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Provided by Robert Lochrie
esq

GABRIEL L. IMPERATO, ESQ.
DIRECT LINE: (954) 745-5223
DIRECT FACSIMILE: (954) 713-0965
EMAIL: gimperato@brondandcassel.com

January 15, 2013

Via Electronic and U.S. Mail

Mayor Jack Seiler
City of Fort Lauderdale
City Hall
100 N. Andrews Avenue
Fort Lauderdale, Fl 33301

Commissioner Bruce G. Roberts
City of Fort Lauderdale
City Hall
100 N. Andrews Avenue
Fort Lauderdale, Fl 33301

Re: **Request for Land Use Plan Amendment/Coral Ridge Golf Course, Inc., 3850 N. Federal Highway, Fort Lauderdale, Florida**

Dear Mayor Seiler and Commissioner Roberts:

As you know, my wife, Cynthia and I have resided at 3916 NE 22nd Avenue, Fort Lauderdale, Florida since 2000 when the property behind my property was used as the American Golf Course. My home sits adjacent to what was then the first hole of the American Golf Course. Since the American Golf Course was closed, the property has remained vacant and while it has been maintained in an acceptable manner, I believe it is time for the City to do something with the property.

We have reviewed the Request for Land Use Amendment for 3850 N. Federal Highway (i.e. Coral Ridge Golf Course, Inc.). We would submit the following comments concerning this matter.

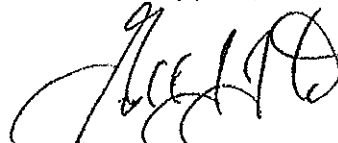
1. My wife and I are fully supportive of the proposed project and believe it will have a positive impact on the entire North Coral Ridge neighborhood.
2. The proposed plan is environmentally sensitive, especially considering the urban area in which the property is located.
3. We are most appreciative of the donation to the City of Fort Lauderdale of the four (4) acre section for a passive park, which we believe can be maintained and used in a safe and unobtrusive manner.
4. The owners of the property have strived to develop a plan that meets the needs of everyone involved and we are appreciative of their commitment to the neighborhood.

We are hopeful that the City will act on this proposed plan expeditiously to secure the benefits of not only the planned project, but the fact that the owners of the property are dedicated to the City of Fort Lauderdale and the Coral Ridge neighborhood. A failure to act on this project plan could have consequences which would deprive us of a special opportunity for development of the neighborhood by neighbors who live in the Coral Ridge community.

Mayor Jack Seiler
Commissioner Bruce G. Roberts
January 15, 2013
Page 2

If you have any questions or I can be of further assistance, please let me know.

Sincerely yours,

A handwritten signature in black ink, appearing to read 'G. Imperato' with a large flourish at the end.

Gabriel L. Imperato and Cynthia Imperato

GLI:jc

Dear Mayor Seiler:

My name is David Obst and I live at 1801 NE 16th Terrace in Fort Lauderdale. I have lived in my home since 1993, and in East Fort Lauderdale since moving to Florida in 1988.

I am writing this brief email to pass along my enthusiastic support for the development plan proposed for the land immediately west of Coral Ridge CC. As a resident of East Fort Lauderdale, I believe this project would provide an immediate economic benefit to the area in terms of employment and real estate values, and importantly, it would do so in a manner that would beautify the area, and improve the quality of life for residents. Further, the addition of a 37 acre practice facility would enhance the value of the historic Coral Ridge CC, which serves as a the epicenter of the social, recreation, and business life for so many Fort Lauderdale families.

As a longtime resident, I hope my comments are both welcome and helpful.

Sincerely
David M. Obst,

David M. Obst | Vice President | Wealth Strategies Group

1100 East Las Olas Blvd. Ft. Lauderdale, FL 33301 | phone 954/768-4063 | fax 954/768-4017 | dmo4@ntrs.com

Please visit northerntrust.com

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The Honorable John Seiler
City of Fort Lauderdale
City Hall
100 N Andrews
Fort Lauderdale , FL 33301

Dear Mayor Seiler,

As a long term Fort Lauderdale resident and owner of Coral Ridge Animal Hospital since 1997 I would like to express my support for the proposed Coral Ridge Country Club renovation plan . This project is long overdue and I feel it incumbent for us to support a private development that would employ more people both temporarily and for the long term, enhance our tax base, and improve the property values of the surrounding residents homes . As a veterinarian in the area , I speak to an average of 35 clients daily who live and work in the area and overwhelmingly they have a positive view of this project.

The proposed four acre park that the developers have offered to the City would also be a boon to the area at no cost . Redevelopment of the old American property would be a positive beautification of Coral Ridge neighborhood and a future economic asset to Fort Lauderdale in general for years to come .

Best Wishes ,

Arch Gordon , DVM
Owner
Coral Ridge Animal Hospital
2801 E Commercial Blvd
Fort Lauderdale , Florida 33308



January 23, 2013

My name is John Castellano. I reside at 6520 NE 21 Lane, and have lived in Fort Lauderdale for 25 years. I am writing to lend my support to the Coral Ridge Country Club's expansion plans. We have witnessed the recent expansion of the commercial real estate market along Federal Highway successfully grow the labor market and bring a fresh new look to our city's aging landscape. The Coral Ridge Country Club's expansion plan will provide more of the same benefits to our community by continuing to revitalize Federal Highway. Four acres of land will be donated to the city for a Community Park, home construction will expand the tax base and improve real estate values for existing home owners, and greater employment opportunities will arise with the expansion of the golf course. This project represents the investment our community needs to keep our economy moving in the right direction.

Yours Truly,

John Castellano



Dear Mayor Seiler and Commissioners,

My family moved to the Coral Ridge area in 1964, 49 years ago this August. Wow -where have the years gone? For the past 28 years my wife Eileen and I have lived and raised our children in our beautiful home on Coral Ridge Country Club. I can't express how wonderful I feel when I look out over our back yard at the manicured grounds of the Club with the smell of fresh mowed grass in the air.

Approximately seven years ago Phil Smith and his partners purchased the Club from Robert Trent Jones Sr.'s heirs and shortly afterwards were greeted by several hurricanes. The last one, Wilma, caused massive damage to the club and forced the Club's Management to close the Executive Course, the Driving Range and the Pitch & Putt.

Through the years, the Coral Ridge Club Management has continued to invest time and money to enhance the golfing and social experiences at the Club. Eileen and I truly enjoy the beautiful course, the delicious meals prepared by Chef Udo, the upgraded facilities and the warm and friendly staff.

In the spirit of wanting to maintain a quality Club yet address the Executive Course land that was damaged by Hurricane Wilma the Club Management has come forward with a Proposal that I believe is good for the City, the neighborhood, the members and the Club.

The Proposal calls for 37 new homes with the entrance from Federal Highway. All the homes will have golf course views with a new short/practice course designed by Reese Jones. The new facility will return and preserve golf to a majority of the Executive Course land.



As an additional incentive to the neighborhood and the City, the Club Management will donate a (4) acre parcel to the City for a neighborhood park. The new park will have vehicular access to and from Federal Highway and pedestrian and bicycle access to N.E. 37th Drive.

What are the benefits of this Proposal?

The Hurricane ravaged property is converted to 37 beautiful home sites, a new Reese Jones designed short/practice course for the members – beautifully manicured green space, and the neighborhood receives the donation of (4) acres for a City park.

I urge you to support the Proposal the Club has brought before you. The investment in this ravaged property can improve our neighborhood, return most of this property to green space, add a much needed park, generate tax revenue for the city, and provide a wonderful living experience for 37 fortunate families – everyone wins.

Thank you for allowing me the opportunity to express my thoughts.

Sincerely,

Bill Lank
2733 N.E. 37th Drive
Ft Lauderdale, FL 33308

H. WAYNE HUIZENGA
450 EAST LAS OLAS BOULEVARD, SUITE 1500
FT. LAUDERDALE, FLORIDA 33301

TEL: 954 / 627-5022
FAX: 954 / 627-5030

February 11, 2013

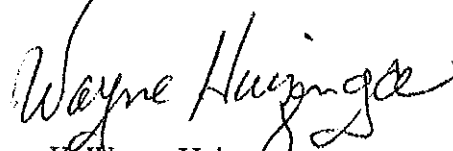
Mayor John P. "Jack" Seiler
City of Fort Lauderdale
City Hall
100 N. Andrews Avenue
Fort Lauderdale, FL 33301

Dear Mayor, Commissioners and Board Members:

It is my understanding that the current ownership group at Coral Ridge Country Club has filed an application for a Land Use Plan Amendment to create 37 new single family home sites on the vacant land adjacent to the Club.

I have reviewed these plans and wish to express my support for this project, including their proposal to donate four acres of land to the City for a passive park.

Sincerely,


H. Wayne Huizenga

HUIZENGA HOLDINGS, INC.
450 EAST LAS OLAS BOULEVARD
SUITE 1500
FORT LAUDERDALE, FLORIDA 33301
FAX (954) 627-5050
TELEPHONE (954) 627-5000

February 8, 2013

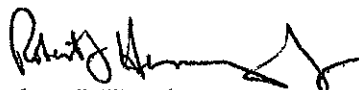
Mayor John P. "Jack" Seiler
City of Fort Lauderdale
City Hall
100 N. Andrews Avenue
Fort Lauderdale, FL 33301

Dear Mayor, Commissioners and Board Members,

As a long-time resident of Fort Lauderdale, I would like to show my support for the group at Coral Ridge Country Club and their plans to build 37 single family home-sites, as well as a proposal to donate four acres of land to our City for use as a park.

I fully support this project and believe it will have a positive impact in our community.

Sincerely,



Robert J. Henninger, Jr.
Executive Vice President

February 15, 2013

Mayor Jack Seiler
Commissioner Bruce Roberts
Commissioner Bobby DuBose
Commissioner Romney Rogers

Gentlemen: Regarding the Plans for the Old American Golf Course

I fully support the plans by Coral Ridge Golf and Country Club.

We, my father, now deceased and I have been members of Coral Ridge for many years.

Those memories. Include the time when this smaller course was very active and self sustaining.

It doesn't look too prosperous now.

Yours truly,

Gerald E. Omstead,

Primary Address:

Box 428,
Wheatley, Ontario N0P 2P0
CANADA

Patrick A. Taylor, MD
3121 NE 55 Court
Fort Lauderdale, Florida 33308
January 26, 2013

Mayor Jack Seiler
100 N Andrews Ave
Fort Lauderdale, FL 33301

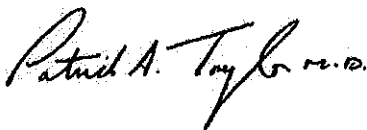
Dear Jack,

I have lived in the Landings area of Fort Lauderdale for 22 years and have worked at Holy Cross Hospital for nearly 25 years. Coral Ridge Country Club has always been a wonderful neighbor in our area as well as an attraction for business, recreational activities and social enjoyment. Under the leadership of Phil Smith, Coral Ridge Country Club has also been a good corporate citizen in supporting many organizations that provide social benefits to our community.

I wanted to personally let you know of my support and enthusiasm for the latest phase in the development of Coral Ridge Country Club. The additional homes/families; enhancement of the golf course while preserving the historic layout; and creating a four acre public park are all wonderful enhancements to our community. It is great to see beautification and appropriate growth and development continue in our city. We have a thriving city and folks like Phil Smith and Coral Ridge Country Club continue to add to this tapestry.

As you know, my name has seldom crossed your desk and I trust that you too see the value of this project.

