

Manager's Report

Qtr 1 2025

GENERAL MAINTENANCE

- Electrical
 - A-building lights reported to malfunction. This was traced to a breaker being tripped from one of the fishing lights. Spot light on bay front is out and will be replaced
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- Plumbing
 - Water spigot fixed in A-building bayfront
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- Landscaping
 - New Landscaping Company
 - Cut Banana Trees down to 2 feet at D-7
- Pool
- Roofs
 - Patchwork for buildings E, C, and O are currently awaiting bids
- Gates
 - Gate serviced for preventative maintenance
 - Entrance gate sustained water damage. Vendor has come out and will be receiving a quote
- Pest Control
 - Wasps nests neutralized in K, P and N building. Others spotted and reported
- Vent Cleaning
- Miscellaneous
 - Texas flag replaced.
 - Replacement flags ordered to have as back up

SPECIAL MAINTENANCE

- Bayfront- Sink hole
 - Contract has been signed with a contractor. Latest update as of 4/3/2025 is they are waiting on permits for the plumbing that should be issued within the next couple of days. Additionally, contractor is waiting on material that was ordered. They have been ordered not to dig until all material is in so that a big hole isn't left open
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