

Maintenance Report

Oceanview Manor

September 21, 2022

The maintenance staff have been busy painting the doors and the decks of the parking garage. They have addressed issues with doors that have been having closure issues.

The leak in the woodshop ceiling was addressed and the 6-inch cast iron pipe was replaced. The ceiling was repaired.

The pool lights were repainted, and the courtyard area was refurbished.

Leaks were also repaired in the wall of the men's restroom in the cabana area of the pool. The cabana bathroom floors were also repainted.

The shrubs along the A1A side of the property were groomed to maintain the beautiful aesthetics.

An updated vanity was placed in the women's bathroom on the first floor near the meeting room.

Maintenance was able to secure all the AC units on the roof and replace any rusted brackets.

All the pool furniture, fixed float switches, and plumbing in the sump pump room were cleaned and sanitized.

Joel has conducted an audit of the facilities and identified all of the units with bubbles or Spalding issues on their balconies. We have also identified owners who might have metal furniture. We will be starting to address these issues on a case-by-case basis beginning end of September.

We will continue to address and correct any issues such as Spalding, pipes, rust, malfunctioning doors, slow drains on an ongoing basis.

Thank you,

Terry Baggett

Manager