

Visit the Coral Trace HOA website at <http://www.coraltracehoa.com>

Please email [newsletter@coraltracehoa.com](mailto:newsletter@coraltracehoa.com) to add your email address to our community newsletter and email list.

## Message from the HOA Board

By Jarret David, Vice President

### MEETING NOTES FROM THE ASSOCIATION:

- **Let's Preserve the Preserve** - The south end preserve is NOT A DOG PARK, and please report any loitering activity.
- **Down treadmill** - The board is aware of the malfunctioning treadmill in the fitness center. Efforts are in place to purchase a replacement in early 2019.
- **Parking** – Stickers will be placed on illegally parked vehicles as a warning. Second violation will result in the vehicle being towed at the owner's expense.
- **Pets** - Please leash your dog any time it is outside the house and clean up after any business. Thank you in advance for your cooperation!
- **Violations committee** - A violations committee has been formed to assist the board by upholding and reporting the community standards and codes of conduct. Committee members will be Kim Ardila-Morgan, Scott Ellis, and Nadine Devay.
- **Smoking by the Pool** – Please note that smoking of any kind — including the use of vapes, cigars, and e-cigarettes — is prohibited at the pool at all times.
- **Speeding and Stop Signs** – Please take it slow in the community (25 MPH speed limit), and please come to a complete stop at all stop signs. **WARNING: Delray Police will be monitoring and ticketing.**
- **Irrigation** – Phase 3 of the irrigation correction has been completed. Phase 4, the final phase, will be completed by the end of the year 2018.
- **Grounds staff** – William is no longer working the grounds; we wish him all the best. Evans Bolivar is our new community attendee. Be sure to say hello!
- **Roof Cleaning** – please have your roofs power washed ASAP. Notices have been sent out, and the violations committee will be stressing this matter.
- **Clubhouse Rentals** - will remain at \$150, however the required deposit was approved for an increase to \$300 at the board meeting. Deposits are returned once the facility has been cleaned and returned to regular order.



### Just How Important Is It That You Attend A Board Meeting?

If you've never attended a Board of Directors meeting then you are not taking advantage of your right to observe and participate in the decision-making process that protects, preserves and enhances your community's assets and, ultimately, your property values.

If you really understood what kind of business is conducted at a Board meeting, and the important role that you, as a homeowner, play in making those decisions, then you just might change your mind and chose to attend a meeting. Most of the business decisions made at a board meeting have a direct impact on the property values of our community. Decisions regarding association maintenance items are the most common.

Some decisions have an indirect effect, such as decisions regarding rules and regulations and financial operations. But whether they affect property values directly or indirectly, they all have some impact on the Homeowners Open Forum, where homeowners (like you!) can address the Board with your ideas, comments and/or suggestions pertaining to our community. During the Homeowners Open Forum, homeowners are permitted to address the Board for a limited time period.

An important point to remember is that although important issues may be brought to the Board's attention during Open Forum, don't expect the Board to act on these issues at this time. Many issues are turned over to management for research and to determine the options available for dealing with the issues. The more prepared

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the Board is before making a decision, the better the decision will be.

**Isn't it time you recognized how important it is too?**

It's important to recognize that all of these projects are coordinated by volunteer board members and fellow homeowners who care about our community – that's how homeowner associations work - so we always appreciate the positive feedback received by so many of you as we work to make Coral Trace a wonderful place to live. Together with everyone's support, we can create a safe, attractive and harmonious community based on caring, respect and civility for all!

Please mark your calendar to attend the next monthly board meeting on **January 21, 2019** @ 7:00 pm in the clubhouse.

**We hope to see YOU there!**

Your Coral Trace HOA Board of Directors

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**James McKendry, LCAM - Coral Trace Property Manager**



**Office Hours**

**1:30-4:30 pm on Mon., Tues, Thurs., and Fri.  
9:00 am-12:00 pm on Weds.**

James has both condominium and HOA management experience as well as having served as President on the Board of his own HOA community.

He speaks English, Spanish and German, so please be sure to extend him a warm Welcome, Bienvenido or Willkommen when you see him!

**Holiday & Seasonal News**

**2018 Holiday Party Highlights!**



- Great job putting this year's party together by Snookie, Barbara and Elsa!
- An awesome turnout with about 100 of our residents and friends!
- A great selection of wines and cheeses!
- We were very happy with the number of toys for the tots, and the food donated to our annual food drive!
- We hope to see even more residents and friends next year!