Gratefully,



Patrick A. Taylor, MD
President/CEO, Holy Cross Hospital

From: Levy, Jonathan [<mailto:Jonathan.Levy@holy-cross.com>]

Sent: Mon 1/21/2013 8:38 PM

To: clamarca@broward.org; Jack Seiler; Bruce G. Roberts; Bobby B. DuBose; Romney Rogers

Subject: Coral Ridge Country Club Expansion

County Commissioner Chip LaMarca, Mayor Jack Seiler, Vice Mayor/City Commissioner Bruce Roberts, City Commissioner Bobby DuBos, and City Commissioner Romney Rogers:

My name is Jonathan Levy and my wife Lauren and I have lived in Coral Ridge since 2006. We were pleased to hear that there has been progress towards developing the old executive golf course land that has been closed since 2005. This land has sat vacant since we moved here and each day I commute to my office at Holy Cross Hospital, I have hoped to one day see this land developed. There is no question that this improvement will beautify the neighborhood and my wife and I were both excited to hear that a 4 acre city park will be enjoyed by all. Not only will real estate values improve with the addition of the expanded golf course, the additional 37 new homes, the city park and the improved appearance of the view from Federal Highway, but the expanded tax base and job creation will certainly help our local economy. We look forward to seeing this project's approval.

Sincerely,

Jonathan C. Levy, MD
Chief of Orthopaedics
Holy Cross Hospital

From: Levy, Jonathan [<mailto:Jonathan.Levy@holy-cross.com>]

Sent: Mon 1/21/2013 8:38 PM

To: clamarca@broward.org; Jack Seiler; Bruce G. Roberts; Bobby B. DuBose; Romney Rogers

Subject: Coral Ridge Country Club Expansion

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Sincerely,

Jonathan C. Levy, MD
Chief of Orthopaedics
Holy Cross Hospital

From: bcmb1836@aol.com [<mailto:bcmb1836@aol.com>]

Sent: Monday, January 21, 2013 9:48 PM

To: jack.seiler@ftlauderdale.gov; BRoberts@ftlauderdale.gov; BDubose@ftlauderdale.gov; RRogers@ftlauderdale.gov; clamarca@broward.org; Phil Smith

Subject: coral ridge country club expansion plans

Dear Sirs,

I want to go on record as one who thinks the plans to utilize the land in question, that is the old American Executive Golf Course on Federal Highway, is a masterful one.

It is a no brainer as far as I am concerned because it positively effects the appearance of the neighborhood, creates property tax income, enhances the country club and provides parkland for our fellow citizens to use.

The people with skin in the game will make sure this development project will be all that it is promised to be because it is contiguous to the bigger piece of property that no one would ever want to devalue.

I can't see it having a negative traffic impact on the area nor will it have a negative impact on the environment.

As a 10 year resident of Ft. Lauderdale and a member of CRCC I urge you to give this plan your important support and diligent attention.

Dave Cowens
2600 Center Avenue
Ft. Lauderdale, Fl. 33308

From: Ian Seitel [<mailto:seitellaw@gmail.com>]

Sent: Sunday, January 20, 2013 9:21 AM

To: jack.seiler@fortlauderdale.gov; rogers@fortlauderdale.gov; broberts@fortlauderdale.gov; bdubose@fortlauderdale.gov

Cc: Phil Smith

Subject: Coral Ridge

Gentlemen,

I have lived in Ft. Lauderdale for about 30 years and can walk to the golf course. I appeared at the recent planing and zoning meeting and was pleased to see the proposed development of the old American Golf course passed unanimously. The proposal will dramatically alter the existing property while raising surrounding property values and adding to the city's tax base.

I have come to know the ownership group and am fully confident that they will use their expertise and resources to create another part of Ft. Lauderdale that we can all be proud of.

Thank you for your consideration.

-- Ian S. Seitel,
(954) 524-1127
seitellaw@gmail.com

-----Original Message-----

From: smunuswamy@aol.com [<mailto:smunuswamy@aol.com>]

Sent: Mon 1/21/2013 5:32 PM

To: Jack Seiler

Subject: Renovation of CRCC

Hon.Mayor.

I am Dr Karan Munuswamy, have been living at 110 Bay colony drive for the past 20 years and been a member of CRCC. We enjoy being part of most beautiful and safe city in South Florida. I sincerely believe that renovation of CRCC, as presented would enhance our golfing, community and indirectly help creating jobs and tax base. I do strongly support this project and hopefully the City would act on it favorably, soon.

Sincerely,

Karan Munuswamy MD

Holy Cross Hospital

954 772 2136

From: Graeme Pentland [<mailto:graeme@ebsadvisors.com>]

Sent: Friday, January 18, 2013 1:46 PM

To: 'Chris@HomesInCoralRidge.com'

Subject: Development of old golf course

Hello Chris, my name is Graeme Pentland, I live at 2741 N.E. 27 St, Fort Lauderdale. I wanted to take a moment to voice my support to our HOA in regards to the proposed development associated with Coral Ridge Country Club. I feel we should all be in complete support of the project, it will create jobs, enhance the tax base, potentially increase property values and provide a passive park at no cost to the tax payer.

When comparing that option to another year, or many more years, of looking at the current dust bowl that would be replaced with the above referenced enhancements it would seem absurd not to offer our approval. I hope you are in agreement and if you need anything else from me on this topic (or any other that impacts our neighborhood) please feel free to contact me at any time.

Thank You,
Graeme Pentland
EBS Advisors, Inc
2805 E.Oakland Park Blvd
#450
Fort Lauderdale, FL 33306
(954) 651-6060 x 304

From: Queen1010@aol.com [mailto:Queen1010@aol.com]

Sent: Monday, January 21, 2013 1:05 PM

To: clamarca@broward.org; jack.seiler@fortlauderdale.gov; BRoberts@fortlauderdale.gov;

BDubose@fortlauderdale.gov; RRogers@fortlauderdale.gov

Subject: Coral Ridge Country Club

Dear Sirs:

My name is Caryl Sorensen and I reside at 3020 NE 39 St., and have lived at this address for 17 years. I actually live right across the street from the Club.

I'm writing to congratulate you on backing the new project at CRCC. This project will benefit everyone. It will increase the tax rolls, it will certainly be a beautiful addition for the already lovely Country Club. This will provide jobs, and create another "Green Space", in our neighborhood and surrounding area, at no cost to the city. I know that the beautification of the unused golf course will enhance real estate values as well.

Sounds like a win/win situation all the way around!

Thank You,

Caryl Sorensen

From: Peter King [<mailto:peterking1625@msn.com>]
Sent: Monday, January 21, 2013 3:22 PM
To: jack.seiler@fortlauderdale.gov
Cc: clamarca@broward.org; broberts@fortlauderdale.gov; bdubose@fortlauderdale.gov;
rogers@fortlauderdale.gov
Subject:

Dear Mr Mayor,

My name is Peter King and I have been a resident of Fort Lauderdale for 7 years. I currently reside at 5560 BayviewDrive, Fort Lauderdale.

I am delighted to write in support of the redevelopment and expansion of the Coral Ridge Country Club and the adjacent land.

As a former senior partner in a major accounting and consulting firm I have been involved in a number of Economic Impact Studies, and believe strongly that those of us in this community, the city and county will reap significant economic benefits from such a development. Benefits will include among others, an increase in the tax base, additional jobs, the creation of a world class club and the consequential increase in property prices for all properties in adjacent areas.

I have known Phil Smith for many years. I cannot think of anyone who cares more about his community. I am confident he will continue to ensure that the club and development will be handled with due sensitivity to all in the community, and the result will be a shining star in Fort Lauderdale.

I would be happy to add to these comments if necessary.

Very truly yours

Peter King

From: William Easby-Smith [<mailto:weasbysmith@aol.com>]

Sent: Tuesday, January 22, 2013 10:04 AM

To: jack.seiler@fortlauderdale.gov

Cc: clamarca@broward.org; BRoberts@fortlauderdale.gov; BDuBose@fortlauderdale.gov; RRogers@fortlauderdale.gov

Subject: Renovations of Coral Ridge CC property on Federal Highway

Mayor Jack Seiler:

My name is William Easby-Smith. My wife, Cheryl and I live in the Palms Condominium on A1A, and have been residents of Ft Lauderdale since 2007. I am a member of Coral Ridge Country Club, and I fully support the above referenced project. The project includes a park for the city, practice facilities for the club and 37 golf course home sites.

I believe this project will greatly enhance the property values in the area. It will beautify unused property that has been that has not been in service since 2005. The 4 acre park, at no cost to the city will be an asset to the area, and the 37 new home sites will increase the tax base for the City.

The practice facility will be a benefit, not only to the Club, but also to the entire area. Coral Ridge CC has run fabulous camps for children in Tennis and Golf that is open to both members and non members. My grandchildren have attended these camps and look forward to the next available camp. The camp teaches them skills as well as respect for the game and other participants. The new facilities will give the instructors additional private facility for the instructions.

The Club has continued to attract a more family membership since Phil Smith has been in control of the club and projects like this will continue to improve the the attractiveness of Coral Ridge to the young family members. I feel the promotion of Coral Ridge as a first class family membership club is a benefit to the entire NE area of Ft Lauderdale.

I am available for any additional discussions you may need on my opinion of this project. You can contact me at the below address. Thank you for your time.

Thank You,
William R Easby-Smith
2110 N Ocean Blvd 18E
Ft Lauderdale, Fl 33305 (954)568-3084
Cell (703) 850-5163
Email: weasbysmith@aol.com

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From: Tom Ledwidge

Sent: Monday, January 21, 2013 10:02 AM

To: jack.seiler@fortlauderdale.gov

Cc: BRoberts@forlauderdale.gov; clamarca@broward.org; BDuBose@fortlauderdale.gov;

RRogers@fortlauderdale.gov; Tom Ledwidge

Subject: Coral Ridge Country Club plans

Dear Mayor Seiler, I am a seven year resident of the Bay Colony neighborhood and a member of Coral Ridge Country Club. I wanted to send you a quick note to voice my approval for the club's plan to develop and improve the former American Golf Course. The new plan will add valuable revenue to the city's tax base and will enhance the market value of the entire surrounding neighborhood. In addition, the four acre park will benefit all of the residents of Fort Lauderdale. My family and I love living in Fort Lauderdale and support all of the efforts of local government to keep our city's integrity intact. This plan adds value and prestige to the whole Coral Ridge area and I ask for your support to allow it to move forward. Respectfully, Tom Ledwidge

Tom Ledwidge, Agent

State Farm - Providing Insurance and Financial Services...

☎ Phone 305-822-2424 ☎ 305-822-2558

🌐 Web www.TomLedwidge.net

✉ Email Tom@Ledwidgeagency.com

✉ Address 15225 NW 77th Avenue, Suite 205, Miami Lakes, FL 33014

You can access your policies directly now at www.TomLedwidge.net

From: Maurene Gregory [<mailto:maurenegregory@yahoo.com>]
Sent: Monday, January 21, 2013 1:46 PM
To: jack.seiler@fortlauderdale.gov
Cc: clamarca@broward.org; BRoberts@fortlauderdale.gov; BDuBose@fortlauderdale.gov; RRogers@fortlauderdale.gov; Phil Smith
Subject: CRCC Improvement and building project

January 21, 2013

Mayor Jack Seiler jack.seiler@fortlauderdale.gov

Alan and I live at 4620 NE 25th Ave and have been residents of Fort Lauderdale and members of the Coral Ridge Country Club for the past thirteen years. This membership has provided us with sports, entertainment for friends and family, and is a peaceful environment in which to relax. Being established within a neighborhood where families have their churches and schools, CRCC is also the place where children can spend time with their friends and parents can feel the comfort of their security. CRCC has improved its appearance over the years and this in turn advances the value of the surrounding neighborhood. We can only believe that future enhancements which offer new homes, a practice golf area, and a city park can only augment the neighborhoods, add revenue to the city, attract new residents, create jobs, and provide everyone with the additional benefits of a public park.

