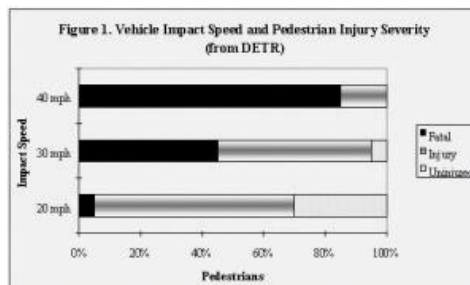
### How does speeding affect pedestrians?

Today, however, I’m going to focus on how speeding affects a large segment of the population that doesn’t have the liberty of steel safety cages, collapsible steering wheels, seat

belts, or frontal or side airbags. I’m talking about pedestrians, and by extension, cyclists, children, the infirm, and the elderly. In other words, everyone who shares the road with motorized traffic without the protection inherent in most motorized vehicles. These are our spouses, children, brothers, sisters, fathers, mothers, best friends, and coworkers. They could very easily be someone you love. And this is what happens to them when you, or someone like you, is speeding and hits them.

The chart below is sourced from a 1999 NHTSA report from the US Department of Transportation titled “Literature Review on Vehicle Travel Speeds and Pedestrian Injuries.” The long and short of it is that the faster motorized vehicles are traveling, the more likely they are to kill or seriously injure the people they run into.

The chart in particular is one of many studies conducted on the gruesome, but particularly important question of just how quickly a car, truck, SUV, or minivan needs to be moving, on average, before it seriously injures or kills a pedestrian unfortunate enough to stray into its path. The numbers vary slightly from one study to the next, but the general idea holds similar across



just about all of them, so let’s take a closer look at the chart and answer that question together.

### What are my odds of surviving if I’m hit by a car at 40 mph?

You’re likely to see 40 (or 45) mph speed limits on the outskirts of towns or on 2-4 lane roadways and expressways through large cities (e.g., Lake Shore Drive in Chicago or State Street or Harrison Avenue in Rockford, IL). They’re pretty common, and the odds are good that you can think of an area close to where you live with 40+ mph speed limits that doesn’t require going on the highway. Yet you can also probably think of a number of times when you’ve seen pedestrians attempting to cross such streets, with or without cross-walks. Here’s what would happen, on average, if 20 people were hit at these speeds.

To put it simply, nearly all of them would die at the scene. The death rate jumps to a near-conclusive 95%. That’s 19 out of 20 people, or pretty much everyone. That’s not the injury rate; it’s the death rate. The 20th person would be injured. That’s a 5% survival rate. There are very few diseases with 95% fatality rates (untreated Rabies is the only one most Americans have any real risk of coming across), but those are your odds of dying if you’re hit by a vehicle at speeds you’re likely to find in every city in the country.

Please read full article at [www.thecrashdetective.com/2015/09/pedestrian-fatality-rates-increase-with-speed.html/](http://www.thecrashdetective.com/2015/09/pedestrian-fatality-rates-increase-with-speed.html/)

Thanks to Richard Carpenter for forwarding the above “The Car Crash Detective” link.

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# Neighborhood Watch



## ADOPT-A-ROAD PROGRAM

Your Cory Lake Isles Security Committee and Neighborhood Watch Association have sponsored a section of Morris Bridge Road, from our community to Flatwoods Park.

The Tampa Bay Adopt-A-Road Programs allow volunteers to make a direct impact on the quality of life in their community. This Program creates

environmental awareness stewardship as well as provides community service hours and leadership opportunities. These opportunities broaden the awareness of the negative effects litter has on our environment. The Adopt-A-Road Programs empower individuals to take a proactive approach to environmental concerns.

If you would like to join our next clean up activity in June, please contact Sheryl Springer: [groovekitty99@hotmail.com](mailto:groovekitty99@hotmail.com)

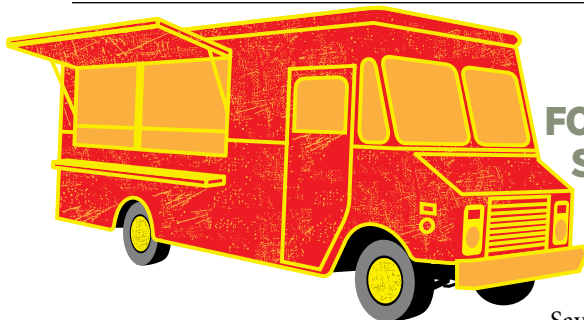
# POOL AWARENESS

Stay cool at the pool focusing on these rules!

**#29 ALL PATRONS AND GUESTS MUST GO DOWN THE SLIDE FEET FIRST & FACING UPWARD. Head first is prohibited and will result in expulsion from the pool for the day.**

**#30 FAILURE TO FOLLOW SLIDE PROCEDURES WILL RESULT IN LOSS OF PATRON'S SLIDE PRIVILEGES FOR ONE (1) DAY.**

In addition to these rules; the Pool Attendant and all CDD staff enforce **ALL RULES** if it's observed during your visit. For further detailed information, please call the Beach Club at 813-986-1031 or send an email to [clibeachclub@corylakescdd.net](mailto:clibeachclub@corylakescdd.net).



