

Maintenance Completion List 2021

Sept/October 2021

1. Completed prep, prime and painted mail boxes in building 504*
2. Sanded and painted a several fire door trim areas, to achieve smooth open and closing of doors that were sticking in building 504. *
3. Replaced the strike plate on ground level fire door that exits on East side of Building 504 to reestablish auto locking feature after exit. *
4. Repaired dropped ceiling panel in elevators in both buildings. *
5. Contractor removed excess concrete that had dripped on west end of garage floor in building 502.
6. Perspective Lighting placed top covers over a couple flood lights to reduce side glare, lowered the height of the flood light shining on the dock from five feet high (eye level) to two feet high and replaced (one) broken solar light by palm tree at tip of Island.
7. Installed wrong way no entrance signs at both garages exits*
8. Resealed around top of vent stake on 504 roof causing leak in unit 243. *
9. Painting of Building Directional Sign at Front Entrance of Gulf Front Lagoon Condominium Completed.

*Volunteer assisted projects

October 21, 2021 Board Meeting

Ongoing Maintenance Issues

1. Projected cost of repairs/replacement of dock structures (Estimate needed)
2. Repair of crack in stucco under window of unit 114 (Estimates needed)
3. Pipe repair by outside pool bathrooms (Estimates needed)
4. Drainage problems on 504 first floor common walkway (Review of Estimate)
5. Leaking around pipe in ceiling of 504 and 502 garage located on the Northeast side; Tier 5 units. (Request unit owner cooperation in investigation)
6. Men's bathroom outside bathroom by pool needs replacement of door and repair of urinal. (Pre-hung door to be purchased, urinal to be inspected for repair)
7. Replacement of the rotten plywood sections of the club house kitchen floor (Consider for Volunteer Assisted Project)
8. Sliding Glass Door leak in of Building 502 (pending repair by contractor)