My husband and I support the improvements of the CRCC development project and would like to have the city support it as well.

Yours truly,

Alan and Maurene Gregory
4620 NE 25th Ave.
Fort Lauderdale, Fl. 33308

From: Daniel Hotte [<mailto:daniel.hotte@echion.net>]
Sent: Tuesday, January 22, 2013 11:23 AM
To: Jack Seiler
Cc: clamarca@broward.org; Bruce G. Roberts; Bruce G. Roberts; Romney Rogers
Subject: CRCC

Dear Mayor Seiler:

As you know myself and my whole family has lived in fort Lauderdale for over 35 years and have been a great supporter of Fort Lauderdale's growth .I'm contacting you today to voice my support for the Coral Ridge Country Club renovation plans. As a real estate developer in South Florida for more than thirty years, I have a great appreciation for the overall impact projects such as these can have in helping our community evolve, renew and reinvent itself over time. An infusion of additional tax revenues for the City from the planned residential development certainly facilitates these goals, as does the addition of another city park available to all residents, and the restoration of the hurricane battered executive course.

As a longtime member of this community I will be following this project with great interest and appreciate your efforts in helping us accomplish our goals for this area.

Sincerely Yours,

Daniel Hotte

President
Echion USA Inc.
8890 W. Oakland Park, #201
Sunrise, FL 33351
954-749-8990 Office
954-749-7148 Fax
954-257-0213 Cell
daniel.hotte@echion.net
<http://www.echion.net>



ECHION USA
REAL ESTATE DEVELOPMENT

From: Dave Villari <dave.villari@gmail.com>
Date: January 22, 2013 6:37:25 PM EST
To: "Jack.seiler@fortlauderdale.gov" <Jack.seiler@fortlauderdale.gov>
Cc: "BRoberts@fortlauderdale.gov" <BRoberts@fortlauderdale.gov>,
"BDuBose@fortlauderdale.gov" <BDuBose@fortlauderdale.gov>,
"RRogers@fortlauderdale.gov" <RRogers@fortlauderdale.gov>
Subject: Coral Ridge Country Club expansion plan

Dear Mayor Seiler, my name is David Villari. I have been a permanent resident of the Coral Ridge Area since 1976.

Since moving to Fort Lauderdale in 1976, I have owned five (5) homes in Coral Ridge. My current address is 2899 NE 26th Court. I purchased the home in 1999, completed a major renovation and moved into the home in 2000.

The addresses of the homes that I previously owned in Coral Ridge and either lived in or renovated and resold are:

3011 NE 41 Street, 1320 Seminole Drive, 1288 Seminole Drive, and 2609 NE 37th Street.

I mention my home ownership in Coral Ridge to demonstrate my past experience with the home values in the area,

and to some extent confirm my long lasting commitment to preserve the quality and integrity of one of the finest neighborhoods in Broward County

that has been a very significant part of my personal and business life over the past thirty seven (37) years.

That said, I want to voice my support and my appreciation for the nine to zero vote of the City of Fort Lauderdale Planning and Zoning Board regarding the Coral Ridge Country Club owner's expansion plan.

As a concerned resident of Coral Ridge and as a conservative business owner, I can see no downside to the plan as currently presented to the Board for those externally interested parties. The County and the City will benefit with significantly increased tax revenues, and by providing the opportunity for additional jobs and income to the construction related trades and businesses. The Coral Ridge residents will have a new public park and facilities they can potentially utilize and be proud of that will surely enhance the value of their homes.

As a long time member of Coral Ridge Country Club, I have seen the current owners over deliver on every promise they made to the membership when they first assumed control of the club.

It is my considered opinion that all interested parties are indeed fortunate that this quality group of owners are willing to risk their reputations and treasure to undertake this significant financial risk

during these unpredictable economic times.

I am hopeful that you and the City Commissioners will ultimately share my view on this matter and vote to help make this project a reality.

Sincerely,

David J. Villari

From: Dev Motwani <dev.motwani@gmail.com>
Date: Tue, 22 Jan 2013 12:10:47 -0500
To: <clamarca@broward.org>; Jack Seiler<jack.seiler@fortlauderdale.gov>; Bruce Roberts<broberts@fortlauderdale.gov>; Bobby B. DuBose<bdubose@fortlauderdale.gov>; Romney Rogers<RRogers@fortlauderdale.gov>
Cc: Ramola Motwani<ramolamotwani@yahoo.com>
Subject: Support Letter for Coral Ridge Country Club

Commissioners and Mayor,

I am writing this letter in support of the proposed improvements by Coral Ridge Country Club to the currently shuttered parcel of land where the American Golf Course previously operated. I have reviewed the plan, and as both a member of Coral Ridge and longtime city resident I believe the current plan is a great improvement that provides benefits to the immediate neighbors, Coral Ridge members, and the city as a whole and hope you will support it when it comes before you. The components that I favor most are:

City Park - By dedicating over 4 acres of land to be used as a city park, the plan is creating a public resource that can be enjoyed by ALL city residents, whereas the current condition of the property provides no public benefit and the previous use only benefited those residents who wanted to play golf and had the means to do so

Addition of 37 homes - adding in 37 new home lots on the property will add significantly to Fort Lauderdale's tax base which will help our government keep taxes low and maintain a balanced budget

B-1 Along Federal Highway - Adding in the B-1 use along Federal Highway will help infill this vacant space along Federal Highway, also adding to the tax base and at the same time improving the business continuity along that stretch of the road, which should help improve business for surrounding properties. Having this as "dead space" from a business perspective makes it more difficult for those businesses in the surrounding area.

I am very pleased to hear the Coral Ridge Country Club Homeowners Estates' Board of Directors has spoken in support of the project as it will impact them most directly. Please accept this email as a personal letter of support for this project, I am very excited to see the city's Planning and Zoning Board approved of the plan 9-0 and hope you will support it when it comes before you,

Regards,
Dev Motwani

From: Gordon W Latz [<mailto:gordonwlatz@aol.com>]
Sent: Tuesday, January 22, 2013 4:50 PM
To: jack.seiler@fortlauderdale.gov
Cc: clamarca@broward.org; BRoberts@fortlauderdale.gov; BDuBose@fortlauderdale.gov;
RRogers@fortlauderdale.gov
Subject: DEVELOPMENT OF CORAL RIDGE PROPERTIES

January 22nd, 2013

Dear Mayor Seiler,

I have lived in Fort Lauderdale for 49 years, 37 of which have been at my present address on Northeast 40th Street, across from Coral Ridge Country Club. Over 40 of those years, I have been in the residential development business, responsible for the development of over 1300 units in northeast Fort Lauderdale. I have reviewed the plans being proposed by the owners and I believe it is a reasonable and responsible plan for the development of the properties. It results in an enhanced Coral Ridge Country Club, a low density upscale residential development, and a 4 acre public park, all of which benefit the immediate area as well as the community as a whole.

I am not a member of Coral Ridge Country Club, but have been a guest there numerous times, including those at which I served as an auctioneer for charity events. These types of functions have increased significantly over the years, another indication of the interest and concern the current owners have for 'doing the right thing'.

I am in full support of the proposed plan.

Gordon W. Latz
2811 NE 40th Street

To: jack.seiler@fortlauderdale.gov
Sent: Wed, January 30, 2013 9:13:41 PM
Subject: Coral Ridge Country Club Improvements

Jack,

I would like to ask your full support for the proposed improvements to our community by the redevelopment of Coral Ridge Country Club and the old American Golf Course. The planned improvements will remove the eye sore in N.E. Fort Lauderdale along Federal Highway. The plan offers new home sites which will contribute much needed tax revenue to the city and county. It will provide new jobs for the trades and help our small construction businesses that are suffering in this business climate. Additionally, it will enhance all the surrounding properties and give Ft. Lauderdale a first class country club in the tradition of it's founder, Robert Trent Jones, Sr. The beauty of this improvement is that it will have little or no impact on the uniqueness of the Coral Ridge/Bayview area.

I have lived in this community for 40 years and would welcome a facelift for the Coral Ridge neighborhood.

Thank you for your help and support for a great improvement to our city.
Please contact me if I can be of any assistance with this great project.

Andrew E. Bertnolli, DDS
3111 N. E. 45th Street
Fort Lauderdale, Florida 33308
(954) 260-5459 Cell

To our Mayor Jack Seiler

Dear Jack:

I'm writing this letter in support of the planned project - the renovation of the Coral Ridge Country Club.

Bud and I moved to Florida in 1970 with our family and we have lived in Coral Ridge Country Club ever since. The neighborhood means a great deal to me and my family. I feel strongly about this project and feel it would improve and beautify our neighborhood even more. As a homeowner in Coral Ridge we need this project. We need this project because it would bring jobs to our area, improve the value of our homes, and improve our tax base. I love the 4 acre planned park at no cost to the city. It sure sounds like a big win for everyone involved. I see the city of Fort Lauderdale and the homeowners of Coral Ridge benefiting tremendously. I don't see any negative aspects to this project so I wanted to take the time to write to you and express my support. I am behind this project 100% and I hope you will be too.

Thank You.

Sincerely,
Judy Tight

From: Brian Tedeschi [mailto:brian@tdorg.com]
Sent: Thursday, February 28, 2013 12:34 PM
To: jack.seiler@fortlauderdale.gov
Subject: American Golf Course

Dear Mayor Seiler ,

My wife Kate and I live at 3081 NE 40th St which across the street from Coral Ridge Country Club.

We strongly urge you to vote in favor of the proposed project on the former American Golf Course.

I understand that after much review, the Planning and Zoning Board as well as the City's Parks, Recreation, and Beaches Advisory Board have both approved the project. I have also reviewed the proposed plans myself and believe it to be a wonderful project for the neighborhood.

Ever since Phil Smith purchased the Coral Ridge Country Club he has continuously made improvements to, not only the Club, but to the surrounding area as well. The area along Bayview Drive is much more attractive now than it was ten years ago. CRCC has been a great neighbor and they have supported many of the local organizations. They are truly vested in the community.

Again, we strongly urge you to vote in favor of this project.

Sincerely,
Brian Tedeschi
Kate Tedeschi

From: Brian Tedeschi [mailto:brian@tdorg.com]
Sent: Thursday, February 28, 2013 12:34 PM
To: brobrts@fortlauderdale.gov
Subject: American Golf Course

Dear Commissioner Bruce Roberts,

My wife Kate and I live at 3081 NE 40th St which across the street from Coral Ridge Country Club.

We strongly urge you to vote in favor of the proposed project on the former American Golf Course.

I understand that after much review, the Planning and Zoning Board as well as the City's Parks, Recreation, and Beaches Advisory Board have both approved the project. I have also reviewed the proposed plans myself and believe it to be a wonderful project for the neighborhood.

Ever since Phil Smith purchased the Coral Ridge Country Club he has continuously made improvements to, not only the Club, but to the surrounding area as well. The area along Bayview Drive is much more attractive now than it was ten years ago. CRCC has been a great neighbor and they have supported many of the local organizations. They are truly vested in the community.

Again, we strongly urge you to vote in favor of this project.

Sincerely,
Brian Tedeschi
Kate Tedeschi

From: Brian Tedeschi [mailto:brian@tdorg.com]

Sent: Thursday, February 28, 2013 12:35 PM

To: rrogers@fortlauderdale.gov

Subject: American Golf Course

Dear Commissioner ,

My wife Kate and I live at 3081 NE 40th St which across the street from Coral Ridge Country Club.

We strongly urge you to vote in favor of the proposed project on the former American Golf Course.

