

# 2024

# October

MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	SUNDAY
30	01 L&J Property Maintenance onsite for water intrusion repair for the unit 201. Don Hillman onsite for transfer switch issue. The elevator is out because of transfer switch issue. Breaker reset put elevator back in service.	02 Don Hillman onsite for transfer switch issue.	03	04 L&J Property Maintenance onsite to check unit 201 again to insure the water intrusion was fixed.	05	06 A water leak was discovered in the garage from stack 2. A shower leak was identified in unit 402.
07	08 Jeff Bartlett removed the pool furniture, social patio furniture, and checked the catwalks in preparation of Hurricane Milton.	09	10	11 Jeff Bartlett returned the pool furniture and social patio furniture to their proper place,	12	13
14 Elevator is out of service. TK Elevator has been notified.	15 Elevator is out of service. TK Elevator has been notified.	16 Elevator is out of service. TK Elevator has been notified.	17	18	19	20
21 Board Meeting 5pm	22 Ecolo Onsite for trash chute cleaning. L&J onsite for tile repair.	23 John the Plumber onsite for stack 2 leak in the garage.	24 John the Plumber onsite to replace pool pit hot water tank and redo pool shower piping. Don Hillman onsite to replace controller in the transfer switch. Ecolo onsite to replace trash chute door on floor 5.	25	26	27
28	29 John the Plumber onsite for stack 2 leak in the garage. Exclusive General Contractors onsite to remove vanity in unit 302 master.	30 John the Plumber onsite for stack 2 leak in the garage. Bluewater Electric onsite.	31 John the Plumber onsite for stack 2 leak in the garage. Pest Relief onsite for bi-monthly common area treatment.	01	02	03
04	05	<b>Notes:</b> After the initial repair for the unit 201 water intrusion, the bolts connecting the car canopy to the building needed repaired. One bolt snapped, one bolt bent and all 3 bolts were replaced and sealed. It was determined high winds most likely caused the bolt issue. A water test was conducted which showed the repair fixed the problem. L&J returned a few days later to make sure everything was still ok. The controller inside the transfer switch for the generator is malfunctioning. A new part has been ordered. Until this is repaired, the generator will have to be started manually. Unit 402 has a shower issue that was identified by water leaking in the garage. A <i>BIG THANK YOU</i> to Jeff Bartlett for taking care of the pool furniture, social patio furniture, and securing the catwalks in preparation for hurricane Milton and putting it all back after the storm. The elevator issues were different than our past issues, first day was a blown fuse, 2nd day was a belt issue, and the 7th floor door had issues on the 3rd day. Each time, the issue was on the 7th floor. Stack 2 leak is a building pipe issue in the master bedroom. The leak issue was traced to unit 202 and 302. Bluewater Electric replaced 4th floor exit sign and replaced lights out.				