

Weekly report January 11, 2023

Concrete Restoration:

A tennis deck:

The waterproof was done, and the drain board is in place. The pavers company must start tomorrow (Friday)



The electricity on the deck is almost done, there are only 2 planters that need to be waterproof, there is an expansion joint that goes in the planters and continues around the building, where the work in the columns is in progress.



A pool:

Spado pool construction is working on the permits. We received the drawings and calculation from ACG today.

Blue coast started to remove the waterproof on the deck. As soon as they finish, they will start to repair the concrete on the deck.

Pool Fence:

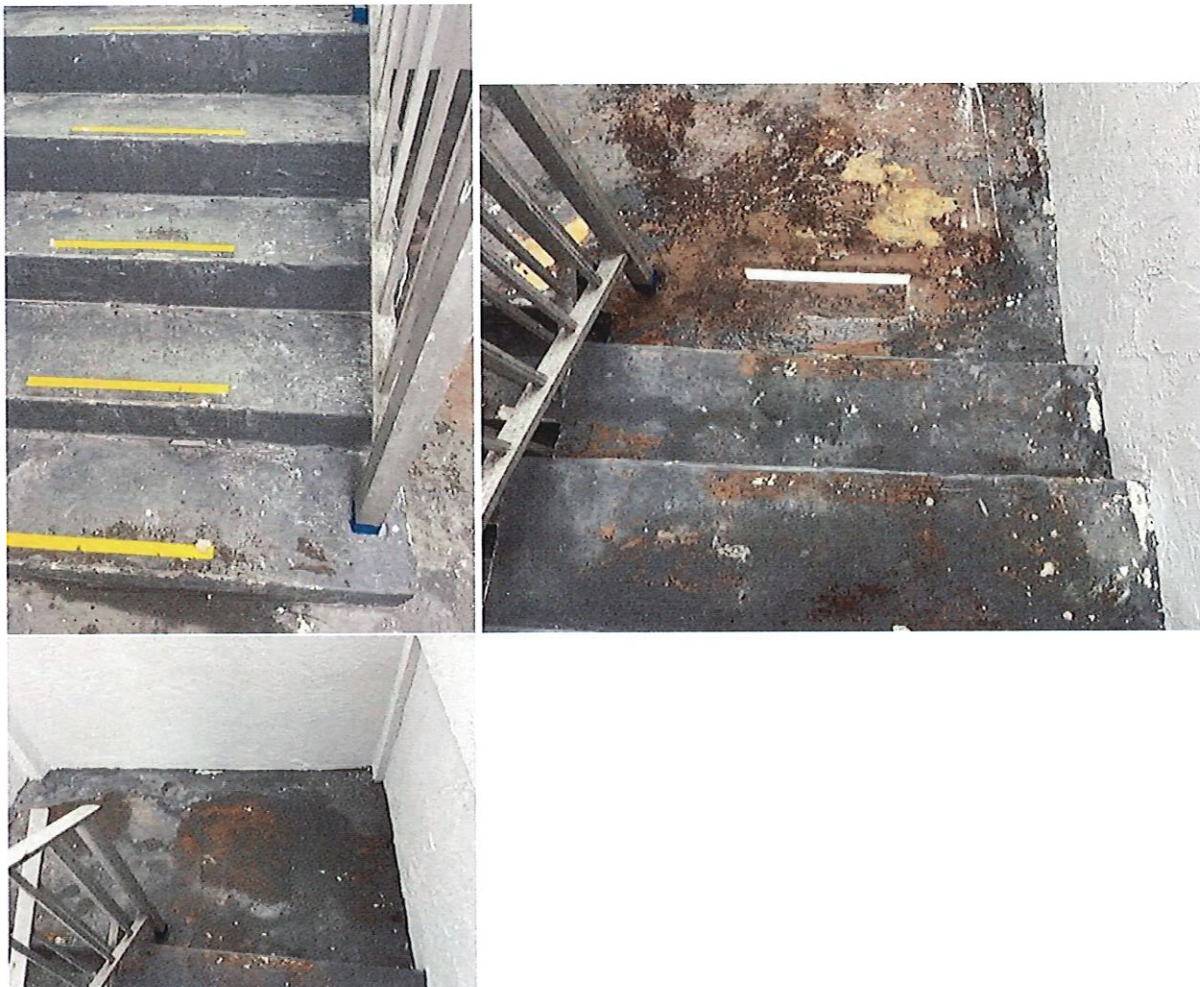
On Friday, the fence company is going to bring all the fencing for B – C pool, on Monday they will start with the installation of the fence.