I understand that after much review, the Planning and Zoning Board as well as the City's Parks, Recreation, and Beaches Advisory Board have both approved the project. I have also reviewed the proposed plans myself and believe it to be a wonderful project for the neighborhood.

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Again, we strongly urge you to vote in favor of this project.

Sincerely,

Brian Tedeschi

Kate Tedeschi

From: Brian Tedeschi [mailto:brian@tdorg.com]

Sent: Thursday, February 28, 2013 12:35 PM

To: bdubose@fortlauderdale.gov

Subject: American Golf Course

Dear Commissioner Bobby DuBose,

My wife Kate and I live at 3081 NE 40th St which across the street from Coral Ridge Country Club.

We strongly urge you to vote in favor of the proposed project on the former American Golf Course.

I understand that after much review, the Planning and Zoning Board as well as the City's Parks, Recreation, and Beaches Advisory Board have both approved the project. I have also reviewed the proposed plans myself and believe it to be a wonderful project for the neighborhood.

Ever since Phil Smith purchased the Coral Ridge Country Club he has continuously made improvements to, not only the Club, but to the surrounding area as well. The area along Bayview Drive is much more attractive now than it was ten years ago. CRCC has been a great neighbor and they have supported many of the local organizations. They are truly vested in the community.

Again, we strongly urge you to vote in favor of this project.

Sincerely,

Brian Tedeschi

Kate Tedeschi

From: **Ralph H. Doering, III** <ralph@usa.com>
Date: Tue, Jan 22, 2013 at 11:30 AM
Subject: Coral Ridge Country Club
To: Mayor Jack Seiler <jack.seiler@fortlauderdale.gov>
Cc: Commissioner Romney Rogers <rrogers@fortlauderdale.gov>, Commissioner Bruce Roberts <broberts@fortlauderdale.gov>, City Commissioner Bobby DuBose <bdubose@fortlauderdale.gov>, County Commissioner Chip LaMarca <clamarca@broward.org>

Dear Mayor Seiler,

My name is Ralph H. Doering, III, and I have been a resident of Fort Lauderdale, Florida, since 1993. However, my mother's family has lived in Fort Lauderdale since 1957 and Fort Lauderdale has always been home to me.

I have been an active real estate investor in multi-family properties in Fort Lauderdale, as my primary occupation, since 1994 and I invest in Fort Lauderdale because I believe in Fort Lauderdale and I love Fort Lauderdale.

I am writing to you to endorse the plan that Coral Ridge Country Club has proposed for their property that was the former American Golfers Club.

The plan that is currently proposed will be beneficial for the entire City of Fort Lauderdale. It is a well thought out, low density, "smart development" plan that beautifies the immediate area and continues to preserve significant green space for the City of Fort Lauderdale.

Certainly, this development will generate strong tax revenues for our city, not only because there will be new taxable real estate, but the existing real estate values are sure to rise for the immediate neighborhood and the neighboring residential areas on both sides of Federal Highway.

As our city looks to attract new businesses, families, and residents it is essential that we have the first class amenities that attract positive elements. There is no doubt that having a top tier, private country club is an essential component to have for any city that wants to attract entrepreneurs and corporations into their area to create jobs and invest in their city. It is important that the City of Fort Lauderdale and Broward County supports Coral Ridge Country Club's proposal for the benefit of all Fort Lauderdale and Broward County residents.

Sincerely,

A handwritten signature in black ink, appearing to read "Ralph H. Doering, III". The signature is written in a cursive style with a large initial "R" and a prominent flourish at the end.

Ralph H. Doering, III

Residence:

**1717 NE 26th Avenue
Fort Lauderdale, Florida 33305**

From: **Doering** <doering@gmail.com>
Date: Tue, Jan 22, 2013 at 12:33 PM
Subject: Coral Ridge Coral Club
To: Mayor Jack Seiler <jack.seiler@fortlauderdale.gov>
Cc: Commissioner Romney Rogers <rrogers@fortlauderdale.gov>, Commissioner Bruce Roberts <broberts@fortlauderdale.gov>, City Commissioner Bobby DuBose <bdubose@fortlauderdale.gov>, County Commissioner Chip LaMarca <clamarca@broward.org>

Dear Mayor Seiler,

My name is Judith C. Doering and I have lived in Fort Lauderdale on and off since 1957.

I have been a full-time resident of Fort Lauderdale since 2003.

My husband, Ralph H. Doering, Jr., and I live across from Coral Ridge Country Club at 2832 NE 37th Street and we support their most recent proposal. We are glad to see that it is lower density and that it provides for additional open space and a park for our community.

My husband and I have been professional real estate investors for nearly 50 years and we have numerous investments in the City of Fort Lauderdale. My father, John W. Chapman, was a real estate investor in Fort Lauderdale in 1960s, 1970s, and 1980s. As a family we can recognize when we see a proposal that is a compromise that respects private property ownership rights and preserves the integrity and the goals of the community where the development is to take place. That is what you have here with this proposal.

We see a "win-win" situation here that allows the property owner to responsibly develop their property for their desired purpose and to create something beautiful that will enhance the City of Fort Lauderdale by broadening the tax base and further complimenting Fort Lauderdale's already famous amenities.

Thank you for your consideration.

Sincerely,

Mr. and Mrs. Judith C. Doering

2832 NE 37th Street
Fort Lauderdale, FL 33308

From: Ed Brown [<mailto:edward@tfigins.com>]
Sent: Wednesday, January 23, 2013 8:01 PM
To: 'BRoberts@fortlauderdale.gov'
Subject: Endorsement of the Coral Ridge Country Club Project

Dear Vice Mayor Roberts,

My Name is Edward Brown and I reside, with my wife and two children, at 4313 NE 22nd Avenue, Fort Lauderdale, FL 33308. My home is in the Coral Ridge Country Club and my street runs along the Old American Executive Course. I have been a resident of Fort Lauderdale for 17 years and have been a resident of Broward County for 34 years.

I am also a business owner. I have been in the insurance business in Broward County for over 20 years. I am the owner of The Fairway Insurance Group, LLC and we are located at 5461 North Federal Highway Fort Lauderdale, FL 33308. In addition I am a member in the 5461 North Federal Highway LLC which owns a building that is located at 5461 North Federal Highway Fort Lauderdale, FL.

I would like to begin this email by thanking you for your countless hours of public service to our community. As, citizens of Broward County we are very fortunate to have public servants that take the time to fully examine each request for its merits. With this in mind I would like to take this opportunity to point out to you a few key points in regards to the request of Coral Ridge Country Club to build a beautiful new practice facility, a group of 37 well-manicured homes, and a public park to serve the citizens of Broward County.

The new practice facility will not only absolutely preserve but will actually add to the beauty of the area of the old American Executive Course. This practice facility will give a new and improved facelift to an area that has been largely untouched for over 30 years. In using a member of the Jones family to design the project, Broward County would be paying tribute to one of the most important people in the history of golf (Robert Trent Jones, Sr.).

It would be impossible to fully consider this project without evaluating the economic benefit to South Florida. The easy side of this equation would be to just consider the benefits to our struggling construction industry. The initial impact of this project would create over 1,000 jobs. That is using a low estimate of 30 construction workers on each new home, plus the workers required to complete the beautifully landscaped practice area and park. This does not include all of the jobs created at the supply houses, furniture stores, electronic stores, and the countless other local retailers and wholesalers that would provide the products and resources needed to complete this project.

Once the construction project was completed it would be hard not to notice the long term positive impact that would be created by these new Broward County residents. The first of these impacts would be in the property taxes that would be collected by the county. A conservative estimate would be in the range of \$1,000,000 per year in annual revenue to the county. Next would be all of the doc stamps and fees that would be collected on the 37 new mortgages. These new residents would also pay substantial sales tax by using the many area restaurants, grocery stores, and other retailers.

Last but not least would be the fully paid for 4 acre park. This would be a gift to the residents of Broward County. This fully paid for facility would be available for use by all the residents of Broward County. This would provide a perfect play area for the children of Broward County. This would be much appreciated by the local parents of young children who would enjoy taking their children to a beautiful new park.

As, a resident of Coral Ridge Country Club, this proposed improvement would give my family a landmark for people to identify and take pride in their neighborhood. As, a business owner this new area would provide a much needed economic boost to our community. This project is an opportunity to show cooperation between the public and private sectors and could be used as a role model for other communities.

Thank you for taking the time to consider my endorsement of the request of Coral Ridge Country Club to build a beautiful new practice facility, a group of 37 well-manicured homes, and a public park to serve the citizens of Broward County.

Sincerely,

Edward L. Brown III

Managing Member
The Fairway Insurance Group, LLC
5461 North Federal Highway
Fort Lauderdale, FL 33308
Phone#: (954) 772-9819
Fax#: (954) 772-9564

Dear Commissioner Rogers,

My Name is Edward Brown and I reside, with my wife and two children, at 4313 NE 22nd Avenue, Fort Lauderdale, FL 33308. My home is in the Coral Ridge Country Club and my street runs along the Old American Executive Course. I have been a resident of Fort Lauderdale for 17 years and have been a resident of Broward County for 34 years.

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Thank you for taking the time to consider my endorsement of the request of Coral Ridge Country Club to build a beautiful new practice facility, a group of 37 well-manicured homes, and a public park to serve the citizens of Broward County.

Sincerely,

Edward L. Brown III
Managing Member
The Fairway Insurance Group, LLC
5461 North Federal Highway
Fort Lauderdale, Fl 33308
Phone#: (954) 772-9819
Fax#: (954) 772-9564

Dear Commissioner DuBose,

My Name is Edward Brown and I reside, with my wife and two children, at 4313 NE 22nd Avenue, Fort Lauderdale, FL 33308. My home is in the Coral Ridge Country Club and my street runs along the Old American Executive Course. I have been a resident of Fort Lauderdale for 17 years and have been a resident of Broward County for 34 years.

I am also a business owner. I have been in the insurance business in Broward County for over 20 years. I am the owner of The Fairway Insurance Group, LLC and we are located at 5461 North Federal Highway Fort Lauderdale, FL 33308. In addition I am a member in the 5461 North Federal Highway LLC which owns a building that is located at 5461 North Federal Highway Fort Lauderdale, FL.

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Thank you for taking the time to consider my endorsement of the request of Coral Ridge Country Club to build a beautiful new practice facility, a group of 37 well-manicured homes, and a public park to serve the citizens of Broward County.

Sincerely,

Edward L. Brown III
Managing Member
The Fairway Insurance Group, LLC
5461 North Federal Highway
Fort Lauderdale, Fl 33308
Phone#: (954) 772-9819
Fax#: (954) 772-9564

From: Dianne Bunnell <drbunnell@me.com>

Subject: Coral Ridge Country Club

Date: January 28, 2013 9:06:40 AM EST

To: jack.seiler@fortlauderdale.gov

Cc: BRoberts@fortlauderdale.gov, BDuBose@fortlauderdale.gov,
RRogers@fortlauderdale.gov

Dear Mayor Seiler,

My name is George Bunnell and my wife, Dianne, and I reside at 2649 NE 35th Street, Fort Lauderdale, Florida. I have resided in Fort Lauderdale for 40 years and we are writing to express our strong support for the renovation of the Coral Ridge Country Club.

We are very excited about the plan that has been developed and the benefits it will bring to the community. The new facilities will create new jobs and expand the tax base. A new city park is a huge plus. It will enhance the beauty of the area and will be available to all of our city residents at no cost to tax payers.

In the renovation of CRCC we see immense benefits not just to the members of the club but to the entire community. We sincerely hope that you and the Commissioners will do everything you can to advance the project to it's final approval as soon as reasonably feasible.