**How to Keep Your New Year's Resolutions...**

The new year has arrived, and you have already drawn up your resolutions. Now, how to stick to your plan?

- Put it all on paper. Write your resolutions down, and keep them in an accessible place as reminders - tape them to your mirror, write them in a journal or put them on your refrigerator door.
- Mark your calendar. Set deadlines for yourself to tackle each step toward reaching your goal, one at a time.
- Start as soon as possible. Go out and purchase the necessary equipment or literature; call now and set up an appointment with your dentist, your doctor, your trainer, your accountant...
- Find a role model. Is there anyone who has succeeded in fulfilling an ambition like yours? Look to this person as a reminder that it is possible to achieve your goal.
- Check your progress regularly, and give yourself an occasional reward for your efforts. Make sure the reward isn't contrary to your resolution; celebrate a cigarette-free month with a weekend trip or a new outfit, not with a cigarette!
- Inform friends and family of your goals, and recruit them to regularly remind and support you in your endeavors.
- Tips: Don't sweat the setbacks; persistence is the key.

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## Spending Time with Loved Ones...

- Why should the winter holiday season be the only time to enjoy your friends and loved ones? While it's still early in the year, plan to set aside time for someone close to you, or someone you'd like to know better.
- Make a list of friends you've lost touch with over the years. Scribble a note in your planner to call one of them every other month just to catch up.
- Plan private time with your significant other. Send the kids to sleep over at a friend's house so that you can be together in the comfort of your own home.
- Make a date with each of your kids to go out where he or she chooses. Use the opportunity to have fun together, just the two of you, without mentioning schoolwork or a messy room.
- Use a special event, like a new exhibition at a museum or a craft fair, to invite a friend for a "walk and talk" afternoon.
- Keep postcards and stamps handy, so that you can drop the people you love a note whenever you think of it.

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## An Unusual Christmas Custom in Florida: DECK THE CHAIRS!



**Deck the Chairs on Jacksonville Beach**, is one of the largest holiday lights celebrations in Florida. Volunteers decorate the iconic red lifeguard chairs of the American Red Cross with elaborate holiday lights displays, combining the spirit of the holidays with the balmy warm weather of the Sunshine State.

## An Unusual Christmas Custom from Around the Globe: KFC ON XMAS IN JAPAN?



The celebration of Christmas in Asia usually involves imported western traditions, but in Japan those traditions have been shaped by commercial interests. The holiday places special emphasis on romantic love, so it's a day to spend with a sweetheart or spouse.

Bakeries sell Christmas cakes as traditional sweetheart treats. And you might have to make reservations to get a table at KFC. Yes, Kentucky Fried Chicken. The fast food franchise let it be known that fried chicken is traditional for the Christmas feast. And so it is -in Japan.



## Community News

Here is a wonderful new community program we thought you'd like to be aware of. If you would like to get involved or support the program financially, please contact the staff using the contact info or link provided.

### **DELRAY COMMUNITY OUTREACH OPPORTUNITY TO MAKE A DIFFERENCE**



**PURPOSE: ATLANTIC COMMUNITY HIGH SCHOOL in Delray Beach is known for its successful sports program, but a local man is working to help make a difference off the field as well.**

Having recognized a need that exists in our community, we are successfully serving at-risk high school seniors attending schools in Florida with low high school graduation and college transition rates via an innovative college readiness and career exploration course. Offered in collaboration with Florida high schools, Suits for Seniors' program is intended to cultivate the academic, social, and leadership abilities of at-risk young people in Florida, while enhancing their traditional education and social development.

Schools or organizations interested in the program should reach out directly to the organization to discuss the intentions and unique curriculum of the program. It's a commitment. Students must complete an enrichment program comprised of addressing college transition, leadership, career exploration, and developing a personal vision for a successful future. When the seniors graduate, they are given the distinction of a personally-tailored suit.

