

**EAST LAKE WOODLANDS COMMUNITY ASSOCIATION, INC.**  
**Manager's Report**  
**February 19, 2019**

**Meetings Attended and/or Visits to Property:**

- 1-21 Landscape/PSA Inspection On Site
- 1-22 Meeting with Senior Management – Allied Universal – M&A Office
- 1-22 Meeting with PlateSmart and Asset Security at North Gate
- 1-24 Meeting with Aquatic Systems – M&A Office
- 1-28 Pinewinds Drainage Inspection on site
- 1-29 Meeting with Expert Attorneys – M&A Office
- 1-31 Meeting with Paul Burmeister and Alex re website – M&A office
- 2-1 Florida Friendly Landscape Seminar - Largo
- 2-5 Meet with Susan re East Lake Water – M&A Office
- 2-6 Drainage – Inspection of Silverthorne Pond with Tom & Cary
- 2-8 Meet with Dick Corrigan to gather documentation
- 2-8 Meet with Kevin Hiller re Landscape Contract
- 2-12 Landscape/PSA Inspection On Site
- 2-12 Meet with Accounting, Susan and Connie re invoicing
- 2-13 Meet with Spectrum, Dave Harns, Asset Security & Tardiff all morning
- 2-13 Controlled Access Meeting
- 2-14 Sidewalk Inspection with Chuck and Bruce Berger

**Homeowner Inquiries/Responses/Mailings:**

- Cecily Graska regarding damage to vehicle by Sunflower gate
- Several calls regarding non-functioning bar codes
- Storm drain property damage at Woodlands Estates by moving van
- Several e-mails from Bruce Berger and Paul Peiffer re Cross Creek/Preserve channel
- Quentin Knight re: Eagle Project
- Intent to Run for Board letters mailed to entire community
- E-mails to Cypress I to set up meeting
- Inquiry from Cluster IV re outstanding drainage projects
- Inquiry from Trudy Miner Cypress I re blinking lights at stop signs
- Inquiry from Craig Holms re: pond behind his home – ClubCorp
- Inquiry from Cross Creek – Palumbo re: pond erosion
- Request for rules and regs on no parking within streets
- Request for contact information for other boards to learn how they deal with various situations
- Inquiries regarding special assessment for transfer of title

### **Vendor/Government Inquiries:**

- Follow up with Landscape Lighting Masters on North Gate
- Reach out to attorney regarding renewal of PCSO contract
- Obtain warranties from Amen on A/C units in Guard House
- Pinellas Traffic Engineering re marking of turn lanes
- Correspondence with ClubCorp re: drainage issues
- Sent PCSO golf cart rules and regs for enforcement
- Reached out to Spectrum, Tardiff, Asset and Harns re completion of gate Wi-Fi and camera project
- Replacement of No Parking Sign with island sign at guardhouse
- Order Park Closes at Dusk sign
- Work orders for broken street lights and relocation of bike rack

### **Gates:**

- No further action yet taken on gate claims – awaiting invoices
- Bar code scanners at Metro and SunTrust intermittent – Metro bar code scanner hit
- Issues with telephone lines
- Walmart inbound gate jumping track
- Awaiting outbound gate at Walmart
- Sunflower outbound damaged but working – bottom tube smashed

### **Documentation Creation/Revisions:**

- Prepared listing of East Lake Water contracts
- Revised Post Orders
- Prepared listing of recipients for CyCop and PlateSmart University courses
- Revised numerous contract lists for management companies and presidents

### **Proposals (to be covered by Committee Reports):**

#### **Roads (Jaime has these):**

- Arrow
- Florida Pavement
- Driveway Maintenance

#### **Drainage:**

- AMI – Preserve Bank Repair - \$6885 – sent to ClubCorp

**Gates:**

- Hard-wiring of Blinking Lights
- ODI – build new 16' slide gate to have on hand - \$3650
- Approval of Signage for SunTrust gate – Narrow Gate/No Commercial Vehicles 3x2 with reflectors
- Magnetic Signs and Letters – Rick get quote

**Landscaping (Debi has these):**

- NC – Brazilian Pepper along ELW Pkwy from Greenhaven III to Greybrooke Place - \$6,500
- NC – Brazilian Peppers and palmettos along ELW Pkwy from golf course parking lot to Woodlands Blvd. - \$10,500
- NC – Brazilian Peppers along ELW Pkwy from Greenhaven II to beginning of sidewalk on wet side - \$4,600
- NC – Remove 4 camphor trees along wall on Tampa road - \$3,900
- NC – structural elevation on Sunflower Drive from ELW Pkwy to baseball field - \$5,400
- Liberty – Island Bed Woodlands Parkway and Holly Hill – tear out and remove mulch, Floratam sod, peanut plants - \$4,803.00
- Liberty – Turtle Creek Island – 2 options - \$1,825 and \$3,215