Sincerely,

George E. Bunnell
Dianne R. Bunnell
2649 NE 35th Street
Fort Lauderdale, Florida 33306
Dianne Bunnell
drbunnell@me.com

Dianne Bunnell
drbunnell@me.com

From: Ira G Weiner <ira@iraweiner.com>

Date: Friday, February 15, 2013 11:55 AM

To: "jack.seiler@fortlauderdale.gov" <jack.seiler@fortlauderdale.gov>

Subject: Coral Ridge Country Club Plans

Dear Commissioner Seiler

I am writing to you today to support the CRCC plans for the old American Golf Course.

I feel this will be a win/win for both the club and the surrounding community. Certainly, the proposed donated park land will enhance the area. The golf course will also add to the beauty of more enhanced green space in an area which is now vacant land.

The Management team at CRCC has always shown respect and deep regard for the environment and the natural beauty which the current golf course demonstrates. I am sure they will use the same regard to ensure that the residents of the area will have their lives enhanced when the new plans finally come to fruition.

I urge you to support their plans.

Sincerely

Ira G Weiner, MD

IGW

From: Ira G Weiner <ira@iraweiner.com>

Date: Friday, February 15, 2013 11:58 AM

To: "bdubose@fortlauderdale.gov" <bdubose@fortlauderdale.gov>

Subject: Coral Ridge Country Club Plans

Dear Commissioner Dubose

I am writing to you today to support the CRCC plans for the old American Golf Course.

I feel this will be a win/win for both the club and the surrounding community. Certainly, the proposed donated park land will enhance the area. The golf course will also add to the beauty of more enhanced green space in an area which is now vacant land.

The Management team at CRCC has always shown respect and deep regard for the environment and the natural beauty which the current golf course demonstrates. I am sure they will use the same regard to ensure that the residents of the area will have their lives enhanced when the new plans finally come to fruition.

I urge you to support their plans.

Sincerely

Ira G Weiner, MD

IGW

From: Ira G Weiner <ira@iraweiner.com>

Date: Friday, February 15, 2013 12:01 PM

To: "rrogers@fortlauderdale.gov" <rrogers@fortlauderdale.gov>

Subject: Coral Ridge Country Club Plans

Dear Commissioner Rogers

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I urge you to support their plans.

Sincerely

Ira G Weiner, MD

IGW

From: Ira G Weiner <ira@iraweiner.com>

Date: Friday, February 15, 2013 12:01 PM

To: "broberts@fortlauderdale.gov" <broberts@fortlauderdale.gov>

Subject: Coral Ridge Country Club Plans

Dear Commissioner Roberts

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I urge you to support their plans.

Sincerely

Ira G Weiner, MD

IGW

> -----Original Message-----

> From: Robert Coppola [<mailto:rcoppola@2020eyecareplan.com>]

> Sent: Mon 1/21/2013 11:25 AM

> To: Jack Seiler

> Cc: 'Phil Smith'

> Subject: CRCC Renovation

>

> Greetings Mr Mayor

>

> My name is Bob Coppola and have resided in greater Ft. Lauderdale

> since 1972. I live in Bay Colony and am quite an active member of

> the HOA being past chair of the Architectural Committee as well as

> current

Vice President.

> My background in the community is I am a practicing eye doctor and

> employ over 100 people in various positions. I am very sensitive to

> the current job situation as well as the impact the lack of employment

> has on our population.

>

> I am delighted to hear of the project being undertaken by Phil Smith.

> Our East Side neighborhood needs a refresh and am delighted to hear

> Phil has taken the initiative to improve the footprint of some of the

> residential east side. It's no secret that Real Estate has been

> underperforming and a credible new project will only aid in helping

> raise

the tide for all.

> Improved home values, new area park and recreation, and a increase in

> our tax base make this a no-brainer for all. New families and new

> monies will be coming in which will provide a sho- in-the-arm for our

local economy.

> I wholeheartedly endorse this and ask our county leaders to help Phil

> gain the necessary permits to move forward.

>

> I am available to discuss and at any time.

>

> Sincerely,

> Bob Coppola

>

> 2)

>

> Dr. Robert C. Coppola | President | SOUTH FLORIDA VISION

> 20/20 EYECARE | 2900 West Cypress Creek Road | Suite 4 | Fort

> Lauderdale, FL

> 33309

From: Chris Roehm [<mailto:cr@chrisroehm.com>]

Sent: Tuesday, January 22, 2013 3:11 PM

To: Phil Smith

Cc: clamarca@broward.org; jack.seiler@fortlauderdale.gov; BRoberts@fortlauderdale.gov;
BDuBose@fortlauderdale.gov; RRogers@fortlauderdale.gov

Subject: Coral Ridge Golf Development Plans

To the City Commission:

I support the plans that Phil Smith and his partners have to develop the old Executive Golf Course on N. Federal Highway.

I have seen how Phil has made the Country Club incrementally better every month for the last five (5) years that I have been a member there. I believe that he will be an equally trusted steward of this land that he wants to develop, and that it will make the City better.

I urge you all to support this project.

Chris Roehm

Chris Roehm, CFP®

6278 N Federal Highway #601

Fort Lauderdale, FL 33308

(954) 239-7344

From: greg [<mailto:greg@pmiquality.com>]

Sent: Tuesday, January 22, 2013 4:27 PM

To: 'clamarca@broward.org'; 'jack.seiler@fortlauderdale.gov'; 'BRoberts@fortlauderdale.gov'; 'BDuBose@fortlauderdale.gov'; 'RRogers@fortlauderdale.gov'

Cc: Phil Smith; greg

Subject: coral ridge plan

I was always saddened by seeing the old executive course go down and become waste, especially right on federal highway. I have played there many times and it was probably one of the most enjoyable executive courses I have ever played. It will be awesome to see that come back alive again. I totally agree with the new housing with the terms laid out and most definitely a public park that will be a part of the whole area. What is very interesting is the ownership and management team has dramatically improved the country club, the golf course to be way better than what it used to be when it was the club to belong to . it is now the club to belong to. In an economy where country clubs are struggling, the energy brought to coral ridge by Phil Smith and the management staff has brought the CORAL RIDGE living back to life. It is continuously improving in all areas of the club and I am totally confident that this project will be completed in the most professional way and exactly as it is presented. I see them doing a very high quality job on this. The track record is there. the plan is there. I would appreciate all of your support for this project as I truly believe that it will indeed be a major improvement to a prestigious area that we have enjoyed over the past years. In a world that is always changing, this change is good and I am all for it. I realize that these types of plans take time to get through all of their signoffs but I say the faster this can go through the better. I just turned 60 and would like to play this rebuilt course and go to the park.

thanks



Gregory S. Wilson
President
1408 S.W. 8th St.
Pompano Beach, FL 33069
Phone: (954)-793-4936
WWW.PMIQuality.com

From: DrRDHelmholdt@aol.com [mailto:DrRDHelmholdt@aol.com]
Sent: Monday, January 21, 2013 4:56 PM
To: jack.seiler@fortlauderdale.gov
Cc: clamarca@broward.org; BRoberts@fortlauderdale.gov; BDBose@fortlauderdale.gov; RRogers@fortlauderdale.gov
Subject: Re: Construction improvement proposals for the Coral Ridge Country Club

Dear Jack,

As you know, I'm a long time resident of the Coral Ridge community, and my many years of civic involvement has been with the sole intent of making our fair city a better place to live, work, play, and raise a family. In support of that goal, it's very important that the City Commission support the construction improvement proposals of the Coral Ridge Country Club.

These are common sense and very agreeable and very generous proposals, and Phil Smith and his group have "bent over backward" to make the whole project one that will enhance that part of town, create jobs, increase the tax base, and be an asset to all property peripheral to the project.

Furthermore, Phil Smith and his group are simply good, non-aggrandizing, solid citizen stewards in this city, with the intent to make this a beautiful project.

In addition, you need to discount the small group of disgruntled opposition people who are mostly misguided by inflammatory rhetoric by self-serving people making allegations without any substantiation!

Finally, do not even give it a second thought of the idea to turn the subject property into a municipal golf course. The city is not in the golf course business, and historically these kinds of projects are economic failures with a significant drain on the city's budget!

Thanks, Jack, for your objective consideration of this proposed project, and casting a yea vote to move it forward!

Sincerely,

Robert D. Helmholdt, D.D.S.

From: Tom McCormack [<mailto:tommcco@gmail.com>]

Sent: Friday, January 25, 2013 11:06 AM

To: clamarca@broward.org; jack.seiler@fortlauderdale.gov; BRoberts@fortlauderdale.gov;

BDuBose@fortlauderdale.gov; RRogers@fortlauderdale.gov

Subject: Development of the former American Golf Course

To the attention of:

County Commissioner Chip LaMarca

Mayor Jack Seiler

Vice Mayor/City Commissioner Bruce Roberts

City Commissioner Bobby DuBose

City Commissioner Romney Rogers

My name is Tom McCormack, and I live at 4304 NE 23rd Avenue. Our property faces both the Coral Ridge and (former) American Golf Courses. We have lived in Broward County for 18 years, and at our present address for 8 of those years.

Our property arguably has the best views on the golf course, and is 275 feet from the beginning of the proposed development. Originally I was strongly opposed to this project, but I am now convinced that the development is good for our city, community, and neighborhood. The developers met with me and my neighbors many times to address our concerns about the project. They were professional and caring in their words and actions.

I met with most neighbors who live on the properties, and presented them with a petition supporting the development. There were a total of 56 that signed in support, and two opposed. This petition was made a part of the record at the P&Z hearing on the matter. I also met with the two most vocal opponents of the project who made clear their position that the owners should open a public golf course or park on the entire site, and if they don't, the land should sit idle even though it hurts the neighbors living on the site, community, and the developers.

I didn't expect to, but I learned a lot about Phil Smith, Terry Stiles, and the development team. Stories of kindness and charity were common. Their stewardship of everything "Coral Ridge" is now a legacy of social and charitable leadership in Fort Lauderdale.

The developers have provided charitable acts and opportunities that have touched thousands of lives, using the Coral Ridge Golf Club as one of their main tools to do so. Our family has been involved in some of the organizations that have benefited including Pine Crest School, Bayview Elementary, St. Mark's School, Westminster Academy, St. Coleman's School,

This is the email sent to the Commissioners:

My name is Tom McCormack, and I live at 4304 NE 23rd Avenue. This is a supplement to my January 25th email to you.

Our family's property is arguably the most impacted by the proposed development. Originally I was opposed to this development, but for the reasons listed below, I now strongly support it. 56 people who live on the Golf Course(s) signed my petition supporting the development, which was made part of the record at the P&Z hearing.

It has been suggested that the City should own and operate this property as a golf course. We have bought four City parks recently, paying an average price of \$2,190,438 per acre. The old American Golf Course is 66.7 acres. We of course would expect to negotiate a better price than \$146,102,214, but it would be expensive. Unfortunately the property is not for sale.

The development cost of the course would be millions of dollars. The developers will use the world renowned golf course designer Reese Jones, and the world renowned planning firm EDSA. Properly maintaining the 66.7 acres will be over a million dollars per year.

Former Commissioner John Aurelius recently made clear his opinion that the City has financial issues. Since the property is not for sale, eminent domain would be even more expensive, especially considering the Hyde Park Market case.

Many positive outcomes would result from this development:

It would alleviate suffering.

38 families live on the old American Golf Course. Recent appraisals list their homes as on a "field". Many are retirement age, wishing they could downsize to an affordable lifestyle. There are rats, snakes and other unwanted visitors doing illicit things there. Developing a new private golf community in their backyards would increase their values dramatically, and allow them to sell their homes. You can get an idea of what those living on the "field" live with from the picture in the attachment.

