

## Manager's Recap for the Month of September 2023

- Waiting on price for Section 25/26 call box replacement.
- Sec 25/26 curbs repaired.
- Replaced 4 ton complete HVAC unit at the Gym.
- All pools are now closed for the season.
- N Firethorne Clubhouse AC for the office side of building not cooling: has leak at the evaporator coil, Capacitor unit weak, condenser coil needs to be deep cleaned;
- Recommend to replace coil and outdoor unit due to age and conditions. Waiting quote.

Deed Restriction drive of the community:	September 2023
This Month: Trash Cans	213
Trailers/Campers/RV	8
Tree Swings	2
ARC APP	2
Denied ARC APP	2
Attorney	1
Lack of Landscaping/Yards	10
Basketball Goals	1
Roof	1
Inoperable Vehicles	1
Gravel in place of Mulch	2
Garage Doors	1
Debris	1
Fence	3
Tree Limbs	9

Armored Truck	1
Semi-truck cab	1

- **MAILED APPROXIAMTELY 32 VIOLATION LETTERS THIS MONTH**
- **NEWSLETTER REMINDER THAT CAN WATER YARD 3 X'S PER WEEK AND REMOVE DEAD PLANTS AND REPLACE**

- Additional gas line at S. Firethorne Clubhouse for the generator scheduled with CenterPoint.
- The water wheel at Clubhouse has been repaired. Will set up a quarterly inspection to keep it in working order.
- Ice machine at the S Firethorne Clubhouse serviced due to overheating.
- Annual Fire Alarm inspection done at the S. Firethorne Clubhouse.

Need to replace fire alarm panel due to a fault caused by ZONE 9 which will not clear even when a resistor is put directly on output zone. Trouble still remains when it should clear. Will have replaced.

- Replaced kitchen lights at the Clubhouse with LED lights. 6 of the 8 were out.
- Standing See saw repaired at main playground.
- Sport's Field Light replacements ordered.
- Repair made to areas around drainage gills due to areas around it sinking in. Added truck load of sand and dirt

- Gate to outdoor restrooms scheduled for repair. Welded foot has come undone from the post. When fob system releases the post is compromised.
- Off-duty deputies will continue through the end of the month to patrol the pool area at night.