“A” pool fence is ready to be painted, we must have it here by the end of the month.

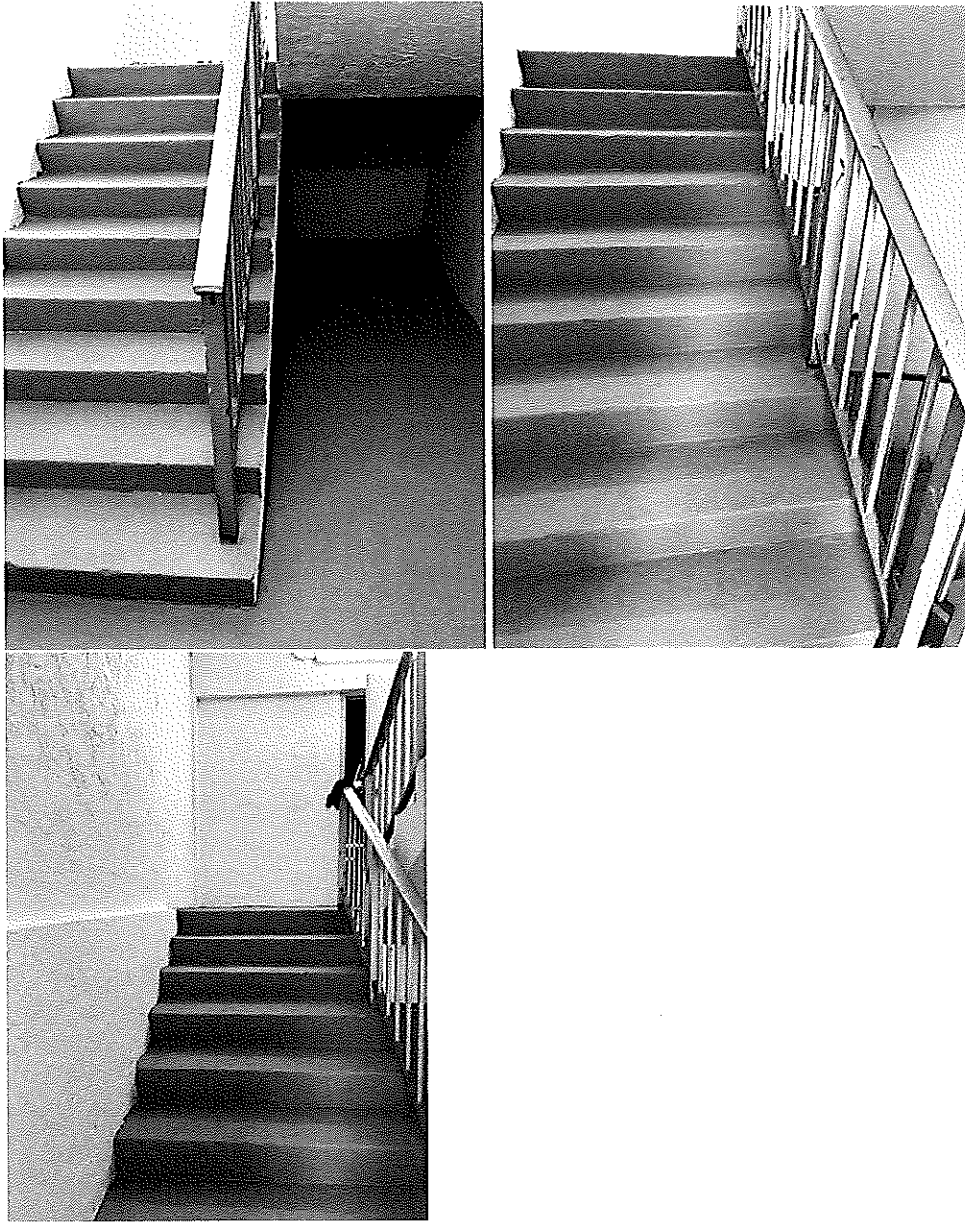
Maintenance work:

We are painting the stairs in the NE corner of A parking lot. It looks bad after all the construction work in the area.

Before



After (we are still working on it)



Tennis courts windscreen:

With the strong winds, we are putting back the windscreen few times a week. I asked the maintenance team to roll it when is down, so it didn't damage the floor. It happened one time (see picture). Tomorrow we will have strong winds again. We will put it back again on Monday



"A" Cabana sewer, our maintenance team is going to replace the sewer in the cabana, since there are broken pipes and we have issues with those pipes. The work is going to be done next week. We will close the water in the "A" cabana since Tuesday to Friday

Weekly report January 26, 2024

Concrete Restoration:

A tennis deck:

Blue coast started to work on the pavers on the tennis deck.



