



HOA Manager's Report – October 2022

Projects/Maintenance

- The maintenance team has completed a number of projects across the property, with planter waterproofing as their main focus. A detailed list of work performed is available on the maintenance worksheet.

Annual Meeting

- The first notice of the annual meeting was mailed to owners. The meeting will be held on December 10, 2022 at 9:30am.

Budget

- Management prepared a rough draft of the budget for 2023 and provided to the treasurer for review.

Garage Repair

- Management is awaiting a proposal from East West Electric for a repair in the garage of building 1. A proposal has been received from Structural for concrete work.

Insurance Appraisal

- Sedgwick visited the property this month and provided an updated appraisal for areas maintained by the HOA. The appraisal was provided to PCS insurance to provide information to carriers for the insurance renewal.

Landscaping

- Fieldstone removed the annuals from the main entrance that were damaged from windburn and will be replacing them with geraniums shortly.
- Fieldstone has provided proposals to replant the planters at the building 3 ramp that were recently waterproofed and have been asked to provide a proposal for the planter at the west side of building 3 that is currently being waterproofed.

Pools/Spas

- Symbiont has been engaged to repair a heater at the Mickey Pool and the Piano Pool. Each have display failures, which are covered under warranty.
- FCL has been engaged to repair a filter housing at the Lap Pool.