## FOOD TRUCKS SCHEDULED!

Several food trucks are scheduled for summer!

Save the dates to enjoy the goodies!

**Saturday, June 10th.** The Taco Traveler (12pm-3pm)

**Sunday, June 18th.** Craving Donuts (11am – 2pm-Donuts with Dad)

**Saturday, June 24th.** The Taco Traveler (5pm – 8pm) \*Dinner & A Movie!

**Saturday, July 15th.** The Taco Traveler (12pm-3pm)

**Saturday, July 22nd.** Mr. C's Grilled Cheese (5pm – 8pm) \*Dinner & A Movie!

## Community Corner

### Bridge Club:

Navin 813-693-0085 or [navinsri@gmail.com](mailto:navinsri@gmail.com)

**Co-Ed Book Club:** Navin 813-693-0085 or [navinsri@gmail.com](mailto:navinsri@gmail.com).

### Neighborhood

**Watch & Adopt A Road,** Sheryl Springer [groovekitty99@hotmail.com](mailto:groovekitty99@hotmail.com).

## LAF Committee Landscape, Aquascape, Facilities

### 2018 BUDGET REQUEST

The LAF committee spent the majority of time at its May 2nd meeting putting together the 2018 budget request to present to the CDD Board. Two items are most noteworthy. The first is the request to add monies to the operating budget to hire an assistant to the property manager. There is currently too much work for one person to do to take care of CLI and keep it in pristine condition.

By the time the current manager checks the property and recreation areas, makes any needed repairs, charges speed sign batteries, changes air filters, cleans the gym, replaces light bulbs, etc. there is little time to do any office work. Hiring an assistant to do all the custodial and repair work will free up the manager to work on contracts, plan and complete project lists, provide work orders, order and purchase equipment and supplies, request proposals, meet with contractors – in short do all the work of a true manager.

The second major request is to build a soccer/multi-purpose field for the area known as the Meadows. The Meadows is a plot of land comprised of 3.4 acres located directly across from the exit road of Capri Isle. Travelling out the Morris Bridge entrance, it is on the right. LAF recommends that the Board



clear the land, install a roadway and parking, and build a soccer/multi-purpose field with proper irrigation so that the grass on the playing field will be green, level, lush, and safe for play. In addition, the committee requests the building of a bathroom in the vicinity.

The current quasi soccer/multi-purpose field is located across from the Beach Club. But it is not irrigated and can't be in order to allow parking for cars and boat trailers and general use for events. The field is too small for a regulation field and is not level and can't be maintained as safe.

LAF is recommending the Meadows soccer/multi-purpose field for the coming year's budget, however, there is enough land in the Meadows to possibly expand the area in the future with a baseball/softball diamond, a walking park, gardens, pond,

or other amenities. But for the time being, a well-maintained regulation-sized field in the Meadows for soccer, football, cricket, baseball, softball, lacrosse, or any other sport practices would be a much safer venue than the non-regulation and not-maintained one presently right along Cory Lake Drive traffic.

Other budget items of interest (in no particular order) that the committee is recommending are:

- a.** Re-landscape the entire length of the Cross Creek entrance road up to the gate house
- b.** Landscape the common areas of Capri Isle
- c.** Repair landscape lighting on the Morris Bridge center islands
- d.** Replace all court lights with LEDs
- e.** Replace all gym equipment older than 3 years

- f.** Place picnic tables with shade canopies on the beach
- g.** Add lights to the volleyball court
- h.** Replace tables and chairs in the Beach Club eating area
- i.** Renovate the gym to gain more space.

Please let us know what you think about our recommendations. You can attend our meetings which are held at 12:30 p.m. on the first Tuesday of the month. If that is not convenient for you, please e-mail your thoughts to [stephie11173@verizon.net](mailto:stephie11173@verizon.net).

- Stephanie Squires – LAF chair



Pastor Rory Harding, our POA Manager, was honored to give the opening prayer before the Tampa City Council at their meeting held Wednesday, April 26, 2017.

## VOLUNTEER SPOTLIGHT SHERYL SPRINGER



**W**e love our volunteers and what they do for our community! For June, we are showcasing Sheryl Springer!

Sheryl Springer is the pulse that keeps the Cory Lakes Neighborhood Watch Program beating. Sheryl is the community's coordinator for the Neighborhood Watch (NW) and Team Leader for the Keep Tampa Bay Beautiful Adopt-A-Road Program. She is an active and critical member of the Community Development District Security Committee.

She has a passion for giving back to our beautiful community through her volunteerism. The Neighborhood Watch concept is centered on the collaboration of the residents, the Neighborhood Watch team members and the City of Tampa Police Department (TPD) to reduce crime. Neighborhood Watch is one of the most effective and least costly answers to crime. Watch groups are a

foundation of community crime prevention; they can be a stepping stone to community revitalization.

Sheryl leads a team of 45 dedicated residents to participate in community functions that include: two TPD Roll Calls, one Fall Festival and one Adopt a Road clean-up campaign.