The labor force has been hurt by the economic crisis. It takes over a hundred people to build a home. The 36 homes proposed, the 11 on NE 37th drive, infrastructure, the golf course and ongoing maintenance will bring work to thousands. Restaurants and local businesses will increase revenues as well.

Government revenue will increase from the property taxes on the multi-million dollar homes, the increased value of the "field" homes, and the new businesses that will front Federal Highway. That increase will easily be over a million dollars per year.

A partnership with the developers would further the ongoing benefits provided by them. The owners of Coral Ridge Country Club sponsor hundreds of events that support our communities education, arts, businesses, churches and those in need. Over the years they have helped build our skyline and employed our citizens.

The new four acre park is a great donation to our community. The use and enjoyment will be priceless for years to come, and based upon the above prices, may be worth upwards of nine million dollars.

A rising tide lifts all boats. The new development will be the only new gated golf course community east of I95 in Broward County. It will bring us notoriety, goodwill, and ignite the community.

For seven years we have hoped to resolve this issue. During that time we suffered through Katrina and the economic crisis. People are now hopeful and excited and have joined together in support of this development. We would be very grateful if you would support the development with your vote.

Thank you.

--

Thomas F. McCormack, Esquire
One East Broward Blvd., Suite 700
Ft. Lauderdale, FL 33301
Direct: 561-239-5966 Fax: 888-239-4667
Email: tommcco@gmail.com

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Holy Cross Hospital, Christ Church School, Junior Achievement, the North Broward Hospital District and St. John's church. There are many, many other organizations and individuals that have benefited, including through non member programs such as tennis clinics, and tennis, golf and swim camps for kids.

The developers operated and improved the property during the worst financial crisis of our time. Their decisions did not risk the viability of the property, nor the Coral Ridge Golf Club. Less able hands could have failed causing two brown fields instead of, if approved, a new city owned four acre park, new homes in a gated golf community, an increase in our tax base, new jobs, and increased property values. They are skilled community leaders, and I feel we are lucky to have them in charge of one of Fort Lauderdale's finest assets. Their proposal is a well thought out "sweet spot" that benefits everyone involved.

Our neighbors and community have suffered through this for a long time. We would appreciate your support of the development. Please contact me with any questions you may have.

Thank you.

Tom McCormack

(561) 239-5966 (cell)

--

Thomas F. McCormack, Esquire
One East Broward Blvd., Suite 700
Ft. Lauderdale, FL 33301
Direct: 561-239-5966 Fax: 888-239-4667
Email: tommcco@gmail.com



From: Greenberg, Howard [<mailto:HGreenberg@sun-sentinel.com>]
Sent: Monday, January 21, 2013 10:16 AM
To: jack.seiler@fortlauderdale.gov; broberts@fortlauderdale.gov; BDuBose@fortlauderdale.gov; RRogers@fortlauderdale.gov
Subject: Coral Ridge Coutry Club

Mayor Seiler and Commissioners,

As a 27 year resident of Fort Lauderdale, I am writing in support of moving forward with the plans that Coral Ridge Country Club has for improving the club, adding new home sites to underutilized land and beautifying Federal Highway with a 4 acre Park that will be donated to the City of Fort Lauderdale for all to use and enjoy. Club management has invested a lot of time and money over the last 7 years evaluating what would make the most sense for the club, the neighborhood and the City. I think the plan they have put together fulfills the needs of all constituents involved.

The golf course itself is something we should all be proud of. Although Coral Ridge is a private club, keep in mind that the golf academy is open to the public and is the only golf academy in Fort Lauderdale. In addition, high school golf teams in the area use Coral Ridge for training and there is a summer camp for children at the club that is open to all residents, Whether they are members or not. This program is a real asset to families with children who, if not for Coral Ridge would, would have to travel a considerable distance to have access to anything remotely close to the facilities and programs offered to the public at Coral Ridge Country Club.

The proposal to add 37 new home sites is a good example of how redevelopment can positively impact a "built out" city like Fort Lauderdale, adding value to the surrounding neighborhood while adding much needed incremental tax revenues to the city and county coffers. With all the issues that constantly come up relative to density and increased multi-family unit development, a new, single family residential development in the core of Fort Lauderdale is an incredible opportunity we cannot pass up.

Finally, to have the opportunity to have a hurricane ravaged site converted into a beautiful city-owned green space is a one of kind opportunity that we should make sure we take advantage of. Preserving green space smack in the middle of one of the busiest commercial stretches of Federal Highway in Broward County is a rare opportunity. I certainly hope we see our way to take advantage of a windfall that may never happen again.

For the reasons above I hope you will support the efforts of Coral Ridge Country Club to beautify and enhance not only the club but the entire surrounding neighborhood as well. Thanks for your time.

Howard Greenberg
2615 Aurelia Place
Fort Lauderdale, 33301

From: Bradley Hubert [<mailto:bradhub@att.net>]

Sent: Friday, February 01, 2013 10:52 AM

To: Bruce G. Roberts

Subject:

Commisioner Roberts,

I am asking for your support of the proposed land use change at Coral Ridge Country Club. As a long time resident of Coral Shores, former member of the Planning and Zoning Board and present Vice Chair of Parks, Recreation and Beaches Board, I feel this plan, which includes 4 acres to be given to the city, will be very advantageous to the residents of Fort Lauderdale. This proposed park will be the closest park to Coral Shores. This grandfather is looking forward to enjoying it with his granddaughters.

Thank you,

Brad Hubert

From: Levy, Jonathan

Sent: Monday, January 21, 2013 8:38 PM

To: clamarca@broward.org; jack.seiler@fortlauderdale.gov; BRoberts@fortlauderdale.gov;
BDuBose@fortlauderdale.gov; RRogers@fortlauderdale.gov

Subject: Coral Ridge Country Club Expansion

County Commissioner Chip LaMarca, Mayor Jack Seiler, Vice Mayor/City Commissioner Bruce Roberts, City Commissioner Bobby DuBos, and City Commissioner Romney Rogers:

My name is Jonathan Levy and my wife Lauren and I have lived in Coral Ridge since 2006. We were pleased to hear that there has been progress towards developing the old executive golf course land that has been closed since 2005. This land has sat vacant since we moved here and each day I commute to my office at Holy Cross Hospital, I have hoped to one day see this land developed. There is no question that this improvement will beautify the neighborhood and my wife and I were both excited to hear that a 4 acre city park will be enjoyed by all. Not only will real estate values improve with the addition of the expanded golf course, the additional 37 new homes, the city park and the improved appearance of the view from Federal Highway, but the expanded tax base and job creation will certainly help our local economy. We look forward to seeing this project's approval.

Sincerely,

Jonathan C. Levy, MD

Chief of Orthopaedics

Holy Cross Hospital

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From: Joe Cobo [<mailto:jcoboceo@gmail.com>]

Sent: Tuesday, February 05, 2013 10:47 AM

To: jack.seller@fortlauderdale.gov

Cc: BRoberts@fortlauderdale.gov; BDuBose@fortlauderdale.gov; RRogers@fortlauderdale.gov

Subject: Coral Ridge Development

Dear Jack

As you know I have lived in Fort Lauderdale since 1966, went to school here and have been very involved in our community. I fully support the efforts to develop the Coral Ridge Country Club parcel for new homes. I know this will help our tax base both for the city and county as well help our schools. As our mayor I ask you to support this project as well as our other city commissioners. Thank in advance. Joe

Joseph M. Cobo, CHBC

Of Council

CW & Company, LLC

Certified Public Accountants and Healthcare Consultants

5101 Northwest 21th Avenue, Suite 355

Fort Lauderdale, Florida 33309

Telephone: (954) 739-9000

Business Email: jcobo@cwbcpas.com

Web Site: www.CWBcpas.com

Note: This email is being sent from my personal email.

From: Chris Williams [<mailto:Chris@HomesInCoralRidge.com>]

Sent: Tuesday, January 29, 2013 9:24 AM

To: jack.seiler@fortlauderdale.gov

Cc: bdubose@fortlauderdale.gov; broberts@fortlauderdale.gov; rrogers@fortlauderdale.gov; clamarca@broward.org

Subject: Approval of Plan for American Golf Club property.

Mayor Seiler

I am in favor of the current plan for development of the former American Golf Course site.

I have been a resident of Coral Ridge my entire life.

I currently own 3 properties (2 single family homes and 1 apartment building) in the Coral Ridge neighborhood.

Additionally, I am Realtor that helps people buy and sell in my neighborhood and the City of Fort Lauderdale.

I believe the development plan proposed to you and the Commissioners will bolster the values and prestige of the neighborhoods of Coral Ridge Country Club Estates and Coral Ridge.

Certainly the people living in homes on the current site of the old course will be pleased. As a Realtor, it has been hard to sell homes in that area the last several years.

I'd like to point out that I encounter potential new residents to our city quite often.

They are especially interested in the Coral Ridge neighborhoods because of the Country Club.

Although they may or may not become members, home buyers like the prestige of living near the Club.

Home buyers are also very interested in gated single family home communities. However, Bay Colony is the only gated neighborhood in the area with a full time security guard.

It is my belief that there will be very strong demand for the new proposed home sites.

There should be no problem attracting buyers since there is currently a lot of demand for new construction, large lots and a gated community.

Chris Williams PA, GRI, ACS, CDPE, e-PRO

Chris@HomesInCoralRidge.com

RE/MAX Preferred

2810 East Oakland Park Blvd., Suite 200

Fort Lauderdale, FL 33306

CELL 954-830-2242

HomesInCoralRidge.com

From: Bob Puck

Sent: Friday, February 01, 2013 9:07 AM

To: clamarca@broward.org; jack.seiler@fortlauderdale.gov; BRoberts@fortlauderdale.gov; BDuBose@fortlauderdale.gov; RRogers@fortlauderdale.gov

Subject: Coral Ridge Country Club Renovation Plan

We are writing to voice our support for the proposed Renovation Plan for the Coral Ridge County Club. We have lived two blocks from the Club for over 12 years. We love our neighborhood and are very interested in maintaining its feel and sense of community. We have reviewed the Renovation Plan in detail and found it to be thoughtfully crafted. We are particularly impressed that the majority of the vacant land will continue to be open space and will include a new four acre city park. We strongly believe that this fact, combined with the addition of a small number of new luxury homes, will enhance the value of our community while maintaining its neighborhood feel. We urge you to look favorably on the Renovation Plan when it is presented for your approval.

Sincerely,

Bob and Brenda Puck
3590 Bayview Drive
Ft. Lauderdale, Florida 33308

From: Judith Droder [<mailto:judynewvision@gmail.com>]

Sent: Monday, January 28, 2013 3:07 PM

To: jack.seiler@fortlauderdale.gov

Cc: clamarca@broward.org; BRoberts@fortlauderdale.gov; BDuBose@fortlauderdale.gov;

RRogers@fortlauderdale.gov; Phil Smith

Subject: Coral Ridge Country Club

Dear Mayor Seiler,

For years I lived just off the 9th green of Coral Ridge CC on NE 40th Street, but sold the house and now live in a condo on A-1A. I've watched the improvements at Coral Ridge CC since Phil Smith has taken it over there have been improvements but the proposed changes will bring the club to a new level and will be a jewel in our community. With the upcoming renovations to the club, I now wish I still owned my old house.

It is my opinion that the proposed plans for Coral Ridge Country Club will be a win-win situation for the Club members, for all who live in the area, and the City and County as a whole. I encourage you to vote in favor of the proposed plans.