### **MORE INFORMATION:**

<https://suitsforseniors.org>—general website

Contact for sponsorships, mentoring, monetary donations, or company internships:

(321) 604 -7590 or [info@suitsforseniors.org](mailto:info@suitsforseniors.org)

<https://suitsforseniors.org/contact/>

### **ABOUT THE FOUNDER of Suits for Seniors:**

Jervonte Edmonds, Realtor, Public Speaker, Entrepreneur, Educator, Author, Philanthropist, is the Founder and CEO of Suits For Seniors, the nation's greatest youth preparedness program. Edmonds received his degree in Political Science at Florida Atlantic University, where he distinguished himself as President of Progressive Black Men (PBM), and appointed a Leadership Ambassador on behalf of Florida Atlantic University. Jervonte has been an outspoken advocate for education and leadership. Throughout his lifetime, Jervonte has championed the rights of minorities, women, the elderly, children, those incarcerated and homeless. Known for his integrity and passion, Edmonds has dedicated his life's work in service to others. Currently Jervonte has served as the President of Palm Beach Young Black Progressives, a member of the City of Delray Beach Board of Education, the Engagement Director for New Leaders Council Palm Beach, and board member to Sequel's Palm Beach Youth Academy, Member of Leadership Palm Beach County, Legacy's 40 under 40 today and tomorrow 2018 Honoree.

## COMMUNITY HELP CENTER

**Your reference guide for Coral Trace questions, service and emergencies.  
Please select from the following specific resources according to your needs.**

### **1. General questions, work orders for association services or reporting community violations**

Please use the Seacrest Services Work Order Request Form process at:

<http://seacrestservices.com/work-order-request/>

\*Do not report these directly to the Property Manager's office as his work is assigned and prioritized through the Seacrest system rather than verbal requests. This process will provide you with more efficient and timely responses, usually in 24-48 hours.

Seacrest Offices 24-hour tel.: (561) 697-4990; Toll free (888) 828-6464

### **2. Requesting fobs, transponders and recreation keys**

Download and complete the Sales Receipt Form at:

<http://coraltracehoa.com/pdf/SalesReceipt-Nov18.pdf>

and leave at the Property Manager's office in the Suggestion/Drop box.

\*You will be contacted once the setup arrangements are completed and ready to pick up.

Property Manager, James McKendry, Seacrest Services

**Office Hours: 1:30 pm – 4:30 pm on Mon., Tues, Thurs., and Friday**

**9:00 am - 12:00 pm on Wednesday**

\*May vary if manager is out on property or other community business.

Office Phone: (561) 330-8039

### **3. Sales or Lease Application**

Download and complete the form at:

<http://coraltracehoa.com/pdf/WelcomingPackage-Nov18.pdf>

Buyers and owners can mail or deliver the completed application to:

Seacrest Services, Inc.

2101 Centrepark W. Drive, Suite 110

West Palm Beach, FL 33409

Seacrest will process the application and send it to the Property Manager, who will then contact the applicant to schedule an in-person interview onsite to finalize the arrangements.

### **4. Emergency contact categories**

Police — Criminal/Suspicious activities

Emergencies Dial 911

Non-emergencies (561) 243-7800

Fire, Medical and Rescue services

Emergencies Dial 911

Non-emergencies (561) 243-7400

Water — City of Delray Beach-supplied

Low pressure, water quality, leaking water meter

Emergencies (561) 243-7318 (After hours - Must leave a message)

Non-emergencies (561) 243-7312

## SUMMARY OF HOA/HOMEOWNER RESPONSIBILITIES

A resource for understanding the respective responsibilities of  
Coral Trace HOA and Homeowner  
home and landscaping responsibilities

### SUMMARY OF CORAL TRACE HOA AND HO (Homeowner) RESPONSIBILITIES

TASK	RESPONSIBILITY		TASK	RESPONSIBILITY	
	HOA	HO		HOA	HO
<b>HOME</b>			<b>LANDSCAPE SERVICES</b>		
Scheduled Home Painting		H	Lawn Mowing and Edging	A	
Fence			Maintain HO Installed Plants	A	
Repair/Replacement/Maintenance			Replace HO installed Plants		H
Privacy		H	Weed Spraying	A	
Repair/Replacement		H	Fertilization Shrubs/Sod	A	
Scheduled Painting		H	Leaf Removal		H
Chain Link	A		Tree Trimming		
Perimeter Wall	A		Large Palms (2 times a year)	A	
			Hardwoods (annually)	A	
<b>Roof</b>			Trees Less than 10 ft. Monthly	A	
Scheduled Cleaning		H			
Repair/Replacement		H	Plant/Tree Replacement		
			Common Area	A	
Home Mold/Mildew Removal			HO Installed (ARC Required)		H
Inside/Outside Home & Lanai		H			
			Mulch (once per year)	A	
<b>Lights</b>					
Coach Lights Repair/Replacement		H	Turf & Plant Pest Treatment	A	
<b>Mail Boxes</b>			Fire Ants	A	
Repair/Replacement		H			
			Irrigation System/Sprinklers	A	
<b>Driveway/Walkways</b>					
Repair/Replacement	A	H	Water Lines		
Pressure Cleaning		H	Street to Water Meter (City)	City	
Common Area Sidewalks	A		Water Meter to Home		H
<b>Exterminating</b>			Architectural/Landscape Changes		
Exterior to Home (rodents)	A		Requires ARC Submission		H
Common Area (rodents)	A				
Internal/External (other than fire ants)		H			
<b>All Other Home Repairs</b>		H			
<b>A = ASSOCIATION</b>					
<b>H = HOME OWNER</b>					

