

## Manager's Report

5/17/2018

**Landscape:** The mulch has been ordered for the entire community, once Gulf Breeze receives our deposit they will schedule an install date.

**Audit:** The Year End Audit started late last week, Once the accountants are through and finalize the Financial Statements (Late June) a copy will be mailed to each resident.

**Turrets:** After last months discussion and the Board receiving the 3 quotes, we fell it is best at this time to put it on hold and incorporate the expense into next years budget.

**“Lake” Shoreline vs Canal Shorelines:** There is a big difference in the shoreline of our “Lake” and the shorelines along the other 2 other water ways. The “Lake” is common property and serves a purpose to the majority of the Club. This retention pond receives our storm water runoff and the R/O reject water that is discharged. Please remember the Club owns about 5 feet of area around the “Lake” also.

The other 2 water ways are owned by the homeowners and/or the county. The county regulates what can or cannot be put along that water way. Those banks are not common property, therefore the only requirement KGC has when putting in seawalls or a dock on those waterways is the alterations request form. This is just so that we can make sure you are within your “property lines”, the county still must issue a permit for the work being done.

**Lake Alligator:** The gator trapper has informed me that during mating season they do not want to relocate the alligators unless they are aggressive towards humans. Usually as long as humans are not feeding them (which is against the law) they are more afraid of humans. When living on the water in FL these are issues you must deal with. He loves to sunbath on the banks so if you are going out back or have guests, especially with small children please make sure you are careful. If possible after mating season we can try again to have the trapper come and remove him from our “Lake”.

**Hurricane Prep:** We are currently reviewing our procedures for before/during/after a hurricane. Last year was a big eye opener that we had hurricane amnesia. I recently took a continuing ED class and hurricane prep was the topic. They gave us many ideas of how to prepare our community each year to make the process smoother. We will have a handout of office/staff procedures as soon as we can get it together. It will have information like once the county issues a mandatory evacuation, when will the Sewer and Water plants be shut down, when will the staff no longer be on property, when will the office reopen after the storm or where will the mobile office be located etc.... Please note that during Irma last September we had quite a few no no's that I would like to not happen again if we are threatened or impacted by a hurricane in the future.

**Summer Projects List:** This week Diana, Rocky, Rich, Greg and Myself walked the common areas of the property to find ways to improve or fix things this summer. We have about 2 pages of things we found that could be improved, some will be contracted out and others will be completed by Rich and/or Greg. They include things such as deep cleaning of rooms, touching up paint, to even sprucing up around the tennis courts with new rock etc. This list will keep Rich and Greg very busy this summer.