Professionally, she has been in IT for over 19 years, focusing primarily on Organizational Change Management, and personally she and her husband have been residents of Cory Lake Isles since 2014.



Thank you for volunteering to keep our community safe Sheryl! ●



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## PROGRESSIVE AIR SYSTEMS

Picture this: It's a sweltering summer day in the Sunshine State. Temperatures are hitting 100 degrees, and you have the Air Conditioning in your home on full blast. You can almost see heat waves radiating off the sidewalk. Sound like a familiar experience?

As Florida residents, we can expect to experience these conditions almost every day this summer. Now, picture the same scenario...minus a

functional Air Conditioning Unit. Certainly not something you even want to think about! But proper maintenance of Air Conditioning Units is essential if you want to avoid it.

And that's where Progressive Air Systems comes in - a local Air Conditioning and Heating company with over 30 years in experience. They have been expertly maintaining Heating and AC Units as well as

installing new Units in homes across New Port Richey and Tampa Bay for the lifespan of their business, making Progressive Air Systems one of the most experienced businesses of its kind around.

Servicing both residential and commercial properties, Progressive Air Systems provides around-the-clock Air Conditioning service, 7 days a week, so there's no need to fear a sudden breakdown of your home or business's HVAC. If it is necessary for a new Unit to be installed, Progressive also boasts a 100% Satisfaction Guarantee for Carrier Equipment Air Conditioning Installations.

They carry all kinds of HVAC Units to fit their customers' individual needs, and estimates on new systems are always completely free. This year, they were even awarded the 2017 Carrier President's Award, so you can be assured that the stock carried by Progressive Air Systems is top of the line.

Once your home's Heating and Air Conditioning Units are up and running, Progressive's Preventative Maintenance Program will keep them running at peak performance and help avoid any possible problems. The Certified Maintenance Agreement includes 2 Air Conditioner tune-ups per year, priority service, and 15 percent off any service call needed. And if all that wasn't enough to convince you of Progressive Air Systems's standing as a top-quality business, they also have an A+ rating with the Better Business Bureau, as well as NATE (North American Technician Excellence) Certified Technicians. They are a licensed and insured company, and have won several awards as an HVAC Contractor.

So as those summer months set in, there's no need to wait - give Progressive Air Systems a call to see for yourself why they've received such high ratings over the past 30 years. Guaranteed, they'll help you keep your cool! ●

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**THIS EVENT IS FREE!**




# Dinner & A MOVIE

Saturday, June 24  
8:45 p.m.  
Location TBD



Location will be either the pool for a dive-in movie or a movie on the activities field. Once location is determined an email blast will be sent and details will be posted at [CoryLakeIslesTampa.com](http://CoryLakeIslesTampa.com)

Sarge's BBQ Food Truck will be onsite starting at 5 pm. Stop by anytime before the movie begins to get a bite to eat.  
Check out their menu at [SargesSmokehouseBBQ.com](http://SargesSmokehouseBBQ.com)

Featuring:  
THE LEGO BATMAN MOVIE



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**JUNE 24<sup>th</sup> @ 5PM**  
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- BBQ Sandwiches**  
Pulled Pork, Chicken, Brisket, Bone Rib & Club
- Pork Spareribs**  
2 Bones, 4 Bones, Half Rack & Full Rack
- BBQ Boats**  
Choice of Two Layered Sides, Topped with Pulled Meat Choice
- Platters**  
Pork/Chicken/Brisket With 1 Rib and 2 Sides
- & Sides**  
Wicked Baked Beans, Mac & Cheese, Coleslaw, Potato Salad & Green Beans

To view the full menu please visit [www.sargessmokehousebbq.com](http://www.sargessmokehousebbq.com)

Also Buy by the pound



<b>JUNE 2017</b>						
Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
				1 Revision Committee 7 pm	2	3
4	5 Security Meeting 7pm Cyclers 8 pm	6	7	8	9 Dive-In Movie!	10 Lunch With The Taco Traveler Food Truck 12pm - 3pm!
11	12 Bridge Club 6 pm	13 Design Review 9 am	14 Covenants Enforcement Committee 7pm Finance Committee 8:30 pm	15 CDD Board Meeting 6pm	16	17
18 Father's Day CRAVING DONUTS Food Truck 11am - 2pm	19	20	21 POA Board Meeting 7pm	22	23	24 Dinner & A Movie Sarges BBQ Food Truck
25	26 Bridge Club 6 pm	27 Design Review 9 am	28	29	30	



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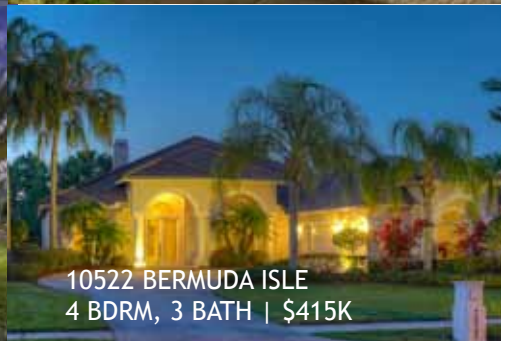
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