## FRIENDLY REMINDERS



**Stay safe!** The Coral Trace HOA provides alarm services through ADT Security Service as a part of your association fees, however in order for local emergency personnel to be alerted, you also need to register your alarm system annually with the City of Delray Beach Police Department at <https://crywolf.mydelraybeach.com/RegForm/nethelp2/RegFormHelp.htm>.

For equipment questions or to activate your service with ADT, contact the ADT Community Association Service Center 24 hours a day at (800) 878-7806.

**Please be sure to remove any valuables and lock your car each time you leave it.** Unfortunately, several unlocked cars were vandalized recently, so please remember that the best defense is to take that small, extra precaution to keep your vehicle and personal possessions safe.



## GUEST PARKING

Please do not use Guest Parking spaces for yourself. Request that your service personnel (maid, pest control, etc.) use your driveway or guest spots.



## GARBAGE COLLECTION on Tuesdays and Fridays

The crew will not pick up bags on curb – regular garbage must be in bins; plastic containers/bottles place in the correct bin; and paper/cardboard placed in correct bin – the crew will not separate these items and they will be left on curb. If your bins are damaged, call (561) 202-2463 for delivery of new ones.



The vegetation (tree branches etc.) is only picked up on Tuesdays. Recycles are on Friday. All garbage receptacles must be **promptly removed and stored out of sight after collection service.**

## POOP



We love our pets in Coral Trace, but please be a good neighbor and remember to keep both dogs and cats leashed outside and cleaned up afterwards. Thank You!



**Hurricane Shutters** are not to be installed/closed more than 48 hours before a storm warning and must be removed within 7 -14 days after a storm or 96 hours after a storm warning.



**1-Day Rental of the Clubhouse Social Room** is \$150 plus a \$300 security deposit.

Contact James McKendry, our property manager at Seacrest.





## Delray Beach/Local Area Entertainment Venues



### THEATER/MUSICAL

#### Delray Beach

- [Delray Beach Community Calendar](#)
- Delray Beach Center for the Arts: Crest Theater, the Pavilion, the Fieldhouse, and the School of Creative Arts  
<http://www.DelrayArts.org> 561-243-7922
- Delray Beach Playhouse  
<http://www.delraybeachplayhouse.com> 561-272-1281 x4
- Arts Garage, 94 NE 2nd Ave. Delray Beach, jazz and blues  
561-450-6357 <http://artsgarage.org/>
- Delray Marketplace—MusicFest concerts, 6-8 PM  
14851 Lyons Rd., 561-865-4613.  
<http://www.delraymarket.com>

#### Boca Raton

- South Florida Symphony performances at FAU  
<http://www.southfloridasymphony.org> 954-522-8445
- Outre' Theatre Company Boca Raton 954-300-2149  
<http://www.outretheatrecompany.com>
- Slow Burn Theatre 954-323-7884  
<http://www.slowburntheatre.org>
- The Wick Theater  
<http://www.thewick.org>  
7901 N. Federal Hwy, Boca Raton. 561-995-2333
- Willow Theater at Sugar Sand Park  
<http://www.willowtheatre.org/>
- FAU University Theatre <http://www.fauevents.com>
- Boca Raton Theatre Guild 561-347-3948  
<http://www.brtg.org> Sugar Sand Park
- Marquee Theater Company  
12811 Glades Rd. West Boca 954-340-5296  
<http://www.marqueetheatercompany.com/>
- Mizner Park Cultural Center 201 Plaza Real, Boca Raton  
(844) 672-2849 <http://miznerparkculturalcenter.com>
- Boca Black Box Theater, 8221 Glades Rd, Boca Raton, FL  
33434, (561) 483-9036 <https://www.bocablackbox.com>

#### Boynton Beach

- Stage Left Theater at Boynton Beach Playhouse  
Call 561-301-5404 for tickets. Shows \$19-23 per tix,  
<http://www.stagelefttheatre.net/>

