

# MANAGER'S REPORT

November 13, 2017

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- A. **POOL AREA:** The pool and spa repairs and refurbishment are now complete, the pool & spa have both been resurfaced, leaks on both have been repaired and new tile installed. 3 of 5 Geo-thermal pool heat/cool units have been replaced and the closed loop pool water source system is in the pond and operational. The hot water shower is installed and we expect everyone to use it before entering the pool and spa, currently the spa is closed and we apologize for that, we need to replace the chlorine feeder and the spa timer.
- B. **LANDSCAPING:** The large island in front of building 38 has been replanted with scrubs and robellini palms, this was one area that did not get attention during last year's replanting project, also the first exit of the roundabout in front of bldg 9 on either side received new plants, The long hedge in front of bldg 10 near the entrance has been cut back, this will encourage a much thicker and fuller growth which will in time make for a much better look. The weeding and clean up of the Mitigation area behind bldgs 3 & 4 and shoreline will start this week.
- C. **LIGHTING:** Jason and Brian have replaced approximately 80 emergency lights and 10 flood lights on various buildings damaged after Irma
- D. **ROOFS:** The roof repair project is still ongoing it has been put on hold as the roofing company is waiting on a supply of tiles (which are in short supply after Irma) to finish the project.
- E. **Annual Meeting:** The first notice of the annual meeting to be held on January 29th 2018 was mailed last week. Enclosed with the mailing is an "intent to run form" if anyone is interested in becoming a board member the form needs to be returned to the office before December 20th.
- F. **Sales & Rental Report October 2017:**

10-304 \$240,000.00

1-ph04 \$235,000.00

8-PH04 \$1500.00/month annual lease

38-104 \$1500.00/month annual lease

Thank you to Carolyn Greene and Marilyn Murphy for purchasing the new lamps and floral arrangements for the clubhouse. Extra intent to run forms were available at the meeting, as well as information from the Fort Pierce South Beach Association in regards to the requested rezoning application from the owner of the Old trailer park (Causeway Cove) plot next to the new Marina.