Sincerely,

Judith A. Droder

1395 S. Ocean Boulevard, #504

Lauderdale By The Sea, FL 33062=

From: Frank Abdo [<mailto:frank@frankabdo.com>]

Sent: Fri 1/25/2013 3:47 PM

To: clamarca@broward.org; Jack Seiler; Bruce G. Roberts; Bobby B. DuBose; Romney Rogers

Subject: RE: Development of the former American Golf Course

Dear Major and Commissioners;

My name is Frank Abdo and I live at 4301 NE 23 Ave, I have been a resident of fort Lauderdale all my life.

I believe this much needed development not only brings additional tax base to the city but the multiplier effect of these homes is impossible to quantify to name a few

1. Has a positive impact on surrounding real estate values.
2. Creates much needed construction work that has been severely impacted by the great recession. Construction workers create other jobs that support our community businesses.
3. Adds endless on going service sector jobs that home ownership demands such as pool, grass. Repairs of all kinds. These needs add much needed employment that support a thriving community.
4. New homes need furniture, lighting, appliances etc all usually bought by the businesses in our area
5. Federal HWY is now alive with new and fresh development the added customers these homes provide will help assure their long term success.

In the end it is a win win for all of us. Jan and I have lived in our home for well over 30 years and long before that I lived in our community working with my dad and brother. I believe we are the most effected by this development and we are for it.

Thank you

Frank Abdo
954-491-4623
frank@frankabdo.com

From: Sam Yohanan

Sent: Thursday, January 24, 2013 7:58 AM

To: 'jack.seiler@fortlauderdale.gov'; 'BRoberts@fortlauderdale.gov'; 'BDuBose@fortlauderdale.gov'; 'RRogers@fortlauderdale.gov'; 'clamarca@broward.gov'

Subject: CORAL RIDGE COUNTRY CLUB PROJECT

Dear Mayor Seiler, City of Fort Lauderdale Commissioners and County Commissioner Chip LaMarca:

My name is Sam Yohanan and have lived at 2649 N. E. 37th Drive and 2809 N. E. 37th Court, Fort Lauderdale for the past 38 years.

I am very pleased to learn that the Coral Ridge Country Club has a project that is a win win win for the entire community and The City of Fort Lauderdale.

The project includes a masterful design of the golf course and a practice course that does not impact the current 18 hole course is wonderful.

The single homes with golf course views will be an asset to the area and will definitely benefit the city tax base and the community..

Donating 4 acres of private property to the city for a neighborhood park is terrific. I have never known of private property being donated to a city at no cost.

The above demonstrates the integrity of the current country club ownership who are all long term residents of the area and have had a superb relationship with churches, schools and various well established organizations working for the betterment of the City of Fort Lauderdale and Broward County.

I personally am in full support of the project.

Kindest regards,

Sam Yohanan, CEO
Gulf South Forest Products, Inc.
3038 N. Federal Highway - Building L
Fort Lauderdale, FL 33306
(954)-565-8355 Phone
(954)-565-8497 Fax
syohanan@lumberexport.com
www.lumberexport.com

From: Norton, Craig (FLORIDA REGIONAL ADMIN)
Sent: Friday, January 25, 2013 9:02 AM
To: 'jack.seiler@fortlauderdale.gov'
Cc: 'BRoberts@fortlauderdale.gov'; 'BDuBose@fortlauderdale.gov'; 'RRogers@fortlauderdale.gov'; 'clamarca@broward.org'
Subject: Proposed CRCC

Dear Mr. Mayor:

As a lifetime Ft. Lauderdale resident and a Coral Ridge homeowner for the past 11 years, I am writing to urge you to do whatever is possible to help the proposed Coral Ridge Country Club development come to fruition. Whether it is the increased tax base or just the simple fact that the current state of the land is an eyesore, developing this space as proposed is a "no-brainer" to me.

Adding 37 homes, a new park, and the golf practice facility would further cement Ft. Lauderdale/Coral Ridge as a five star location. From a business standpoint, I regularly hire and transfer well-paid executives within Morgan Stanley to south Florida. Part of the discussion always involves where they should live and although I always recommend living in Ft. Lauderdale, I do occasionally lose that argument to the newer developments in Palm Beach or even Dade County (my most recent hire is still living in Aventura!). Putting this final piece in place in Coral Ridge would allow me to simply point future hires in one direction without hesitation. These are the type of people we want living here and paying taxes here.

Although I recognize that CRCC is a private club, there is no question to me about the benefits of raising the profile of the only private golf club in eastern Ft. Lauderdale. It will be good for the neighborhood, good for Ft. Lauderdale's image and will provide many other benefits to the entire community. Thanks for anything you can do to help this along. All my best for a great 2013.

Warm regards,

Craig Norton

Sent: Thursday, January 24, 2013 5:22 PM

To: 'jack.seiler@fortlauderdale.gov'; 'broberts@fortlauderdale.gov'; 'rrodgers@fortlauderdale.gov'

Cc: 'clamarca@broward.org'; 'bdubose@fortlauderdale.gov'

Subject: Renovation Coral Ridge Country Club

Dear Jack: As you well know (especially since we were neighbors for many years) I have been a 40+ year resident of Coral Ridge. I presently reside in one of the four townhouses on the course on the north side of the Coral Ridge Country Club. I am writing you and respectfully copying the above commissioners pledging support on my behalf and on behalf of the three other unit owners for the renovation project of the Club for the old American Golf Course. We all hated to see American go. We know the city is not in a position to buy the course and develop it into a public course. The proposed renovation and use by the Club is, without a doubt, the best possible use of the property.

My fellow residents who live on the course overwhelmingly support the project. The same is true for all the residents of the surrounding neighborhoods that I have talked to. Now that I am a grandfather 4 times, the park aspect is exciting. There is no question the project will enhance all property values in the area and provide an additional needed tax base to the City.

I certainly hope that you as our Mayor and our City and County Commissioners will look with favor upon the project and take whatever action is necessary to grant all approvals. Thank you for all the work that you and the Commissioners do for us. Best regards

PS Sorry that our Notre Dame took it on the chin. But like our U of F fans say "wait till next year".

Frank C. Walker, Esq.

Stuart & Walker, P.A.

1301 East Broward Boulevard Suite 220

Fort Lauderdale, Florida 33301

(954) 764-7676

(954) 763-4856 (Fax)

<http://www.fcwalker.net>

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From: tgm03@aol.com [mailto:tgm03@aol.com]

Sent: Wednesday, January 23, 2013 10:17 PM

To: clamarca@broward.org; jack.seiler@fortlauderdale.gov; BRoberts@fortlauderdale.gov; BDuBose@fortlauderdale.gov; RRogers@fortlauderdale.gov

Subject: Coral Ridge Country Club Proposed Development Plan

Dear County Commissioner, Mayor, Vice Mayor, and City Commissioners:

It is with great pleasure that I send this email in full support of the newly proposed plans to enhance the Coral Ridge Country Club, build additional single family homes, and create a city park on what used to be the American Executive Golf Course. I believe that the proposed project will stimulate job growth for the City of Fort Lauderdale, and will have a positive effect on real estate value, and the overall beauty of the area.

The donation of land to build a city park is extremely generous, and will enhance the value and appearance of our community, while allowing residents and visitors alike to enjoy a hometown style park. As a resident of Coral Ridge Country Club Estates, I hope that all of you will support this project and vote in favor of the proposed project.

Thank you and best regards,

Teresita Garcia-Mendoza
3051 NE 47th Court
Fort Lauderdale, FL 33308

From: Donald J McLoughlin [<mailto:d.mcloughlin@verizon.net>]
Sent: Wednesday, January 23, 2013 10:15 PM
To: jack.seiler@fortlauderdale.gov
Subject:

Dear Mayor Jack Seiler

My name is Donald J McLoughlin and I have been a member of Coral Ridge Country Club for over twenty years. I reside along the Galt Ocean Mile, and I am writing to ask you to please vote in favor for the newly proposed plan for the old executive golf course land that has been closed since 2005. As I understand it the new plan will 1) preserve the Coral Ridge Course in its existing historic layout; 2) add a new 36.77 acre short practice course for our members {preserving green space}; 3) create an enclave of 37 single family homes with golf course views; and 4) dedicate 4 acres of land to the City of Fort Lauderdale to be used as a passive public park.

The new homes proposed will be a welcome transformation over the desolate terrain that exists now. I am sure that the new custom homes will have golf course views that will attract wonderful new neighbors. I understand that the impact of local traffic will have been addressed by limiting access to the new lots from Federal Highway. The new project would surely stimulate the local economy; initially with labor, skilled and unskilled, then further growing our local economy with more patrons of local services, supermarkets, and restaurants. I am sure the significant taxes they would generate would be a welcome addition to help with the skyrocketing cost of supplying public services.

I am also excited for the new proposal of the Four Acre Park with vehicular access from Federal Highway. It will surely be an oasis of green and a refuge of tranquility for our immediate neighbors, and quite possibly a destination for those who live throughout the City; I look forward to riding my bicycle through there on my way from NE 37th Drive.

Thank You for your consideration

Donald J McLoughlin

From: Jeffrey Walker [<mailto:jwalker3479@gmail.com>]
Sent: Wednesday, January 23, 2013 10:45 PM
To: clamarca@broward.org; jack.seiler@fortlauderdale.gov; BRoberts@fortlauderdale.gov;
BDuBose@fortlauderdale.gov; RRogers@fortlauderdale.gov
Cc: Phil Smith
Subject: Coral Ridge Country Club Proposed Development

Dear Mayor, City, and County Commissioners,

I'm writing to express my strong support of the proposed Coral Ridge Country Club development plan. I had the opportunity today to review the proposal and was very impressed. As a 24 year Coral Ridge Country Club community member, local real estate broker, avid golfer, and graduate of the Environmental Science program at Rollins College I feel I can speak on many levels of the benefits of this project.

My main area of focus in the study of environmental science was sustainable development and community design...specifically the social, economic, and ecological impacts of development. While this ongoing process of evaluation will reveal more specific details, the proposal being put fourth in my opinion is consistent with the design of the surrounding community. The commercial element located on Federal Highway will indeed fit in to the current street front landscape and have a positive economic impact. The expansion of the golf facility dually benefits the desirability of living in surrounding areas of the golf course and provides additional utilized green space to the community. The park provides much needed outdoor public community recreation facilities and additional green space.

The impact of this plan on the local real estate market will be substantial. As a real estate broker, I can say that the development and closing of what will eventually be 35+ custom homes on 20,000+- sq ft lots will elevate real estate prices in the area as a whole. The development and maintenance of the proposed 6 hole golf facility will turn the existing unmaintained land into a well manicured landscape that will most certainly attract new buyers to the surrounding homes. The current condition of the site unquestionably acts as a deterrent where the new development would attract buyers seeking some of the best views in East Broward with wide open expanses and seemingly endless backyards. As Reese Jones has followed in his father's footsteps as one of the most prolific designers in history, so do players looking to play their masterpieces.

On a personal level, I take pride in calling Coral Ridge Country Club my "home away from home". I grew up on the fairways of Coral Ridge as the only junior golfer around. Since the ownership transition, Coral Ridge in my opinion has turned from a dying golf community into a vibrant meeting center for individuals and families alike, where both members and non-members can congregate. Finally, the fairways are teeming with junior golf clinics while our local charities and non-profits are hosting events on the patio. This sense of community benefits everyone, not just the the membership of Coral Ridge, but our local community, city, and county as a whole.

I sincerely hope you vote in support of the Coral ridge County Club development proposal as I truly feel it is a win for everyone.

