

<b>Projects</b>	<b>Description</b>	<b>Status</b>	<b>Funding</b>
<b><u>NEW PROJECTS FOR 2017 &amp; BEYOND</u></b>			
<b>Replace Fence around northwest yard</b>	This fence was being damage by large Brazilian Pepper Tree and was badly damaged when tree was cut down. This fence is required to protect our property and swimming pool.		
<b>Repair missing Plaza Deck Balustrades</b>	A section of Balustrades were destroyed in the Hurricane and need to be replaced.		
<b>Repair or replace Card room windows</b>	Windows in the card room were damaged during the Hurricane and need to be replaced or repaired.		
<b>Re-landscape disturbed plant beds</b>	The following areas need to be re-landscaped. The east front wall along the tennis courts, the front round beds where the two oak trees were removed, and the window beds in the Pool area.		
<b>Plaza Deck Restoration</b>	As was discussed with our engineer before the January Board Meeting, our plaza deck is leaking through numerous cracks and defective drains into the garage below. This is damaging the concrete deck and allowing moisture to come in contact with our steel structure that was recently repaired at a high cost. The longer we wait, the more damage will occur and the cost to repair goes higher. The urethane protecting the plaza deck is supposed to be top coated every 5 years. After 5 years the urethane top coat stops protecting the urethane base coat and the base coat starts to break down and can't be top coated again. Since we are three or four years past reapplying a top coat, the existing urethane system on the plaza deck has to be removed and reapplied at a much higher cost.		
<b>Repair Sauna Room Floor</b>	The structural slab in the Sauna Room area has suffered extreme water damage over the years and needs to be repaired.		
<b>Office Rebuild</b>	At some point we need to rebuild our office to free up the Managers Unit so that it can be sold or rented. This will bring in some much needed revenue to Bayshore and help pay for the office rebuild.		
<b>Sprinkler System Renovation</b>	Our aging sprinkler system is not keeping our grounds properly watered and is leading to plant and lawn die off.		
<b>Floor Lobbies Refresh</b>	Interior decorating reserve dollars are available to begin freshening up some of our floor lobbies.		