

Manager's Report January 5, 2010

Today we have 775 spaces full, 649 owners and 126 renters. Last year at this time we had 696 owners and 120 renters for a total of 816. We are running a bit behind last year, but we will probably catch up after today. We did register 92 yesterday.

It is 2010 already. I want to wish you all a healthy and prosperous New Year.

A water leak only fourteen inches from the base of the center main pole for the WiFi was discovered on Thursday, New Year's Eve by a resident. I called Tom the plumber right away so he could diagnose the problem. It turned out to be a serious leak. Because of the New Year's Eve celebration, we decided not to turn the water off to the whole complex right away. Tom monitored the leak all day Friday and made the determination to turn the water off at 4:00 am Saturday. Because of the close proximity to the WiFi pole, he was worried that the water would undermine the pole and cause it to fall possibly damaging property or people. So early Friday morning Larry Martin came out to take the radios off the pole so they would not be damaged when the crane removed the pole. On Saturday, after digging to determine exactly what was leaking, Tom decided that the pole didn't have to come down after all. That is both the good news and the bad news. Good news because it saved us a lot of money and bad news because the WiFi was down until this morning. . It was indeed our good fortune that Larry removed the radios as the pole settled into the sleeve about two feet. That drop alone would have ruined the radios. It was a terrible inconvenience to our residents and I am sorry. Larry Martin was in California with his family. As soon as he returned, he came out and fixed the WiFi.

The New Year's Eve Party went on as scheduled. Jan reports that we had the most people we've ever. I'm glad we had the restrooms open and usable. Chapel was able to proceed even with no water. They are such a resourceful group.

On December 21, I meet with a group of Pet City residents to address their concerns about the retention area. I have been working on some of their suggestions for the past two weeks. We will all meet again next Monday, January 11 to discuss how it is going.

Over the Holidays the Silversmith Shop had their floors cleaned and waxed. We also replaced some of the ceiling tiles that were stained from old leaks. The shop looks great. So does the beautiful jewelry they make!

We have had reports of more leaking risers. As more and more people arrive and turn on the water, more leaks are discovered. Please report these leaks to the office. Little drips add up and we do want to save water again this year.

We are making some strides keeping our recycling area cleaned up. Thanks to volunteers who are helping with signs, monitoring the bins and helping to clean up around them. We do need to remember to break down the cardboard boxes before they are placed in the bins. Only paper and cardboard go in the yellow bins and all other recyclables in the green bin. I did see the truck