Best Regards,

--

Jeffrey M. Walker

President and Founder

Walker Realty and Investments

1500 Cordova Rd Suite 310

Fort Lauderdale, FL 33316

Direct:(954)734-0791

Fax:(954)654-7771

From: jmelvin73@gmail.com

> Subject: Coral Ridge Country Club

> Date: Fri, 11 Jan 2013 18:56:54 -0500

> CC: Jack.seiler@fortlauderdale.gov; jmelvin73@msn.com; mmelvin76@msn.com

> To: BRoberts@fortlauderdale.gov

>

> My wife and I live at 4206 NE 22nd Avenue (next door neighbors of Debby and Pete Sanderson) and have so lived for approximately 25 years. Our house is directly backs up on the old American Golf Course site.

>

> We understand that the owners of the property are seeking permission to revitalize the property by way of expanding on the one remaining golf course and adding 37 upscale homes. We further understand that the revitalization would include ingress and egress from Federal Highway, commercial development on Federal Highway and a community park adjacent to the commercial portion. We have seen the plans and wish to add our unconditional support to the property owner's request.

>

> We, obviously, by our close proximity, are directly impacted by the condition of the property now and will be as it is proposed to be changed. Our interest is not academic or coming from afar or based on some static idea that things should remain as they are or go back to the way they were.

>

> After all these years and by the statements and actions of the owners, we think it is clear that the property is not going to be used by the owners as it one time was as a public golf course. That is their right as private property owners.

>

> We have heard that some would like to see the city buy or condemn the property for use as a golf course. We do not think that is a wise use of the taxpayers' money and especially with so many other more pressing needs. We know, as long time taxpayers, we would oppose any such use. Moreover, if a public golf course could support itself and make money, we are sure the current owners would have done so at least in the interim pending permission for other use of the property. In addition, when we drive by the public golf course in Pompano Beach, only 6 or 7 miles away, we see a greatly underutilized golf course.

>

> Any thoughts as to the property remaining the way it is are, if possible, even worse.

>

> We are sure the owners are doing what they can. However, we know from our DAILY living experience that we are practically living next to a desert. The grass has mostly turned to brown weeds, some of the trees are down and/or are not being trimmed and restroom buildings are not being maintained. The result is not only unsightly, but also results in undue incursion of weeds and insects that attack our landscaping. It is a constant, expensive and losing battle,

>

> Perhaps one of the worst things is the uncertainty of what is going to be behind us. This uncertainty makes it difficult for all similarly situated homeowners to plan for selling, mortgaging or otherwise making financial plans involving our homes. Who wants to buy or loan on a home with that uncertainty? Even if a buyer or lender is found, market value is hard to achieve. We think it would be an undue and unnecessary restriction on our property rights to continue the status quo.

>

> If the owner's request is not approved, how long must we wait and suffer daily? What if the owners get discouraged and give up and sell to someone else with plans no one likes? Why take a chance and wait when this opportunity to revitalize and truly and immediately GREEN up the area is so clearly knocking?

>

> The currently owners are experienced people with more than sufficient financial means to make their proposal a reality. We will benefit as adjacent property owners not only as explained above, but also because our property values will go up as will other property owners in the area whether or not directly adjacent to the former golf course. The city benefits from this increased tax base and because of the further increased tax base of the 37 new homes and the commercial property.

>

> If you have any questions or concerns that you think we can answer, please do not hesitate to contact

us. the email address is above and my telephone number is 954-815-5836.

>

> Thank you for your consideration!

>

From: Daniel Oflaherty [<mailto:danielof@aol.com>]

Sent: Wednesday, January 23, 2013 2:55 PM

To: jack.seiler@fortlauderdale.gov

Cc: clamarca@broward.org; BRoberts@fortlauderdale.gov; BDuBose@fortlauderdale.gov;

RRogers@fortlauderdale.gov

Subject: Planned Coral Ridge CC renovation

Hi Jack - sorry we haven't seen each other recently. See your wife and some of the kids once in a while. I wanted to add my wholehearted support to the proposal working its way thru the City for planned changes to Coral Ridge CC. Everyone I talk to is very enthusiastic and should be great for the community, real estate values and our cherished quality of life. I know the Homeowners Association of which I was a long time Board member is also in favor. I understand Planning and Zoning has also voted their approval and I am sure when you have seen and studied the proposal you too will be a supporter. Thanks Jack

Dan O'Flaherty

Keller Williams Realty

3696 N Federal Highway #101

Ft Lauderdale, Fl 33308

954-565-7989

cell. 954-258-9950

Danielof@aol.com=

From: john@ftltopteam.com [mailto:john@ftltopteam.com]
Sent: Wednesday, January 23, 2013 12:39 PM
To: Jack Seiler
Cc: Chip LaMarca; Bruce Roberts; Bobby DuBose; Romney Rogers
Subject: Re: Proposed Development of former American Golf course

Mr. Seiler and City Commissioners,

I am writing a quick note to offer my full support to the development of the former American Golf course. I currently live in Coral Ridge Country Club at 4811 NE 26 Avenue and have lived in Fort Lauderdale since 1998.

I feel the benefits of this proposal are almost too numerous to list, so I will highlight a few of the biggest:

-Immediate real estate benefit to all homeowners on the "old American". For these residents to go from their current view to a view that again becomes a golf view cannot be understated. I would conservatively estimate an increase of property values at \$300,000 per home and a true "retail" value might be closer to an increase of \$400,000 per home. Think of what that does for these people.

-Short term & long term economic benefit: On the short term you have the selling and building of 37 homes. When you think of the chain reaction involved it is quite staggering (builders, sub contractors including electricians, plumbers, drywall, painters, flooring, architect, pool construction etc etc etc.....plus Realtors, real estate attorneys, mortgage brokers, furniture, electronics, etc etc). There is a reason economists point to housing as such a critical link to our economic success. On the long term you have a permanent tax base of 37 expensive homes that never goes away.

-Enhancement of the Coral Ridge Country Club: Full disclosure, I'm a member and I am really excited about a 37 acre practice facility. As the only private course within Fort Lauderdale, the long term success and strength of CRCC is vital to both the immediate Bayview Drive neighborhoods, the city of Fort Lauderdale, and even Broward County as a whole. Many people looking to relocate to "South Florida" view the proximity of a thriving golf course as critical to their housing decision. Some potential residents would be deciding between living in or around CRCC versus living in Weston, Parkland, Plantation (a win for Fort Lauderdale if CRCC helps their decision to come "east"). Many other potential residents would be looking between East Fort Lauderdale versus Naples, Sarasota, Vero Beach for example. And if a great experience with CRCC helps them pick Fort Lauderdale...then that is a win for Broward.

I've tried to keep this brief. My enthusiasm for this project is very strong so hopefully you'll excuse the long email. I hope you will see in your wisdom that the proposed project is a win-win for everyone: the members of CRCC, the homeowners on the "old American", the surrounding homeowners in NE Fort Lauderdale, the economic community at large, and the city and county as well.

Thank you for your time.

Sincerely,

John O'Flaherty

Keller Williams Realty Professionals
3696 N. Federal Highway # 101
Fort Lauderdale, FL 33308
Office: 954-565-7989

Mobile: 954-240-0489

Fax: 954-630-7050

Email: John@FTLTopTeam.com

www.FortLauderdaleHomeGuide.com

From: Czubay, Kenneth (M.)
Sent: Wednesday, January 23, 2013 2:05 PM
To: 'jack.seiler@fortlauderdale.gov'
Cc: 'clamarca@broward.org'; 'broberts@fortlauderdale.gov'; 'bdubose@fortlauderdale.gov'; 'rrogers@fortlauderdale.gov'
Subject: Renovation of Coral Ridge Country Club

Hello Jack and best wishes for you and our City in 2013.

I am writing to you and your colleagues in support of the renovation plans for the CRCC. As you know I have been a proud resident of Ft Lauderdale for the last thirteen years. I live off of Bayview Drive and near the Country Club. It is always a pleasure to drive down Bayview and see the beauty the Club adds to the neighborhood.

I view the renovation as another investment in our side of the town. I see the project adding jobs in a tough economic environment, adding to the tax base as the residential homes are completed. Equally importantly, it is my understanding that the Club will donate four acres to the City for additional green space and a park area for all residents to enjoy. Ultimately, the project will enhance property values for all residents in the area.

I wanted you to know my point of view on this important project for our community.

Thanks again, ken

Kenneth M Czubay

Go Ford !!

From: robert donn [<mailto:rddonn@comcast.net>]

Sent: Wednesday, January 23, 2013 2:33 PM

To: jack.seiler@fortlauderdale.gov

Cc: Chip Lamarca; Bruce Roberts; Bobby Dubose; Romney Rogers

Subject: Coral Ridge Country Club Zoning

Dear Jack

Alice and I have resided in Fort Lauderdale for 22 years and like yourself are lifelong South Floridians. We are members of Coral Ridge Country Club and live in nearby Bay Colony. We enthusiastically support the zoning change requested by the club which will increase our tax base and more importantly greatly enhance surrounding property values. I have carefully reviewed the request and plans with the club's managing partner and see nothing but positives for the area and Fort Lauderdale. Lastly I would encourage our City and County to be proactive in encouraging and facilitating more redevelopment like this to keep our city strong and attractive.

Appreciate your positive support

Doug and Alice Donn

R Douglas Donn
71 Compass Lane
Ft. Lauderdale FL 33308
954 492 1165
954 684 5520 cell
954 928 0953 fax

From: jmsher123@aol.com [<mailto:jmsher123@aol.com>]

Sent: Wednesday, January 23, 2013 12:38 PM

To: clamarca@broward.org; jack.seiler@fortlauderdale.gov; BRoberts@fortlauderdale.gov;

BDuBose@fortlauderdale.gov; RRogers@fortlauderdale.gov

Subject: CRCC Expansion of Golf Course

Gentlemen,

We are Michael and Joan Sher and residents of Coral Ridge Country Club since 1975. Currently we reside since 1996 on the golf course on the eighth green. We are delighted with the new plan for development being submitted by Phil Smith, owner of Coral Ridge Country Club.

We believe the current plan is a win-win for CRCC residents, members of the Club, and residents of CR and neighborhoods surrounding this prime piece of property. We call it prime real estate because we are so fortunate to have the opportunity to improve real estate values in NE Ft. Lauderdale. Certainly this new plan will not only improve the values of homes and beautify the look of several acres of land, but it will add a 4 acre park for the City at zero cost, not to mention the creation of jobs and tax base for the City.

We understand there are residents who feel the City should buy this parcel of land and become owners of a municipal golf course. They represent a small group of people. The majority of residents do not support this initiative. Please DO NOT consider this option. We have several examples of this mistake from surrounding cities in our area.

Your support on this new plan being submitted for your approval has our support and we ask that you make the right decision for Ft. Lauderdale and approve it.

Michael and Joan Sher
4001 NE 25 Avenue
Fort Lauderdale, Fl.

From: Roccanti, Fred [<mailto:Fred.Roccanti@morganstanley.com>]
Sent: Wednesday, January 23, 2013 3:59 PM
To: 'jack.seiler@fortlauderdale.gov'
Cc: 'clamarca@broward.org'; 'broberts@fortlauderdale.gov'; 'bdubose@fortlauderdale.gov'; 'rrogers@fortlauderdale.gov'
Subject: American Golf Course

Dear Mr. Mayor,

My Family and I have happily resided at 5220 NE 20th Avenue for the last 28 years. Before that we moved to NE Fort Lauderdale in 1970. I have reviewed the CRCC proposal for the land previously occupied by the American Golf course and believe it to be an excellent use of the property. First, CRCC property is always maintained in first class condition. Secondly, the creation of additional jobs in our town, along with an increased tax base is a huge plus for Fort Lauderdale. The proposed 4 acre park enables all Fort Lauderdale residents to enjoy the property. I hope you will give serious consideration to supporting this project.

Sincerely Fred Roccanti

Ferdinand M. Roccanti
First Vice President
Wealth Advisor

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