

Maintenance Report

After Jan, as we move into winter we are still working on the following issues:

Paint peeling off the building from storm damage

Window-sill: spalling

Sprinkler system: broken pipe

Front door inter-guard lock: replaced/rewired front door locks

Elevator: saved \$12,000.00

Dune Restoration Project: rocks/fence added to dunes

Pool deck: removed pavers, adding concrete, pavers were a safety issue

Pavers on the walkways

Pool leak: 2 inch PVC pipe broke

Tennis courts: this project will be addressed - resurfacing

Routine issues:

Broken cast iron pipe to PVC conversion

Exterior spalling

Balcony painting