The expansion joint in the planter in the east south corner was installed, Blue coast waterproof the area and it is going to have the pavers so we will open the stairs for the tennis players



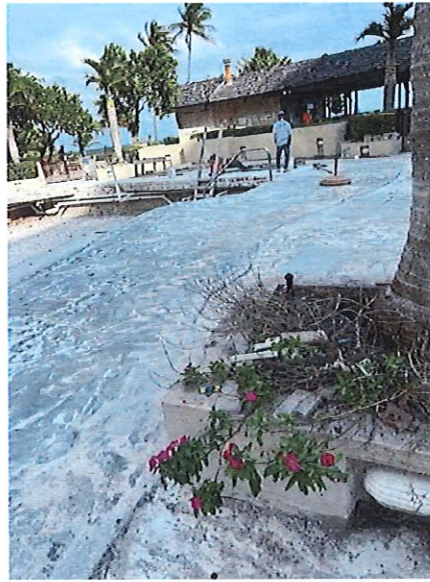
The electrician is installing the poles and the fixture on top to illuminate the landscaping. Most of the planters already have the rocks and soil.
We are going to paint the planters once all the soil is in place.



A pool and A pool deck:

Blue Coast removed the waterproof on the deck and the concrete restoration is almost done. We still need to replace the drains.

Spado pool construction's engineering is finalizing all the drawings and calculations for the new pool. Once it is approved by our engineers on record ACG and the city, they are going to start building the new pool.



Pool Fence:

The fence is about 70% done, once it is done, we will need the approval from the city and Van Kirk will start working on the pool plaster.

We have a delay in the fencing since ACG is asking to have a pole test on the fencing and they need to provide the drawings for the installation in the pavers and on the grass area.





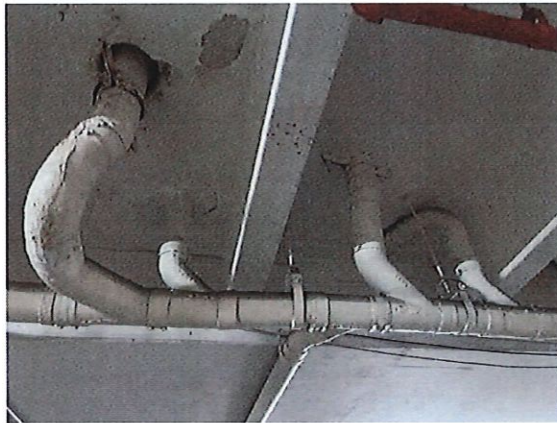
There are parts of the fence too close to the pool so we needed to bond the fence. The electrical bonding was done this week. We are going to put the pavers back on the deck.



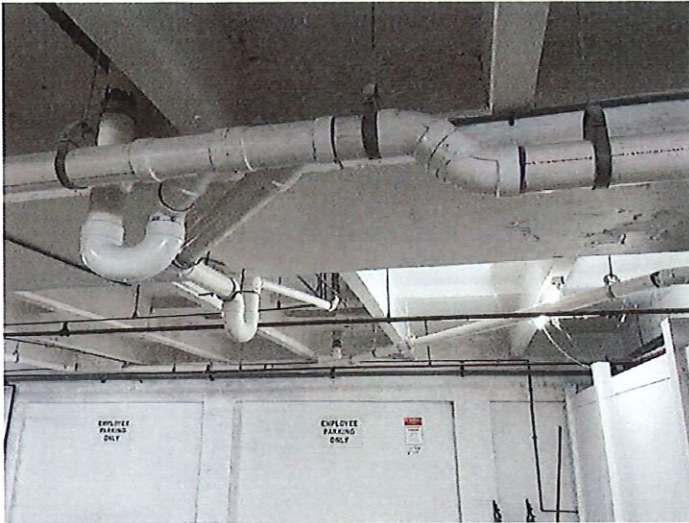
Maintenance work:

Jonathan and the maintenance team replaced the "A" Cabana sewer piping, we are trying to do as much work in-house as we can. They did an **excellent** job. We are going to continue with C cabana. We replaced the cast iron pipes for PVC pipes.

Before:



After:



Blue coast takes the opportunity to fix the concrete under the cabana while we were doing the sewer pipe replacement.



We replaced an old regular drain for a bi-level drain inside the cabana, still working on it.

Gas grills

The refractory stones for the roaster (that we don't use) were broken, so the maintenance team replaced it with a stainless steel plate. Work still in progress.