#### Coral Springs

- Coral Springs Center for the Arts (954) 344-5990  
<http://www.coralspringscenterforthearts.org>
- Broward Stage Door Theatre, 954-344-7765  
<http://www.stagedoortheatre.com>

#### Ft. Lauderdale

- Broward Center for the Performing Arts  
<http://www.broward.org> 954-462-0222  
Includes Parker Playhouse

#### Lake Worth

- Duncan Theater at Palm Beach State College, 561-868-3309  
<http://www.palmbeachstate.edu/theatre/duncan-theatre/>
- Stonzek Theater at the Lake Worth Playhouse  
<http://www.lakeworthplayhouse.org> 561-296-9382

#### Manalapan

- The Palm Beaches Theater  
<http://www.palmbeachestheater.org> 855-728-8497

#### West Palm Beach

- The Kravis Center 561-833-0691 <http://www.kravis.org>

### OTHER ATTRACTIONS

- **Delray Yacht Cruises**, 801 East Atlantic Avenue, 561-243-0686. <http://www.DelrayYachtCruises.com>, info@delrayyachtcruises.com - this is one of my favorite places to bring visitors—a nice ride on the Intracoastal, sometimes other events—just started a Paint Night on the cruise, for example. Most cruises 2+hours. Next to Veteran's Park.
- **Morikami Museum & Japanese Gardens**—entrance on Jog Rd., Delray Beach (near Boca Raton line, south of Linton. 4000 Morikami Park Rd.  
<http://morikami.org/> 561-495-0233.
- **Mounts Botanical Garden**—531 North Military Trail, West Palm Beach 561-233-1757 10 am-4 pm  
<https://www.mounts.org/>
- **Palm Beach Zoo** — 1301 Summit Blvd. West Palm Beach, <http://www.palmbeachzoo.org>, 561-547-WILD (9453) Safari Nights for Kids, Roar & Pour for adults, and other events.
- **Lion Country Safari**—West Palm Beach  
<http://www.lioncountrysafari.com/> 561-793-1084
- **Society of the Four Arts**—West Palm Beach  
<https://www.fourarts.org/> Art Exhibits, Concerts, The Metropolitan Opera, Bolshoi Ballet and National Theater of London broadcast live in HD; a stunning sculpture garden, special events, classes.
- **Norton Museum of Art** —1451 S. Olive St. West Palm Beach (561) 832-5196  
<http://www.norton.org> info@norton.org
- **The Flagler Museum**—One Whitehall Way, Palm Beach. 561-655-2833  
<https://www.flaglermuseum.us/>  
Learn about Henry Morrison Flagler and what he was to Florida!
- **Green Cay Nature Center & Wetlands**  
12800 Hagen Ranch Rd., Boynton Beach.  
561-966-7000. [Website](#)
- **South Florida Science Center and Aquarium**, West Palm Beach <https://www.sfsciencecenter.org/>
- **Professional Sports:**
  - [Miami Marlins](#)
  - [Miami Heat](#)
  - [Miami Dolphins](#)
  - [Ballpark of the Palm Beaches](#)
  - [Roger Dean Stadium Jupiter FL](#)



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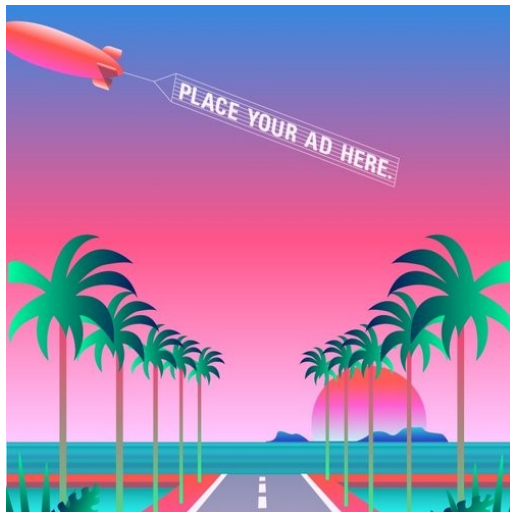
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## Coral Trace ADS

### Resident Rate:

\$50 for 12 issues for business card-sized ad

\$100 for 12 issues for double-sized ad

### Non-resident Rate:

\$100 for 12 issues for business card-sized ad

\$200 for 12 issues for double-sized ad

For info contact

[newsletter@coraltracehoa.com](mailto:newsletter@coraltracehoa.com)

## Landscaping Schedule (Check for updates on website)

**Mowing:**

**Trim:**

