

REPORT OF THE FACILITIES & PLANNING COMMITTEE

5/09/18

Members: Shayle Pollans, Barbara Hall, Don Hanna, Ellie Osborn, Mike Delbusso & Jeff Mills

Roll Call: Shayle Pollans, Barbara Hall, Don Hanna, Ellie Osborn, Mike Delbusso (phone) & Jeff Mills and ~ 8 owners

Old Business:

1. FPL Power Savings:

- a. FPL audit estimated we could save \$6,700.00 if all building lights are converted to LED. Our 2017 power bill was \$57,831 so savings could be worth 11.5% annually. The committee voted unanimously to recommend we proceed with conversion to LED lights throughout the complex.
- b. We want to start with the garage areas and to try a small area first to evaluate the lights. Gary Smith was present and approved purchasing 20 bulbs. Jeff Mills purchased the bulbs on 5/10 and Scott wants to install them in B Level garage near kitchen. Keith & Joe will start W/O 5/14. No outside expense will be incurred other than bulbs at this time (\$1002 + tax). A & B level garage conversion alone will save \$1,227.

2. Landscaping:

- a. Don Hanna asked about selling property out front. This idea was tabled.
- b. Barbara Hall presented a long term proposal to plant trees and making the area into a park for residents.
- c. The area around the pool house will have Aloe plants instead of rocks.

3. Privacy Fencing:

- a. The committee voted and passed to plant Confederate Jasmine around fencing.

4. Gym Floor:

- a. Gary has 2 proposals to consider at ~\$19,000.

5. Wall Paper removal in lobbies:

- a. Nothing to report.

6. Gym Equipment:

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- a. It was agreed we would delay purchasing new equipment until the Floor is done.
- b. After old equipment was removed there were several complaints so Joe Marra was approved to buy a Treadmill & Stationary Bike.

7. Pool Heating:

- a. Discussion on black PVC piping or a blanket, but still no consensus.

New Business:

1. A Level Exhaust Fan not working:

- a. Scott said it is a wiring issue to be addressed.

2. Party Room Renovation:

- a. Shayle recommended Painting and has 4 quotes with our own Jerold included. Committee voted to hire Jerold and the association will buy the paint and choose color.
- b. Ceiling will not be painted.
- c. **Baseboard molding will be changed to 5 ¼" and Scott agreed to get a quote.**

3. Pool Paver Repair:

- a. Scott will evaluate if Joe and Keith can do the work.

4. A Level Water Intrusion:

- a. Shayle will contact the city about the problem of run off to see if they will do anything.

5. Decorating:

- a. Ellie Osborne spoke of a need to hire a decorator for planning building improvements.

6. Building Manager Topics:

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- a. Water pump repairs are needed before Hurricane Season. Scott will have an inspection done by the company that did work at Hard Rock Hotel. More to come, but this will be crucial to preventing a recurrence of previous years.
- b. Scott is looking for someone to look into cable / fiber optics upgrades and asked Joe Marra.
- c. Scott is still waiting on quotes to repair the broken window in the Party Room.
- d. Scott has PGT door / window glass samples of impact and non-impact tinted and un-tinted. The association needs to establish a standard going forward. All units from 6th floor down are required to have impact glass.

Submitted by:

Shayle Pollans

Chairman Facilities & Planning Committee